



# West Sussex Waste Local Plan

April 2014



**west  
sussex  
county  
council**



**South Downs**  
National Park Authority

---

Working in Partnership

---



West Sussex County Council and  
South Downs National Park Authority

# West Sussex Waste Local Plan

April 2014



Working in Partnership





# Executive Summary

## Chapter 1: Waste

West Sussex County Council and the South Downs National Park Authority (SDNPA) (the 'Authorities') have worked in partnership on the preparation of the West Sussex Waste Local Plan. The Plan covers the period to 2031 and is the most up-to-date statement of the Authorities' land-use planning policy for waste. It provides the basis for making consistent land-use planning decisions about planning applications for waste management facilities.

West Sussex County Council and the South Downs National Park Authority adopted the West Sussex Waste Local Plan on Friday 11 April 2014 and Tuesday 25 March 2014 respectively. Upon adoption, it became part of the statutory 'development plan' for West Sussex, including the part of the South Downs National Park within the County. Planning applications must be determined in accordance with the statutory development plan unless material considerations indicate otherwise.

## Chapter 2: Waste in West Sussex

The Plan provides the background to waste in West Sussex including the types of waste, roles and responsibilities in waste management, assumptions about waste arisings, current waste management capacity within the County, the importation and exportation of waste, capacity shortfalls, and the implications for the Plan.

Progress has been made on the provision of new and more waste management facilities, including those being provided in connection with the County Council's contracts for recycling and treating municipal waste. There remains, however, a need for further new facilities (additional capacity of approximately 0.68mtpa to 2031) for the transfer, recycling, and treatment of commercial and industrial waste and construction, demolition and excavation waste.

These new private facilities will be essential to a more sustainable approach to dealing with waste in the County given the decline in the reliance on disposal to land and to achieve the aspiration of 'zero waste to landfill' by 2031. These new facilities are also necessary to achieve net self-sufficiency in managing the waste generated within West Sussex. It should be noted that private sector businesses (and, therefore, commercial considerations) will determine whether facilities will actually be built and what types of technology will be used.

## Chapter 3: Spatial Context

West Sussex is a predominantly rural county and overall, nearly 90% of the population live in the twenty-four main towns and villages that are located mainly along the coast and in the east and north-east of the County. The main businesses are also located in these areas.

The geology of West Sussex affects the suitability of areas for certain waste facilities, in particular landfill. Geology is also a major factor determining the character and appearance of the County. This in turn results in environmental constraints on the location of new development; for example, the South Downs National Park runs through the County and there are two Areas of Outstanding Natural Beauty (AONB). There are also international and national nature conservation designations as well as

regionally and locally designated sites. Issues relating to the water environment are of particular relevance, including flood risk and hydrogeology.

## **Chapter 4: Strategy and Policy Context**

European, national and regional policies and strategies set the context for the preparation of this Plan. The policies of the Plan must be consistent with European and national strategies and policies, particularly the new National Planning Policy Framework and Planning Policy Statement 10: 'Planning for Sustainable Waste Management'.

Other local policies and strategies must also be taken into account including the Sustainable Communities Strategy for West Sussex, District and Borough Council policies and strategies (including their planning policy documents), the West Sussex Transport Plan, the waste management initiatives, and the management plans for the South Downs and AONBs.

West Sussex is adjoined by Hampshire to the west, Surrey to the north, and East Sussex/Brighton and Hove to the east. In keeping with the 'duty to cooperate', the Authorities are continuing to engage with adjoining waste planning authorities and those elsewhere to ensure that a consistent approach is taken to waste planning and that planned provision of waste management is co-ordinated, as far as is possible, whilst recognising that provision by waste industry is based on commercial considerations.

## **Chapter 5: Vision and Strategic Objectives**

The Authorities want the waste that is generated in West Sussex to be dealt with in a sustainable way. To that end, the current network of waste management facilities will be safeguarded and the provision of suitable and well-located new facilities will be enabled to maximise opportunities to reuse, compost, recycle, and treat waste. This new provision will take place in ways that support social and economic progress, protect local communities and protect and enhance the special character and environment of the County. Overall, there will be a continuing decline in the reliance on disposal to land and the aspiration is that there will be 'zero waste to landfill' by 2031.

The broad aims of this vision are supported by strategic objectives; seven specific to waste and seven general objectives.

## **Chapter 6: Strategies and Use-Specific Policies**

This chapter sets out the strategies for addressing the key waste issues and challenges that have been identified in West Sussex. The strategies enable the Vision to be achieved and the strategic objectives to be delivered. The use-specific policies (W1-W9) within this Chapter take forward the relevant strategies. Designations referred to in the policies are identified on the Key Diagram.

Each section covers a separate issue and has the following structure: the relevant strategic objective or objectives; the strategy; the policy (bold text in boxes); the supporting text; and implementation and monitoring.

In broad terms, with regard to capacity for the transfer, recycling, and treatment of waste, the strategy is to achieve net self-sufficiency by safeguarding existing waste management capacity, allocating strategic sites for new facilities to meet shortfalls in capacity and to enable other suitable sites to come forward.

With regard to disposal to land (both landfill and landraise), the strategy is to plan for a declining amount of capacity over the plan period so that there is 'zero waste to landfill' by 2031. To this end, no provision is made to landfill waste from outside West Sussex.

## **Chapter 7: Strategic Waste Site Allocations**

The five sites allocated in Policy W10 for new built waste management facilities (including for inert waste recycling) are distributed in accordance with the spatial strategy and suitable to accommodate facilities that make a substantial contribution to delivering the required quantum of additional waste management capacity. An extension to the Brookhurst Wood non-inert landfill site is also allocated but no new non-inert landfill sites have been allocated.

The broad location of the allocated sites is shown on the Key Diagram. The boundary of each allocated site is identified on a Policy Map. 'Development principles' for each site have been identified, that is, specific issues that will need to be addressed at the planning application stage, as and when proposals come forward for the allocated sites.

## **Chapter 8: Development Management Policies**

Policies W11-W24 support the strategic objectives and supplement the use-specific policies in Chapter 6. The policies are designed to ensure that there would be no unacceptable harm to amenity, character, and the environment or to other material considerations from waste development proposals.

Each section covers a separate issue and has the following structure: the relevant strategic objective or objectives; the policy (bold text in boxes); the supporting text; and implementation and monitoring.

# Contents

<b>Executive Summary .....</b>	<b>1</b>
<b>1. Waste.....</b>	<b>7</b>
1.1 Introduction .....	7
1.2 The 'Challenge' .....	7
1.3 Purpose of the Waste Local Plan.....	7
1.4 Status of the Local Plan.....	8
1.5 Supporting Documents.....	8
1.6 Monitoring and Implementation .....	8
<b>2. Waste in West Sussex .....</b>	<b>10</b>
2.1 Introduction .....	10
2.2 What is 'Waste'? .....	10
2.3 Waste Streams .....	10
2.4 Roles and Responsibilities.....	11
2.5 Planning for Waste .....	11
2.6 Waste Forecasts.....	11
2.7 Types of Waste Management .....	13
2.8 Waste Management Capacity in West Sussex.....	15
2.9 Imports and Exports of Waste.....	16
2.10 Waste Management Capacity Shortfalls.....	16
2.11 Implications for the Local Plan .....	19
<b>3. Spatial Context .....</b>	<b>21</b>
3.1 Introduction .....	21
3.2 Population and the Economy.....	21
3.3 Geology .....	22
3.4 Landscape and Townscape Character.....	22
3.5 Biodiversity and Geodiversity.....	24
3.6 Historic Environment .....	24
3.7 Water Environment and Flooding.....	25
3.8 Transport .....	26
<b>4. Strategy and Policy Context.....</b>	<b>27</b>
4.1 Introduction .....	27
4.2 European Strategies and Policies .....	27
4.4 Regional Strategies and Policies .....	29
4.5 Local Strategies and Policies .....	29
4.6 Adjoining and Other Authorities' Strategies and Policies .....	32
<b>5. Vision and Strategic Objectives.....</b>	<b>34</b>
5.1 Introduction .....	34



5.2	Vision .....	34
5.3	Strategic Objectives .....	34
<b>6.</b>	<b>Strategies and Use-Specific Policies.....</b>	<b>38</b>
6.1	Introduction .....	38
6.2	Need for Waste Management Facilities .....	38
6.3	Safeguarding Waste Management Sites and Infrastructure .....	41
6.4	Built Waste Management Facilities.....	43
6.5	Inert Waste Recycling .....	47
6.8	Hazardous Waste and Low-Level Radioactive Waste .....	51
6.9	Recovery Operations involving the Depositing of Inert Waste to Land .	52
<b>7.</b>	<b>Strategic Waste Site Allocations .....</b>	<b>58</b>
7.1	Introduction .....	58
7.2	Spatial Strategy .....	58
7.3	Strategic Waste Site Allocations .....	59
7.4	Potential Contribution of the Allocated Sites.....	66
<b>8.</b>	<b>Development Management Policies.....</b>	<b>69</b>
8.1	Introduction .....	69
8.2	Character .....	69
8.3	High Quality Development .....	70
8.4	Protected Landscapes - South Downs National Park and Areas of Outstanding Natural Beauty .....	73
8.6	Historic Environment .....	77
8.7	Air, Soil, and Water .....	78
8.8	Flooding.....	80
8.9	Transport .....	82
8.10	Public Health and Amenity.....	84
8.11	Restoration and Aftercare.....	85
8.12	Cumulative Impact .....	87
8.13	Aviation .....	88
8.14	Waste Management within Development .....	88
	<b>Appendix A: Roles and Responsibilities.....</b>	<b>90</b>
	<b>Appendix B: Key Diagram and Policy Maps .....</b>	<b>91</b>
	<b>Appendix C: Glossary and Abbreviations.....</b>	<b>98</b>
<b>Policies</b>		
	Policy W1: Need for Waste Management Policies.....	38
	Policy W2: Safeguarding Waste Management Sites and Infrastructure .....	42
	Policy W3: Location of Built Waste Management Facilities .....	44
	Policy W4: Inert Waste Recycling .....	47

Policy W5: Open Windrow Composting.....	48
Policy W6: Management of Wastewater and Sewage Sludge.....	50
Policy W7: Hazardous and Low Level Radioactive Waste .....	51
Policy W8: Recovery of Operations involving the Depositing of Inert Waste to Land..	53
Policy W9: Disposal of Waste to Land .....	55
Policy W10: Strategic Waste Allocations.....	60
Policy W11: Character .....	69
Policy W12: High Quality Developments.....	71
Policy W13: Protected Landscapes .....	73
Policy W14: Biodiversity and Geodiversity .....	75
Policy W15: Historic Environment.....	77
Policy W16: Air, Soil, and Water .....	78
Policy W17: Flooding .....	80
Policy W18: Transport .....	82
Policy W19: Public Health and Amenity .....	84
Policy W20: Restoration and Aftercare.....	85
Policy W21: Cumulative Impact .....	87
Policy W22: Aviation .....	88
Policy W23: Waste Management within Development .....	88

## Tables

Table 1: Range of Forecasted Growth Rates (weight % per year) .....	12
Table 2: Management of Waste by Waste Stream in 2010/11 .....	15
Table 3: Built Waste Management Requirements to 2031 and Implications for the Local Plan .....	19
Table 4: Potential Contribution of Sites Allocated in Policy W10(a) .....	67

# **1. Waste**

## **1.1 Introduction**

- 1.1.1 The County Council is responsible for the preparation of local plans for minerals and waste planning in West Sussex, excluding the parts of the County that lie within the South Downs National Park. The South Downs National Park Authority (SDNPA) is responsible for the preparation of local plans for the National Park which covers minerals and waste planning amongst other land uses.
- 1.1.2 The purpose of the planning system is to operate in the public interest and provide a better quality of life for everyone, now and in the future. Local plans provide the basis for making consistent land-use planning decisions on minerals and waste development proposals, as well as taking into account other policies and programmes that influence the development and use of land.
- 1.1.3 The County Council and SDNPA (the 'Authorities') have worked in partnership on the preparation of this Plan which covers the period to 2031. The West Sussex Waste Local Plan is one of the key planning policy documents in West Sussex and it is the most up-to-date statement of the County Council's and the SDNPA's land-use planning policy for waste.

## **1.2 The 'Challenge'**

- 1.2.1 All households, businesses and industries in West Sussex produce waste. In the past, most waste has simply been buried in landfill sites. Much is already being done to reduce the amount of waste produced and to re-use or recycle waste materials wherever possible or to find some other beneficial use for the material. The continuing challenge is to introduce better, more sustainable, ways of dealing with waste to reduce the heavy dependence on landfill.
- 1.2.2 There is insufficient capacity at existing waste management facilities in West Sussex to secure the maximum recovery of waste through such means as recycling, composting, or energy generation. A number of new facilities will be needed to enable a more sustainable approach to waste management. Landfill (including landraising) is the least preferred form of waste management and the aspiration is to become a 'zero waste to landfill' county by 2031. There will, however, continue to be a need for some landfill capacity to deal with residual waste in the short and medium term before new recycling and treatment facilities come on stream.

## **1.3 Purpose of the Waste Local Plan**

- 1.3.1 The Waste Local Plan covers the period to 2031 and sets out the vision and strategic objectives. It includes strategies for waste planning and use-specific policies to deliver those strategies, together with generic development management policies against which proposals for waste development will be assessed. It also allocates strategic waste sites for new commercial facilities and includes a monitoring and implementation

framework.

- 1.3.2 As the Waste Planning Authorities for West Sussex, the County Council and SDNPA are also responsible for determining planning applications for waste management facilities. The Waste Local Plan provides the basis for making consistent land-use planning decisions about such proposals. However, the Plan does not cover all the details that may be relevant when it comes to determining a planning application. Also, it does not cover restrictions that may be imposed by other bodies, for example, Environment Agency controls over emissions.
- 1.3.3 The Government published, in March 2012, its National Planning Policy Framework (NPPF) which sets out the planning policies for England and how these are expected to be applied. At the heart of the NPPF is a presumption in favour of sustainable development. The NPPF requires that policies in Local Plans should follow the approach of the presumption in favour of sustainable development. The Waste Local Plan is based on the principles of sustainable development. This is demonstrated in the Vision and Strategic Objectives and the policies which seek sustainable solutions.
- 1.3.4 Planning law requires planning decisions to be determined in accordance with the 'development plan' unless material considerations indicate otherwise. The NPPF states that it does not change the statutory status of the development plan as the starting point for decision-making.

## **1.4 Status of the Local Plan**

- 1.4.1 West Sussex County Council and the South Downs National Park Authority adopted the West Sussex Waste Local Plan on Friday 11 April 2014 and Tuesday 25 March 2014 respectively. Upon adoption, it became part of the statutory 'development plan' for West Sussex, including the part of the South Downs National Park within the County. Planning applications must be determined in accordance with the statutory development plan unless material considerations indicate otherwise.

## **1.5 Supporting Documents**

- 1.5.1 The Background Document to this Plan provides information about a range of background material including published Government guidance, background papers, and technical reports.
- 1.5.2 A Sustainability Appraisal (SA), incorporating the requirements of the European Union (EU) Strategic Environmental Assessment (SEA) Directive, was carried out to inform the Plan's preparation and to ensure that environmental and other concerns are fully integrated.
- 1.5.3 Information about the evidence that supports this Plan is available on the website ([www.westsussex.gov.uk](http://www.westsussex.gov.uk)) and on request from the Authorities.

## **1.6 Monitoring and Implementation**

- 1.6.1 The policies and site-specific allocations included within the Plan will mainly be implemented through the development management function of the

Authorities. However, some of the policies will be implemented through on-going dialogue with the district and borough councils within the County which takes place through established work practices.

- 1.6.2 Implementation of the Waste Local Plan will be monitored and captured in the Authorities' Annual Monitoring Reports. If the monitoring identifies any significant divergence from a trend or target required, some intervention by the Authorities will be required. The trend/targets and intervention levels for each policy are set out within an 'implementation and monitoring box' in the supporting text for each policy. Any intervention will seek to establish the reason or reasons for the divergence and, as a consequence, a review of the evidence base, a specific policy or policies, or the Plan as a whole may be required.

## **2. Waste in West Sussex**

### **2.1 Introduction**

- 2.1.1 The following sections provide the background to waste in West Sussex including the types of waste, roles and responsibilities in waste management, assumptions about waste arisings, current waste management capacity within the County, the importation and exportation of waste, capacity shortfalls, and the implications for the Plan.
- 2.1.2 The data is taken from the latest waste forecast, 'West Sussex waste forecasts and capacity review 2013' (Ricardo-AEA, March 2013). The Authorities will review and update the data annually.

### **2.2 What is 'Waste'?**

- 2.2.1 Waste is legally defined at the point where it arises as any substance or object in the categories set out in Annex 1 of the EU Waste Framework Directive 2008 which the holder discards, or intends or is required to discard. Materials that are technically 'waste' are, however, increasingly being seen as a potential resource for use in manufacturing or other processes. Such an approach helps to reduce the amount of waste requiring disposal.

### **2.3 Waste Streams**

- 2.3.1 There are many types of waste and the definitions used can be confusing. In general, waste comes from the following 'streams':
- Municipal Solid Waste (MSW): any waste that is disposed of by householders and collected by the waste disposal authority (WDA), such as waste from public gardens and public bins. It accounts for about 22% (433,000 tonnes) of all waste generated in West Sussex (2010/11). Some of the waste is managed via the C&I waste stream; to avoid double counting, a value of 403,00 tonnes has been used to estimate future arisings;
  - Commercial and Industrial (C&I waste): waste from shops, industrial and business premises; this covers a wide range of waste types from waste food to waste packaging. It accounts for about 31% (605,000 tonnes) of all waste generated in West Sussex (2010/11);
  - Construction, Demolition and Excavation Waste (CDEW): 75% of which is inert material such as soils, concrete, and rubble. Much of it can be recycled on-site on a temporary basis using mobile plant. It accounts for about 48% (949,000 tonnes) of all waste generated in West Sussex (2010/11);
  - Special/Hazardous: waste which has hazardous properties or requires specialist techniques to avoid handling or disposal problems. About 30,400 tonnes arose in 2010, of which around 25,000 tonnes was exported out of the County. It is included within either the above C&I or CDEW arisings;

- Agricultural Waste: there is no published data for West Sussex. However, 98% of agricultural waste produced in the South East in 2003 was manure, slurry, or straw. The remaining 2% was other waste such as packaging, plastic sheeting, chemicals, and tyres; and
- Wastewater: there is no published data for West Sussex. In the United Kingdom (2010), 81% of sewage sludge was reused through spreading on farmland (79%) or other techniques (2%) and 19% was disposed of (18% was incinerated).

## 2.4 Roles and Responsibilities

- 2.4.1 Within West Sussex there are a number of organisations that are involved in planning for waste, the management of waste, and the regulation of waste. The different roles of the organisations and their responsibilities are outlined in Appendix A.
- 2.4.2 This Plan is concerned with the role of West Sussex County Council and the SDNPA as the waste planning authorities (WPAs) covering West Sussex.

## 2.5 Planning for Waste

- 2.5.1 The Authorities have to make adequate provision for the management of all 'controlled wastes' in West Sussex (which does not include all the waste streams outlined above). In policy terms, waste can be divided into two main types (based on the characteristics of the waste) that overlap with the waste streams:
- non-inert waste: is potentially biodegradable. It may undergo significant physical chemical or biological change, for example, if deposited at a landfill site. Much household, commercial and industrial waste falls into this category. It is sometimes referred to as 'non-hazardous' waste.
  - inert waste: does not normally undergo any significant physical, chemical or biological change. It may include materials such as rock, concrete, brick, sand, soil or certain arisings from road building or maintenance. Much construction, demolition and excavation waste is inert.
- 2.5.2 The Authorities have to plan for 'hazardous' waste which is defined by regulations and may be harmful to humans; much hazardous waste was previously referred to as 'special waste'. They also have to plan for wastewater and sewage sludge.

## 2.6 Waste Forecasts

- 2.6.1 In order to ensure that there is adequate provision for the management of waste, the WPAs needs to determine how much waste is being produced now and how much waste is likely to be produced in the period to 2031. Forecasts have been prepared that cover MSW, C&I waste (including hazardous waste), and CDEW.

## Growth Rates

- 2.6.2 Assumptions have been made about likely rates of growth for the different waste streams. A number of different factors, including planned housing growth, the impact of the current economic recession, and the impact of waste reduction initiatives were taken into account in the development of an average growth per year between 2012 and 2031. The base case growth rate is an assessment of what is most likely to happen.
- 2.6.3 However, to ensure that the assessment of the requirement for future waste management capacity was robust, lower and higher growth rates were also produced:

**Table 1: Range of Forecasted Growth Rates (weight % per year)**

Waste Streams	Lower	Base Case	Higher
Municipal Solid Waste	-0.5%	0%	+0.5%
Commercial Waste	-1.0%	0.0%	1.0%
Industrial Waste	-2.0%	-1.0%	-1.0%
Construction, Demolition and Excavation Waste	0.0%	0.0%	0.5%

## Waste Arisings to 2031

- 2.6.4 The forecasted arisings for each waste stream over time are calculated using the projected total arisings for 2010/11 and the yearly base case growth rates assumed for each stream. The forecasted arisings between 2010/11 and 2031/32 for each waste stream are as follows.
- Municipal Solid Waste: 0.40 million tonnes per annum (mtpa), 8.46 million tonnes (mt) in total;
  - Commercial Waste: 0.51mtpa, 10.80mt in total;
  - Industrial Waste: declining from 0.09 to 0.07mtpa, 1.73mt in total;
  - Construction, Demolition and Excavation Waste: 0.95mtpa, 19.93mt in total.
- 2.6.5 Under the 'base-case' (most likely) waste growth scenario, it is estimated that the amount of non-inert waste from MSW and commercial waste to be managed each year will reduce from the current amount of 1.01mtpa in 2010/11 to 0.99mtpa by 2031. As the base case models 0% growth for both MSW and commercial waste over the plan period, the reduction reflects the assumed decline in industrial waste arisings. It is assumed that CDEW will remain at the current amount of about 0.95mtpa over the plan period. In total, it is estimated that the amount of waste that will be produced each year in West Sussex will reduce from 1.96mtpa in 2010/11 to 1.94mtpa in 2031.
- 2.6.6 Under the lower growth rate scenario, the total amount of waste that is likely to be produced each year in West Sussex will reduce from 1.96mtpa in 2010/11 to 1.79mtpa in 2031. Under the higher growth rate scenario, the total amount of waste that is likely to be produced each year in West



Sussex will increase from 1.96mtpa in 2010/11 to 2.20mtpa in 2031. The Plan is flexible enough to allow for both the lower and higher growth rates to be achieved. In particular, contingency is made to enable additional capacity to come forward to address the shortfalls arising if there is higher growth (see Section 2.11).

- 2.6.7 In order to ensure the adopted Plan can be updated and reviewed in line with the requirements of NPPF; the Authorities are committed to monitoring future waste arisings. Previously, national and regional surveys of waste arisings have been available. In the absence of any commitment to such data collection activities by the national government, the Authorities are committed to working with appropriate neighbouring authorities and or through the South East Waste Planning Advisory Group, to examine waste arisings.

## 2.7 Types of Waste Management

- 2.7.1 In general terms, waste management facilities can be grouped as follows: transfer; recycling (including composting); other recovery (including treatment); and disposal. The following section outlines the types of facility that come under those headings but should not be seen as definitive as other types/technologies may come forward over the plan period.

### Transfer

- 2.7.2 This category covers facilities involved in the storing, sorting, bulking, and onward movement of waste. Some facilities may deal with both transfer and recycling which can make it difficult to assess how much capacity is available for the different activities.
- *Household Waste Recycling Sites (HWRS)* - permanent and mobile facilities for collection and short-term storing and bulking of mainly MSW into larger loads for delivery to recycling/treatment/disposal facilities.
  - *Waste Transfer Stations* - facilities for collection and short-term storing and bulking of mainly construction, demolition and excavation waste (CDEW) into larger loads for delivery to recycling/treatment/disposal facilities. May include some CDEW recycling.
  - *Clinical Waste Transfer* - facility for handling hospital waste, etc, for treatment/disposal elsewhere.

### Recycling and Composting

- 2.7.3 This category includes facilities that process waste materials into new products, materials, or substances. It should be noted that some general industrial facilities also process waste materials (e.g. glass, paper, plastics) into new products, materials, or substances; such facilities, however, do not need to be located in West Sussex.
- *Material Recovery/Recycling Facilities (MRF)* - facility for storing, sorting, and bulking recyclable materials to be sent to elsewhere for reuse.

- *Specialist Recycling Facility* - facility for storing, sorting, and bulking materials such as tyres, metals, etc.
- *Open-Windrow Composting (OWC)* - processing of green waste (excluding food/kitchen waste) to create a new product (compost).
- *In-Vessel Composting (IVC) Plant* - facility for enclosed processing of green waste including food and kitchen waste to create a new product (compost).
- *Anaerobic Digestion (AD) Plant* - facility for enclosed processing of green waste (including food and kitchen waste) to create new products (digestate and liquid fertiliser) and biogas to generate energy.
- *Inert Recycling* - processing of CDEW to create a new product (e.g. secondary aggregate) or soils for reuse.

### **Other Recovery (including treatment)**

2.7.4 This includes facilities that recover some value from waste materials, for example, for the generation of energy.

- *Mechanical Biological Treatment (MBT) Plant* - facility for recovering recyclable material and treatment of waste to reduce its volume, weight and biodegradable content. Organic waste is processed e.g. via anaerobic digestion. Residual may be reused (e.g. refuse-derived fuel - RDF) or sent for disposal.
- *Energy from Waste (EfW) Plant* - incineration (burning) of waste to produce energy, possibly as part of a combined heat and power (CHP) plant. The residue consists of bottom ash (which can be reused as secondary aggregate), metals that can be recycled, and other materials that, in most cases, currently need to be sent for disposal.
- *Gasification and Pyrolysis Plants* - different types of thermal treatment of waste to produce gas to be used as a fuel and residual for disposal.
- *Autoclave Plant* - facility for treatment of waste with high temperature steam to recover recyclable material. Residual may be reused (e.g. refuse-derived fuel - RDF) or sent for disposal.
- *Wastewater Treatment Works (WWTW)* - facility for treatment of wastewater, a combination of rainwater and the used water from toilets, bathrooms, kitchens, and industrial processes.
- *Reuse of Inert Waste* – much inert material is currently being reused for beneficial purposes, such as in engineering projects (such as golf courses), for landfill cover/engineering, for the restoration of mineral sites, and for agricultural improvement. This is preferable to sending it for disposal to land.

### **Disposal**

2.7.5 This includes facilities that are the bottom of the waste hierarchy and which are the least desirable in environmental terms.

- *Inert Landfill* - disposal of stable waste, e.g. inert elements of CDEW, either through landfill or landraise.

- *Non-inert Landfill* - disposal of biodegradable and other waste either through landfill or landraise. May also include the disposal of hazardous waste at specialist landfill sites or in dedicated cells at 'non-hazardous' landfill sites. Inert material is also used as daily cover and for engineering projects at such sites.

2.7.6 The use of the term 'landfill' in this Plan includes both the disposal of waste through the filling of voids (i.e. landfill) and the disposal of waste on land (i.e. landraise).

## 2.8 Waste Management Capacity in West Sussex

2.8.1 The majority of existing built waste facilities are located within or close to the main urban areas where the waste is generated. There are over 50 built waste management sites in the County, excluding small scrapyards and wastewater treatment works. Existing waste sites are listed and mapped in the Annual Monitoring Report. They include some but not all of the types of facilities outlined above.

2.8.2 In order to determine what will be needed in the future, it is necessary to set out how waste is currently being managed. This includes how much waste needs to be 'transferred' and how much is being recycled, composted, treated, or disposed to landfill. It should be noted, however, that estimating the capacity of waste facilities requires a number of judgements to be made, as there are various different sources of data that can be used which all provide different capacity estimates and there is a lack of reliable data for C&I and CDEW.

2.8.3 There is currently about 1.16mt of transfer capacity in the County (2010/11). Table 2 shows how the different types of waste in West Sussex are currently managed (2010/11), with 48% (0.95mt) of waste being recycled or composted, 20% (0.39mt) being managed in other ways (e.g. thermal treatment of C&I waste), and 33% (0.66mt) being disposed of to land.

**Table 2: Management of Waste by Waste Stream in 2010/11**

Waste Stream*	Municipal		Commercial and Industrial		Construction Demolition, & Excavation	
	mtpa	%	mtpa	%	mtpa	%
Recycled	0.17	43%	0.33	54%	0.45	47%
Other Management **	0.06	14%	0.08	14%	0.22	23%
Landfilled	0.18	43%	0.20	32%	0.28	30%
<b>Total</b>	<b>0.40</b>	<b>100%</b>	<b>0.61</b>	<b>100%</b>	<b>0.95</b>	<b>100%</b>
* Some totals may not match due to rounding.						
** For MSW this includes out-of-county treatment that may constitute landfill.						

## **2.9 Imports and Exports of Waste**

- 2.9.1 'Self-sufficiency' has been a feature of recent guidance, that is, that WPAs should plan for waste management sufficient capacity to deal with the waste arisings in their areas. There is, however, an increasing recognition of the fact that the movement of waste is based on commercial decisions that do not respect political boundaries. Private waste companies, especially the larger ones, are likely to take a national or a regional view on the location of their facilities and do not necessarily look at West Sussex as a discrete and self-contained market. Consequently, there is a need to look at the cross-boundary movement of some waste streams and to look at opportunities for the management of waste that may lie outside the WPA's area.
- 2.9.2 Although the majority of waste arising in West Sussex is sent to locations within the County or to nearby sites in neighbouring authorities, some is transported to facilities elsewhere within the region, and some to sites outside the region. Due to transport costs, waste will only usually be transported to another county if there are strong commercial reasons to do so, for example, if there is a waste site in another county which is actually closer to the source of waste, or if there are no facilities within the County to deal with that particular waste type. C&I waste travels further than CDE which tends to stay local due to the costs of transportation. Compost tended to be sourced and used locally.
- 2.9.3 The data suggests that West Sussex is currently (2010) a net importer of waste as a whole across all waste streams; c.680,000 tonnes imported compared to c.240,000 tonnes exported. The majority of movement is with the adjoining waste planning authorities (Hampshire including Portsmouth and Southampton, Surrey, and East Sussex including Brighton and Hove); c.540,000 tonnes imported into West Sussex compared to c.160,000 tonnes exported. The County is a net importer of waste from the rest of the South East and other parts of the United Kingdom; c.130,000 tonnes imported compared to c.75,000 tonnes exported.
- 2.9.4 The majority of the waste that has been imported into West Sussex is landfill; with net imports of c.310,000 tonnes from adjoining areas and c.44,000 tonnes from elsewhere in the UK. It should be noted that the amount of waste imported for landfill will decline over the first part of the plan period partly because disposal at Horton landfill ceased in August 2011 and permitted capacity at the two remaining non-inert landfill sites (Brookhurst Wood and Lidsey) will reduce over that period. The exportation of waste from other areas for landfilling in West Sussex will also decline as new recycling and treatment facilities come forward within those areas.

## **2.10 Waste Management Capacity Shortfalls**

- 2.10.1 Progress has been made on the provision of new and more sustainable facilities, including those being provided in connection with the Recycling and Waste Handling Contract (RWHC) for recycling MSW and the Materials Resource Management Contract (MRMC) for the treatment of MSW. There remains, however, a need for further new facilities for the transfer, recycling, and treatment of other waste streams. These new private

facilities will be essential to a more sustainable approach to dealing with waste in the County and to move away from the current reliance on landfill. These new facilities are also necessary to achieve net self-sufficiency in managing the waste generated within West Sussex (see paragraph 5.3.4).

2.10.2 In order to assess future waste management capacity requirements, a number of scenarios were developed. This allowed detailed consideration of the impact of a range of recycling and treatment targets on waste arisings throughout the plan period. In summary, the scenarios are:

- Scenario 1- Current levels of recycling for both MSW and C&I waste continue through the Plan period;
- Scenario 2- Current levels of recycling for MSW remain, but a small increase in recycling for C&I waste occurs;
- Scenario 3- Increases in recycling levels for MSW and a greater increase in recycling of C&I waste occurs.

Each scenario also considered the implications of waste growth at a base level (a) and higher growth (b) over the plan period.

2.10.3 The following information breaks down the future waste capacity requirements of Scenario 3 under both base case waste growth and also higher waste growth. This is the Scenario that the Authorities consider is the most likely to occur during the Plan period.

### **Transfer**

2.10.4 There should be sufficient capacity for dealing with MSW through existing Household Waste Recycling Sites and through the existing MRF at Ford. There may be a capacity shortfall primarily for CDEW but also for some C&I waste but this depends upon the location of new recycling and treatment facilities. There may, however, be some spare capacity for dealing with C&I waste at the Ford MRF.

2.10.5 If higher waste growth rates are achieved, there would be an overall need for an additional 0.14mtpa of transfer capacity for all streams.

### **Recycling**

2.10.6 The evidence suggests that there will be limited additional material available for *open-windrow composting* and, therefore, no strategic need for new capacity.

2.10.7 There is an anticipated shortfall in combined MSW and C&I recycling of 0.17mtpa, with 91% expected to be originating from C&I (although the MSW waste stream seems to have spare capacity for recycling). A proportion of this additional capacity will be required to treat organic waste (estimated at around 0.05mtpa). Therefore, technologies such as IVC and AD may be required although this could be met by the headroom at the Brookhurst Wood MBT facility. It is also expected that a significant proportion of the additional recycling will take place using on-site segregation which would reduce the need for sorting facilities. However, this will be dependent on the nature of the recyclates and how they are

collected.

- 2.10.8 Under the higher waste growth rate scenario, there is an anticipated overall shortfall in combined MSW and C&I recycling of 0.27mtpa, with 86% expected to originate from C&I. The organic waste is estimated at around 0.08mtpa.
- 2.10.9 The CDEW waste stream has sufficient spare capacity for recycling. However, if higher waste growth rates occur, there would only be a need for an additional 0.003mtpa of CDEW recycling capacity; which is likely to be met through recycling by mobile plant or recycling at waste transfer stations.

### **Other Recovery (including Treatment)**

- 2.10.10 There should be sufficient capacity for dealing with MSW through the new MBT at Brookhurst Wood, the construction of which was completed in June 2013, and is currently undergoing testing before becoming fully operational later in 2014. There is, however, the need for an additional 0.07mtpa of capacity to deal with C&I waste; most of this need could be met by the headroom at the MBT. If higher growth rates occur, there is an anticipated overall shortfall of 0.09mtpa of recovery capacity.

### **Residual waste requiring management following recycling and treatment**

- 2.10.11 In addition to the provision of additional built capacity as outlined above, there would still be a need for additional landfill capacity to manage the residual waste arisings in the County; provision of such capacity would be necessary to achieve net self-sufficiency. Depending on how much inert waste is recycled and reused, there is a theoretical shortfall in new *inert landfill* capacity of 1.2mt over the plan period. Although, there is limited inert landfill capacity within West Sussex at present, large amounts of inert waste is currently being used for beneficial purposes (i.e. recovery) such as for quarry restoration and landscape projects. Evidence suggests that current inert recovery capacity totals 3.8mt which provides sufficient space for future inert waste arisings. This trend is anticipated to continue in future and, therefore, there is no need for new inert landfill capacity to be allocated within this Plan.
- 2.10.12 Depending on how much non-inert waste is recycled, composted, or treated, there is the potential need for up to 0.61mt of new *non-inert landfill* capacity over the plan period (if higher growth rates occur) although the need could be 0.47mt. However, much will depend upon the impact of increases in landfill tax and other measures to 'encourage' investment in new private recycling and treatment facilities.

### **'Zero Waste to Landfill'**

- 2.10.13 The aspiration is that West Sussex has 'zero waste to landfill' by 2031; 'zero waste to landfill' is defined in this Plan as the disposal to land (via landfill or landraise) of less than 3% of the waste arising in the County. This means that there needs to be sufficient recovery capacity to treat the residual non-inert waste arising in West Sussex that would be sent for disposal to land

either within the County or potentially elsewhere. To achieve this aspiration, additional facilities providing for a total of 0.16mtpa of treatment capacity would be required. It is assumed, for the purposes of this Plan, that this additional capacity would be provided by an 'energy from waste' plant(s) that would mainly deal with rejects from recycling and recovery treatment; it should, however, be noted that the Authorities are not planning the delivery of such a facility or seeking to prescribe to the private sector that such a facility must be built. If higher growth rates occur, an increase in additional capacity of 0.18mtpa would be required to achieve zero waste to landfill.

## 2.11 Implications for the Local Plan

2.11.1 In seeking to make adequate provision for the management of all 'controlled wastes' arising in West Sussex, the Authorities need to plan for the delivery of an increase in built waste management capacity so that the objectives of 'net self-sufficiency' and 'zero waste to landfill by 2031' can be met. Table 3 summarises the potential additional capacity required for transfer, recycling and recovery using the maximum shortfalls for each under Scenario 3 (see Section 2.10). As a contingency, the figures do not assume that any 'headroom' at the Ford MRF and the Brookhurst Wood MBT which have been constructed under the County Council's waste management contracts, will be available for non-municipal waste (even though the latter has been included within Scenarios 1-3). As a further contingency, the table factors in the additional need if there is higher growth than currently anticipated (even though the evidence suggests this is unlikely to occur in the plan period). The table also identifies the potential landtake that may be required to deliver the additional capacity (based on information in "Planning for Waste Management Facilities – A Research Study, ODPM, August 2004" - CDG38).

**Table 3: Built Waste Management Requirements to 2031 and Implications for the Local Plan**

Types of Waste Management	Capacity required for base case waste growth <sup>(a)</sup>		Additional capacity required for higher waste growth		Total additional capacity required to 2031	
	mtpa	Area (ha)	mtpa	Area (ha)	mtpa	Area (ha)
Transfer	0.00	0.0	0.14	0.9	0.14	0.9
Recycling – MSW, C&I	0.17	6.0	0.10	3.0	0.27	9.0
Recycling - CDEW	0.00	0.0	0.00	0.0	0.00	0.0
Recovery – C&I	0.07	3.0	0.02	1.0	0.09	4.0
<b>Subtotal <sup>(b)</sup></b>	<b>0.24</b>	<b>9.0</b>	<b>0.26</b>	<b>4.9</b>	<b>0.50</b>	<b>13.9</b>
Additional recovery <sup>(c)</sup>	0.16	5.0	0.02	1.0	0.18	6.0
<b>Total <sup>(d)</sup></b>	<b>0.40</b>	<b>14.0</b>	<b>0.28</b>	<b>5.9</b>	<b>0.68</b>	<b>19.9</b>

- (a) Scenario assumes no increase in recycling and excludes any 'headroom' available at the Ford MRF and Brookhurst Wood MBT facilities.
- (b) There is still a theoretical need for additional non-inert landfill capacity to achieve net self-sufficiency.
- (c) To achieve aspiration of 'zero waste to landfill' by 2031.
- (d) To achieve net self-sufficiency and zero waste to landfill by 2031

- 2.11.2 Based on the information in Table 3, the Authorities need to plan for a total increase in built waste management capacity of 0.68mtpa to 2031 (allowing for a degree of contingency) to enable the objectives of 'net self-sufficiency' and 'zero waste to landfill' to be achieved. Therefore, the strategic waste sites allocated in this Plan (see Policy W10) must be both distributed in accordance with the spatial strategy (see section 7.2) and be suitable to accommodate facilities that make a substantial contribution to delivering the required quantum of additional waste management capacity (see Section 7.4). It should be noted, however, that private sector businesses (and, therefore, commercial considerations) will determine whether facilities will actually be built and what types of technology will be used.
- 2.11.3 As noted in paragraph 2.9.3, the County Council has been a net importer of waste, primarily for landfill. In keeping with the principle of net self-sufficiency, no provision is made in the figures in Table 3 to meet the needs of adjoining authorities or authorities elsewhere in the region or the UK, particularly the landfilling of waste.



## **3. Spatial Context**

### **3.1 Introduction**

3.1.1 This chapter provides a brief outline of the key characteristics of West Sussex of particular relevance to waste planning. The extent of key areas and features is broadly illustrated on the Key Diagram.

### **3.2 Population and the Economy**

3.2.1 West Sussex covers 199,000 hectares and has a population of c.800, 000 (mid-2010 estimate) which is forecast to rise to over 860,000 by 2026 taking into proposed future housing growth. The population is largely concentrated into the twenty-four towns and villages that cover just 12% of the land area. Over 70% live in the eleven main towns and adjoining urban areas along the coast. The rural areas of the County are sparsely populated with about 10% of the population.

3.2.2 The main coastal development stretches from Bognor Regis in the west, through Littlehampton and Worthing to Shoreham-by-Sea and Southwick in the east. Chichester is further inland, in the south-west of the County. In the east, development is concentrated around Haywards Heath and Burgess Hill on the county boundary with East Sussex and in the north-east of the County around Horsham, Crawley, and East Grinstead.

3.2.3 The largest centres of population are Crawley and Worthing (around 100,000 each). Bognor Regis has a population of almost 65,000 people, and Horsham has about 50,000 people. Burgess Hill, Chichester, East Grinstead, Haywards Heath, Lancing/Sompting, Littlehampton, and Shoreham/Southwick have populations of between 25,000 and 45,000 people. The small town of Midhurst (about 5,000 people) is a centre for the rural north-western part of the County.

3.2.4 Preparation of this Plan has involved various informal consultation stages between 2008 and 2012 which have sought to engage the West Sussex community in developing its contents. Through this on-going process of engagement, the community have expressed a wide range of concerns that have contributed to development of the Plan. A number of key themes have emerged from the feedback received from the community which can be summarised as:

- transport – the impact of freight traffic on local communities that may be affected by the movement of waste to or from waste sites due to congestion, poor air quality, dust, noise and road safety issues;
- environment – the impact of development on aspects of the natural environment and loss or damage to habitats/green space and public rights of way; and
- amenity – the impact of waste development on neighbours affecting health and quality of life including the cumulative impacts on air quality and water due to pollution.

3.2.5 The area has a well-developed economy that benefits from the

environmental quality. Businesses are located in the main urban areas along the coast and in the eastern and north-east of the County. Economic development in the County is being driven by a Local Economic Partnership (LEP), 'Coast to Capital'. The mission of the LEP is to drive sustainable private sector-led growth and job creation in an area which stretching from Brighton and Hove in the south to Croydon in the north, and which embraces the Gatwick Diamond, Coastal West Sussex, and Rural West Sussex 'economic regions'.

- 3.2.6 Although the number of people employed in waste management and its direct contribution to the economy is relatively small, the private waste companies have an important role to play in supporting economic growth by providing direct services to businesses, shops and other commercial enterprises as well as providing facilities to support the reuse of waste as a resource.

### **3.3 Geology**

- 3.3.1 The geology of the County is a sequence of broad zones from the south to the north-east of the County:

- brickearth, London Clay and gravels along the coastal plain;
- the chalks of the South Downs;
- various beds forming the Upper Greensand, Gault Clay and Lower Greensand to the north of the chalk downs;
- the clay area of the Low Weald; and
- mixed area of sandstones and clays forming part of the High Weald in a triangle between Horsham, East Grinstead and Burgess Hill.

- 3.3.2 Geology is not a major factor in determining the distribution of built waste sites but it does influence the suitability of areas for landfill. There are existing non-inert landfill sites at Lidsey (north of Bognor Regis) and Brookhurst Wood (north of Horsham); tipping at Horton near Small Dole ceased in 2011. In the past, non-inert landfill sites were developed in areas that may be considered less suitable today, due to more stringent environmental controls.

- 3.3.3 The location of inert landfill sites is less constrained by geology. However, inert materials are more likely to be used for beneficial purposes, such as the restoration of mineral sites and in engineering works, or at other 'exempt sites' rather than disposed of at inert landfill sites.

### **3.4 Landscape and Townscape Character**

- 3.4.1 The geological zones relate closely to the five main nationally-defined natural character areas of the County. These broad areas range from the predominantly flat South Coast Plain; the grand sweep of the South Downs; the intricate escarpments and valleys of the Wealden Fringe; to the intimate landscapes of the Low Weald; and the wooded hills and valleys of the High Weald. Each has a unique configuration of geology and soils, biodiversity, appearance, settlement patterns, locally distinctive architecture, patterns of land use and economy, visible and perceived history, and degree of

- tranquillity which help distinguish one from another.
- 3.4.2 These five main natural character areas are broken down further into about forty character areas, representing a high level of local detail. No judgement is made about the relative worth of either the main or the smaller character areas. The character areas derive from the interaction of physical and ecological features (including geology, landform, soil and wildlife) with land use and other human activity such as farming patterns, settlement pattern and forms, building design and vernacular. Cohesiveness is described in terms of landscape character, sense of place, local distinctiveness, tranquillity, characteristic wildlife and natural features, and the nature of change within the area.
- 3.4.3 The towns and villages of West Sussex include the historic towns of national importance such as Chichester and Arundel, market towns of greatly varied character such as Billingshurst, Midhurst and Petworth, and larger places like Horsham and Haywards Heath which grew in the heyday of the railways. Together with the coastal towns and seaside resorts, Crawley new town and a host of villages, these settlements contribute to the wider character of the five main natural character areas and of West Sussex as a whole.
- 3.4.4 West Sussex is one of the most heavily wooded counties in England, accounting for about 19% of the land area. Together with the extensive hedgerow network, woodland is a major element in the character of West Sussex as well as an economic, recreation, environmental and biodiversity resource.
- 3.4.5 More than half of West Sussex is included within nationally protected landscapes: the South Downs National Park (SDNP); the Chichester Harbour Area of Outstanding Natural Beauty (AONB), and the High Weald AONB. The extent of these areas is broadly indicated on the Key Diagram.
- 3.4.6 The South Downs run from Eastbourne to Winchester. Within West Sussex, the National Park includes the classic rolling chalk scenery of the South Downs themselves together with the intricate valleys and wooded greensand ridges of the Wealden Fringe and the Low Weald. It includes a number of small towns and villages including Midhurst and Petworth.
- 3.4.7 The Chichester Harbour AONB, an enclosed expanse of marine water, contains tidal mudflats, shingle, marsh, wetland scrub and small creeks providing a mosaic of precious inter-tidal habitats. It also includes the surrounding low-lying agricultural land, with some significant woodland. It is internationally important for wildlife. Despite heavy use for sailing and recreation generally, the area retains a secluded feel, strongly contrasting with a spacious quality in the broader reaches of the Harbour.
- 3.4.8 A large part of the High Weald AONB lies in West Sussex with the remainder in Kent and East Sussex. The sandstones and clays of the Wealden centre rise above the clay vales surrounding them. The headwaters ('ghylls') of rivers have cut deeply into the upland, producing a characteristic maze of intricate deep valleys and long ridge shanks. Extensive woodlands combine with the terrain and restricted views out to the surrounding plains and downland to create a secret and secluded character.

## **3.5 Biodiversity and Geodiversity**

- 3.5.1 West Sussex contains numerous site-specific international, national, regional and local nature conservation designations. Sites of international importance include European sites (Special Protection Areas and Special Areas for Conservation) and Ramsar sites (Wetlands of international importance). There are four SPAs, eight SACs and three Ramsar sites. The majority are located within Chichester and Pagham Harbours, and the Arun Valley.
- 3.5.2 The national network of sites includes Sites of Special Scientific Interest (SSSI), National Nature Reserves (NNR) or sites identified under the Nature Conservation Review (NCR) or Geological Conservation Review (GCR). There are over 78 SSSIs within the County and two NNRs at Kingley Vale and Ebernoe Common.
- 3.5.3 Sites of more local importance include Local Nature Reserves (LNR), Sites of Nature Conservation Importance (SNCI) or Regionally Important Geological/Geomorphological Sites (RIGS) which are the most important places for geology and geomorphology outside statutorily protected land such as SSSIs. There are 68 RIGS, 26 LNRs and over 293 SNCIs around the County. However, there may be other sites or areas of equal importance which have not been identified or designated.
- 3.5.4 The semi-natural and ancient woodlands are a nationally important and threatened habitat, and their existence over hundreds of years has preserved irreplaceable ecological and historical features; accordingly, they are protected by designation for that reason. Of the ancient woodlands, few large ones have survived and the remainder are small and scattered, other than in the extensive woodlands in some of the hilly parts of the County. Overall, ancient woodland accounts for about 10.5% of the land area of the County.
- 3.5.5 Nature Improvement Areas (NIA) have been created by the Government to enhance and reconnect nature on a significant scale, where the opportunities and benefits justify such action. The 'South Downs Way Ahead' was designated in 2012 as one of England's first NIA. The vision of the local NIA partnership, which includes the SDNPA, is for 'a better connected and inspirational chalk ecosystem, sustainably managed to enhance biodiversity and people's well-being for now and the future'.
- 3.5.6 Biodiversity Opportunity Areas (BOAs) represent the targeted landscape-scale approach to conserving biodiversity in Sussex. Landscape-scale conservation within the BOA involves identifying opportunities to expand, link and buffer key sites, and increasing the quality of the entire countryside for wildlife. This approach is vital to ensure our species can adapt to the challenge of climate change. There are 75 BOAs within Sussex (both East and West) which are the areas where there is the greatest potential for restoration and the creation of habitats.

## **3.6 Historic Environment**

- 3.6.1 West Sussex has well over two hundred conservation areas, nearly half of

which are in Chichester District. They range from the grand Victorian neighbourhoods of the seaside resorts and the historic cores of medieval towns to traditional market town and village centres. West Sussex has many buildings of architectural and historic interest covering every kind and age, reflecting the traditions and history of West Sussex. Over 7,000 buildings are statutorily listed as being of special architectural or historic interest (known as 'listed buildings'), nearly half of which are in Chichester District.

- 3.6.2 The historic parks and gardens of West Sussex complement the historic buildings and historic landscape of the County and contribute to the character of the built-up areas and countryside. English Heritage maintains a Register of Parks and Gardens of Special Historic Interest.
- 3.6.3 West Sussex has an exceptionally rich archaeological heritage which contributes to its character. The County contains important areas and sites from all eras of human activity, notably Bronze and Iron Age forts and burial sites and a rich legacy of Roman remains and remains of the Wealden iron industry. The County contains approximately 350 Scheduled Ancient Monuments, including early fortifications and burial sites on the downs. In addition, there are some 9,000 record entries on the West Sussex Historical Environment Record.
- 3.6.4 In addition to the numerous sites and buildings that enjoy statutory protection, there are also many other features of local interest in the County, including buildings on non-statutory 'local lists', historic parks and gardens of local importance, and the wider historic landscape.

## **3.7 Water Environment and Flooding**

- 3.7.1 The river system centres on the extensive catchments of the River Arun and the River Adur. These drain the entire Low Weald and much of the rest of the County. The River Ouse drains most of the High Weald in West Sussex, running to the sea via Lewes in East Sussex. The Mole and Eden have their headwaters in the High Weald. Where the Arun and Adur meander through the Downs as tidal rivers, they have created broad floodplains characterised by flat water meadows known as 'wild brooks'. The River Rother forms a western arm of the broad Arun catchment.
- 3.7.2 The South East River Basin Management Plans (RBMP) and the Thames RBMP cover areas of West Sussex. These plans identify the specific characteristics of individual catchments and require actions to be taken forward to ensure there is no deterioration in quality from the current status and also to seek to improve that quality status.
- 3.7.3 The risk of flooding is an important issue in West Sussex. The coastline of the County is generally low-lying and is naturally sinking. As a result, it is particularly vulnerable to the predicted impacts of climate change. These include more coastal and river (fluvial) flooding resulting from sea-level rise, increased storminess, increased winter rainfall, and higher and more intensive waves. In past times, the rivers of West Sussex flooded regularly, helping to fertilise the low-lying meadows - flood relief measures are now in place. However, occasional flooding continues and the frequency of flood

events is expected to rise in the future as a consequence of climate change. Waste developments can affect or be affected by flood risk issues.

- 3.7.4 Considerations of hydrogeology can have a major bearing on the suitability of sites for waste uses. This is an important factor for non-inert landfill where the underlying geology significantly affects the costs of landfill engineering and the level of environmental risk.

## **3.8 Transport**

- 3.8.1 The main strategic roads in the County are the coastal A27, the A23/M23 route from Brighton to London via Crawley, and the A24 from Worthing to Horsham. The A3/A3(M) trunk route links with the A27 close to the western boundary of the County. Other strategic roads form additional links between settlements in the southern and eastern parts of the county.
- 3.8.2 The rail network follows a similar pattern to the strategic road network with the coastal Portsmouth to Brighton line and links to London via Haywards Heath, Horsham and Petersfield to the west of the County. The rail network is not currently used for the movement of waste materials due to restricted access points and limited capacity on the network. Shoreham Port has the infrastructure and capacity to handle waste and it is used for the sea transport of recycled materials.

## **4. Strategy and Policy Context**

### **4.1 Introduction**

- 4.1.1 The previous chapters provided a range of background information relating to waste planning in West Sussex. The County Council cannot, however, deal with these issues in isolation and it must take account of the broader context within which they must be addressed. In particular, this Chapter identifies the relevant European and national policies with which the Plan must be consistent.

### **4.2 European Strategies and Policies**

- 4.2.1 European directives form an important part of the context for waste planning in West Sussex. There are a number of European Union (EU) Directives covering waste issues which have been transposed into UK legislation. The EU Waste Directive sets the objectives for the management of waste. The Landfill Directive aims to reduce the amount of waste going to landfill and provides information on the management of different types of waste. The Directive on the Incineration of Waste aims to prevent the negative effects on the environment caused by the incineration of waste. There is also an End of Life Vehicles Directive (ELV) and the Waste Electrical and Electronic Equipment Directive (WEEE).
- 4.2.2 The Habitats Directive and Conservation of Wild Birds Directive, implemented by the UK Conservation (Natural Habitats & c.) Regulations, conserve fauna and flora and natural habitats of EU importance. The Water Framework Directive, the Environmental Noise Directive, and Air Quality Directive cover the protection of waters, amenity, and air quality respectively.

### **4.3 National Strategies and Policies**

#### **National Planning Policy**

- 4.3.1 The National Planning Policy Framework (NPPF, March 2012) consolidates most national planning policies in Planning Policy Guidance Notes (PPG) and Planning Policy Statements (PPS) into one document. The overarching aim of the NPPF is to achieve sustainable development as set out in the Government's Sustainable Development Strategy "Securing the Future" 2005 through its five guiding principles: living within environmental limits; ensuring a strong, healthy and just society; achieving a sustainable economy; promoting good governance; and using sound science responsibly. These underpin the approach set out in this Plan.
- 4.3.2 The NPPF sets out three key dimensions to sustainable development: economic, social, and environment. In order to achieve sustainable development, there is a need to take on a role that embraces these dimensions together as they are mutually dependant.
- 4.3.3 The NPPF seeks a presumption in favour of sustainable development. Sustainable development, in a land-use planning context, is about

controlling and managing the demand for development (including the use of land), so that the quality of life can be improved, both now and in the future, by meeting social and economic needs without causing unacceptable damage to the environment. Social progress, economic growth, and environmental protection (including the use of natural resources) should be integrated in such a way that benefits are maximised.

- 4.3.4 Sustainable waste management means using material resources efficiently to cut down on the amount of waste we produce. Where waste is generated, it should be dealt with in a way that actively contributes to the economic, social, and environmental goals of sustainable development.
- 4.3.5 The NPPF does not contain specific waste policies because national waste planning policy will be published as part of the National Waste Management Plan for England. Until that time, PPS10: "Planning for Sustainable Waste Management" (July 2005) remains in force and is the key document for national policy on waste planning. However, local authorities preparing waste plans and taking decisions on waste applications should also have regard to the relevant policies in the NPPF.
- 4.3.6 PPS10 emphasises the need to minimise the amount of waste and to treat waste as a resource. It recognises, however, that there will still be a need for new facilities and it states that planning strategies should: *"help deliver sustainable development through driving waste management up the waste hierarchy, addressing waste as a resource and looking to disposal as the last option but one which must be adequately catered for"* (paragraph 3).

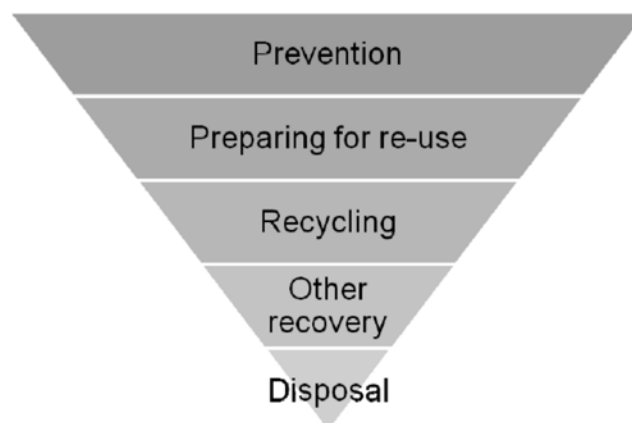


Figure 1: The Waste Hierarchy (Annex C, PPS10)

- 4.3.7 PPS10 also provides guidance on the following:
- identifying land for waste management facilities to meet waste management needs; and
  - identifying suitable sites and areas, taking into consideration opportunities for on-site management of waste where it occurs and a broad range of locations including industrial sites (including opportunities for the co-location of facilities).

### **National Waste Strategy**

- 4.3.8 The Waste Strategy for England 2007 sets out the Government's broad



approaches to dealing with waste issues and includes such matters as the 'waste hierarchy'. Based on their relative environmental benefits and disbenefits, the waste hierarchy ranks the different ways of dealing with waste as follows: prevention, preparing for re-use, recycling, other recovery, and (lastly) disposal. Accordingly, it acts as a guide for assessing different waste management options.

- 4.3.9 The Waste Strategy seeks new investment in waste treatment facilities to take place without unnecessary delay. It aims to ensure that local plans conform to national planning guidance so that the waste infrastructure projects needed to deliver the Strategy receive planning approval. It requires that plans "*look forward for a sufficient period, fully acknowledging the reduced dependence on landfill which will be necessary in the future and making adequate provision for all types of infrastructure, with specific, suitable sites identified in the plans*" (paragraph 15).
- 4.3.10 The vision of the 2011 review of the Waste Strategy is to move to a 'zero waste economy' in which material resources are reused, recycled or recovered and only disposed of as the option of very last resort. It emphasises that WPA are not required to be self-sufficient and that "*transporting waste to the best environmental solution should not be considered a barrier*" (paragraph 263).

## **4.4 Regional Strategies and Policies**

- 4.4.1 The South East Plan (March 2009) was the regional spatial strategy (RSS) and it formed part of the statutory 'development plan' for West Sussex. It contained the Regional Waste Strategy and targets and policies for waste, including apportioning some of London's waste to the waste planning authorities in the region. There was a requirement for the local plans to be in general conformity with RSS and, therefore, some of the policies within the West Sussex Waste Local Plan were shaped by the evidence and requirements of the South East Plan.
- 4.4.2 Towards the latter stages of the preparation of the Waste Local Plan the Government announced plans to revoke RSS and in February 2013 legislation was put in place to partially revoke the Regional Strategy for the South East (which included all the parts that relate to the West Sussex) on the 25 March 2013. Accordingly, there was no longer a requirement for the Waste Local Plan to be in general conformity with the South East Plan from that date.

## **4.5 Local Strategies and Policies**

### **Sustainable Communities Strategy for West Sussex**

- 4.5.1 The Sustainable Communities Strategy 2008-2020 (SCS) sets out a vision for the County and identifies the aspirations of communities and individuals throughout West Sussex. The SCS, endorsed by County Council in October 2008, promotes: making the best appropriate use of innovation and new technology to reduce harmful emissions; mitigating the impact of transportation on the road network; the reduction of waste generation; and increased recycling.

## **SDNP and AONB Management Plans**

- 4.5.2 The South Downs Joint Committee (SDJC) adopted the South Downs Management Plan in 2007. This Management Plan, and those prepared for the Chichester Harbour AONB and High Weald AONB, are material considerations. There are Planning Guidelines that complement the general planning and conservation policies within the South Downs Management Plan.
- 4.5.3 The SDNPA are currently preparing the South Downs National Park Management Plan to replace the South Downs Management Plan. When in place, it will reflect Park purposes and provide a statement of the SDNPA policy for managing and carrying out its functions in relation to the Park.

## **Municipal Waste Management**

- 4.5.4 The County Council's role as the waste disposal authority for West Sussex is explained in Appendix A. The first joint Municipal Waste Management Strategy (MWMS) for West Sussex was produced in 2004. Building on this, a Joint Materials Resource Management Strategy (MRMS) for West Sussex (2005-2035) was published in 2006. The JMRMS policies, objectives and commitments, and action plan sought to deliver:
- 45% recycling and composting by 2015;
  - 80,000 tonnes of waste diverted from landfill through waste prevention per year by 2015;
  - 0% waste growth by 2015; and
  - the necessary waste infrastructure to meet the EU Landfill Directive targets and increase recycling.
- 4.5.5 The JMRMS is currently being reviewed jointly by the County Council, as the waste disposal authority, and the District and Borough Councils, as the waste collection authorities. The review, which will cover municipal waste and the C&I waste collected by the WCAs, is likely to be approved in 2013.
- 4.5.6 The County Council has a long-term contract, the Recycling and Waste Handling Contract, with Viridor Waste Management Limited to deal with the recycling and composting of waste. This has resulted in improvements to recycling infrastructure, such as the Household Waste Recycling Sites (HWRS), and construction of a new Materials Recycling Management Facility (MRF) near Ford with a capacity of 100,000tpa. There is also a programme in place to further improve other recycling facilities and make the service more accessible.
- 4.5.7 The County Council also has a contract, known as the Materials Resource Management Contract (MRMC), with Biffa to deal with the further treatment and disposal of municipal waste remaining after recycling. Under this contract, a Mechanical Biological Treatment (MBT) Plant at Brookhurst Wood (north of Horsham) is being constructed and which will be operational in 2013 with a capacity of 327,000tpa.
- 4.5.8 The County Council is currently procuring an off-take contract for the

management of the refuse-derived fuel produced from the MBT facility under the MRMC. This contract is due to become operational from 2013/14.

- 4.5.9 The Reclaim and MRM contracts are supported by a range of initiatives aimed at reducing the amount of waste generated in the County and increasing the recycling of C&I waste.
- 4.5.10 The County Council's landfill contracts for the disposal of municipal waste expired at the end of 2009. In order to provide waste disposal capacity prior to the MBT plant becoming operational, interim arrangements have been made to dispose of waste at Brookhurst Wood Landfill site north of Horsham. In addition, there is an interim contract to 2014 that provides for some disposal in Hampshire and Berkshire.

### **West Sussex Transport Plan**

- 4.5.11 The West Sussex Transport Plan (WSTP) 2011-2026 includes four strategies that guide the County Council's approach to maintaining, managing and investing in transport. It has an overall vision to achieve efficient, safe and less congested transport networks, which contribute towards a more competitive and thriving economy, reductions in emissions, improved access to service, jobs and housing especially for those in need and improved quality of life.
- 4.5.12 The WSTP seeks to maintain and promote the Lorry Route Network (LRN) which was developed to reduce the use of unsuitable roads by hauliers and is shown on the Key Diagram. The Lorry Route Network is divided into the 'Strategic Lorry Routes', which are the preferred routes, and the 'Local Lorry Routes', which should only be used for the start or final leg of a journey or between built-up areas in West Sussex.

### **District Strategies and Policies**

- 4.5.13 The District and Borough Councils' Sustainable Communities Strategies have a number of themes in common including the aim to: use natural resources efficiently; improve waste management and recycling; protect and enhance the natural and historic environment; and plan for climate change.
- 4.5.14 The South Downs National Park Authority, which covers significant areas of six of the districts and boroughs in West Sussex, is in the process of developing a National Park-wide Local Plan due to be adopted in 2016. The seven District and Borough Councils in West Sussex are preparing local plans covering the non-minerals and waste planning issues for those parts of the County outside the National Park.
- 4.5.15 In accordance with the NPPF (paragraph 180), the Authorities continue to cooperate on relevant issues and work closely with the District and Borough Councils to ensure consistency between planning documents, in particular in the allocation of land for different uses. In some cases, particularly with regard to built waste facilities, there may be potential for 'mixed use' allocations that appear in this Plan and in the District and Borough Councils' plans.

## **4.6 Adjoining and Other Authorities' Strategies and Policies**

4.6.1 West Sussex is adjoined by Hampshire to the west, Surrey to the north, and East Sussex/Brighton and Hove to the east. It should be noted that the SDNPA is also responsible for waste planning within the parts of the National Park that lie within Hampshire, East Sussex, and Brighton and Hove. Accordingly, the Authorities have sought to ensure that the approach taken in this Plan to planning in the South Downs is consistent with the Plans prepared by the SDNPA jointly with Hampshire County Council and with East Sussex County Council/Brighton and Hove City Council.

### **The 'Duty to Cooperate'**

4.6.2 Section 110 of the Localism Act deals with the need for authorities to engage constructively, actively, and on an ongoing basis in any process where there are cross-boundary issues or impacts. In support of this 'duty to cooperate', the NPPF (paragraph 181) refers to planning authorities demonstrating evidence of having effectively cooperated in planning for strategic cross-boundary issues. A new 'test of soundness' has been introduced, partly to assess whether there has been cooperation in the preparation of local plans.

### **Waste Planning in the South East**

4.6.3 The Authorities will continue to liaise and engage with the adjoining waste planning authorities (WPA) and the other WPA in the region through the South East Waste Planning Advisory Group (SEWPAG), ad-hoc meetings and contact, and informal and formal consultations on planning documents.

4.6.4 In support of the 'duty to cooperate', a Memorandum of Understanding (MoU) between the WPAs in the region is currently being prepared. The broad aims of the draft MoU are (a) to ensure that planned provision of waste management in the region is co-ordinated, as far as is possible, whilst recognising that provision by waste industry is based on commercial considerations, and (b) to ensure that the approach taken to waste planning throughout the South East is consistent between the WPA.

### **Strategic Cross-Boundary Issues**

4.6.5 With regard to the duty to cooperate, the key issues relate to non-inert landfill. Although West Sussex is currently largely self-sufficient with regard to non-inert landfill, capacity in the County will continue to reduce over the plan period if no new capacity comes forward. Landfilling operations at Horton Landfill, near Small Dole ceased in August 2011 and permitted capacity at the two remaining non-inert landfill sites in the County (Brookhurst Wood, north of Horsham; and Lidsey, north of Bognor Regis) will continue to reduce over that period.

4.6.6 Although the proposed extension to the Brookhurst Wood Landfill Site is allocated in Policy W10(b) to meet the needs of the County in the medium-term, there is no intention that West Sussex will continue to be self-sufficient in non-inert landfill capacity during the plan period. In keeping

with the aspiration of 'zero waste to landfill' by 2031, and reinforced by the lack of appetite for landfilling from the waste industry, no new non-inert landfill sites have been allocated in this Plan.

- 4.6.7 The first key issue that needs to be addressed is that West Sussex has traditionally imported waste for landfilling, primarily from adjoining areas. In 2010, 55% of inputs to non-inert landfill sites within West Sussex came from outside the County. Notwithstanding the desire to increase recycling and treatment capacity within West Sussex to achieve the 'zero waste to landfill' aspiration, there remains a theoretical need for up to 1.15mt of non-inert landfill capacity over and above that catered for within this Plan. Accordingly, there may be insufficient landfill capacity within the County during the plan period to meet the needs of West Sussex let alone the needs of neighbouring and other areas.
- 4.6.8 The Authorities and those authorities within the South East that currently export waste to West Sussex are in agreement to make sufficient provision for the recycling and treatment of the residual waste that has traditionally been landfilled but which can no longer be managed in that way. Accordingly, as permitted landfill capacity within the County declines and, it is planned that, new built facilities within the region come forward during the plan period, it is considered that the importation of waste for landfilling in West Sussex will decline.
- 4.6.9 The second key issue with regard to the duty to cooperate is that the evidence suggests that there has been a growth in the movement of waste out of the County for landfilling; about 20% of all waste landfilled. This may indicate that the reduction in permitted capacity is encouraging such movement or that new capacity outside the County is more attractive.
- 4.6.10 As permitted landfill capacity within the County and the region declines, it is considered that the non-inert waste that cannot be treated either within West Sussex or elsewhere, will be deposited to land outside West Sussex. This may be at the nearest available facility but given that non-inert waste has been disposed of as far north as Bedford in 2010, this suggests that, at present, transport logistics are sufficiently developed and cost effective to justify the long distance movement of waste for landfilling (notwithstanding the environmental cost).
- 4.6.11 The Authorities have engaged with the WPA where waste from West Sussex is currently being exported to their areas. No planning reasons have been identified that suggest that such a pattern of exportation, considered to be consistent with the principles of net self-sufficiency, should not continue if that is what the market currently requires in order to make the best use of existing waste management infrastructure. It should be noted that the West Sussex Waste Local Plan makes provision for the treatment and disposal, through the allocation of sites, for all waste arising in the Plan area.

## 5. Vision and Strategic Objectives

### 5.1 Introduction

- 5.1.1 The Spatial Vision sets out what will happen over the plan period and the Strategic Objectives set out how the Vision will be achieved. Designations referred to in this section are identified on the Key Diagram.
- 5.1.2 This document is dealing only with waste issues and not the whole range of planning issues affecting the area. For a full picture of the future approach to development in the County, reference should also be made to the local plans of the district and borough councils.

### 5.2 Vision

- 5.2.1 West Sussex County Council and the South Downs National Park Authority want the waste that is generated in West Sussex to be dealt with in a sustainable way. To that end, the current network of waste management facilities will be safeguarded and the provision of suitable and well-located new facilities will be enabled to maximise opportunities to reuse, compost, recycle, and treat waste. This new provision will take place in ways that support social and economic progress, protect local communities, and protect and enhance the special character and environment of the County. Overall, there will be a continuing decline in the reliance on disposal to land and the aspiration is that there will be 'zero waste to landfill' by 2031.

### 5.3 Strategic Objectives

#### Municipal Waste

- 5.3.1 The vision for the sustainable management of municipal waste will be achieved through the implementation of the Joint Materials Resource Management Strategy (JMRMS) for the period 2005-2035 and its review. This is being delivered through the Recycling and Waste Handling Contract the Materials Resource Management Contract (MRMC) which deals with the further treatment and disposal of the waste that remains after recycling, and the refuse-derived fuel procurement contract. There may, however, be the (unforeseen for) need for new or improved waste management infrastructure over the plan period.

*Strategic Objective 1: To facilitate the implementation of joint waste strategies for the management of municipal and other waste.*

#### Non-Municipal Waste

- 5.3.2 C&I waste and CDEW is not covered, in the main, by the County Council's municipal waste management strategy and contracts. Over the plan period, there needs to be a reduction in the waste generated by businesses, and an increase by the private sector in the recycling and treatment of C&I waste. Achieving this is vitally important to support economic progress and if the demand for non-inert landfill in the County is to be reduced to zero.

- 5.3.3 CDEW accounts for the majority of waste in the County (roughly 58%). As most of the waste can be recycled or reused for beneficial purposes, the aspiration is that there will be an increase in the recycling and treatment of CDEW so that demand for inert landfill in the County is reduced to a minimum. Furthermore, increased use of recycled and secondary aggregates can reduce the need and demand for primary aggregates extraction.

*Strategic Objective 2: To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill.*

### **Self-Sufficiency**

- 5.3.4 By 2031, the intention is that to support social and economic growth, there will be sufficient waste management facilities in West Sussex to manage the transfer, recycling, and treatment of waste generated by existing and future residents and businesses. This principle does not apply to hazardous and low-level radioactive waste given the need for specialist facilities to management such materials.

*Strategic Objective 3: To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex.*

### **Network of Facilities**

- 5.3.5 The waste that is generated must be managed locally, where practicable and viable, reducing the need for the transportation of waste over long distances. Accordingly, the intention is that there will be a network of waste management facilities within or close to the main towns along the coast and in the north-east of the County, and within or adjoining the larger settlements in rural areas. The aspiration is that new waste management facilities will be built to support economic progress by complementing the existing network of facilities to maximise the amount of waste recycled, composted, and treated.

*Strategic Objective 4: To protect the network of waste management sites and infrastructure.*

*Strategic Objective 5: To make provision for new transfer, recycling and treatment facilities as close as possible to where the waste arises.*

### **Disposal to Land**

- 5.3.6 Over the plan period, the amount of non-inert waste requiring disposal to land will decline and the aspiration is that there will be 'zero waste to landfill' by 2031. Accordingly, the intention is that there should be no need for new non-inert landfill sites. If there is insufficient landfill capacity within the County during the period to 2031, non-inert waste (that cannot be treated either within the County or elsewhere) will be deposited to land, preferably at the nearest available facility outside West Sussex. No provision will be made for the disposal of a portion of London's waste to landfill sites in West Sussex. Inert waste will continue to be deposited to land where it is reused for beneficial purposes, including within engineering schemes, as landfill cover, for the restoration of mineral workings, and for

agricultural improvement. It will only be disposed of to land as a last resort.

*Strategic Objective 6: To only make provision for a declining amount of landfill over the plan period with 'zero waste to landfill' by 2031.*

### **Transport**

- 5.3.7 The use of rail and water transport for the movement of waste will be maximised, where possible. The use of road transport will be minimised and new sites or facilities will be located as close as possible to the Lorry Route Network to minimise the impact of road transport on local communities and rural areas.

*Strategic Objective 7: To maximise the use of rail and water transport for the movement of waste and to minimise lorry movements and the use of local roads for the movement of waste.*

### **Landscape and Townscape Character**

- 5.3.8 In meeting the need for the management of waste, the landscape and townscape character of West Sussex will be maintained and, where possible, enhanced. The character, distinctiveness and sense of place of the main natural character areas in the County – the South Coast Plain, the South Downs, the Wealden Fringe/Wealden Greensand, the Low Weald, and the High Weald - will be reinforced and reflected in new development.
- 5.3.9 The purposes of the South Downs National Park (SDNP) are to conserve and enhance the natural beauty, wildlife and cultural heritage of the area and to promote opportunities for the understanding and enjoyment of the special qualities of the Park by the public. The Chichester Harbour Area of Outstanding Natural Beauty (AONB) and the High Weald AONB have been designated for their natural beauty, distinctive character, and remote and tranquil nature. All three areas will continue to be protected.

*Strategic Objective 8: To protect and, where possible, enhance the special landscape and townscape character of West Sussex.*

*Strategic Objective 9: To protect the SDNP and the two AONB from unnecessary and inappropriate development.*

### **Natural and Historic Environment**

- 5.3.10 Where new development is required, the biodiversity and geodiversity of the County will be protected and, where possible, enhanced as will the other natural resources of the County such as air, soil and water. In particular, this applies to the areas and sites of international and national importance such as the Special Protection Areas and Sites of Special Scientific Interest.
- 5.3.11 Similarly, the historic environment of West Sussex, which has many national, regional and locally important sites and buildings, will be protected and, where possible, enhanced.
- 5.3.12 The economically and locally important mineral resources in West Sussex



will continue to be safeguarded from unnecessary development and sterilisation.

*Strategic Objective 10: To protect and, where possible, enhance the natural and historic environment and resources of the County.*

*Strategic Objective 11: To conserve and safeguard the County's important mineral resources.*

### **Flood Risk**

- 5.3.13 Over the plan period, new waste development will not be located in the areas at greatest risk from flooding from any source and will not lead to an increase in the risk of flooding elsewhere.

*Strategic Objective 12: To minimise the risk to people and property from flooding.*

### **Health and Amenity**

- 5.3.14 Throughout the plan period, new facilities will be located so as to minimise any potential impacts on communities and the potential negative impacts of any new waste development on the health and amenity of residents, businesses and visitors to West Sussex will be minimised, mitigated and, where possible, avoided. In addition and where relevant, opportunities will be taken to maximise benefits for communities, and the environment.

*Strategic Objective 13: To protect and, where possible, enhance the health and amenity of residents, businesses, and visitors.*

### **Carbon and Climate Change**

- 5.3.15 Opportunities will be taken in the management of waste to minimise carbon emissions within West Sussex and, where possible, in associated operations outside the County. This will be done by ensuring energy efficiency in design, minimising the transportation of waste (e.g. through the co-location of facilities), minimising the use of non-renewable energy sources, and maximising the use of lower-carbon energy generation. Opportunities will also be taken to address the need to adapt to a changing climate.

*Strategic Objective 14: To minimise carbon emissions and to adapt to, and to mitigate the potential adverse impacts of, climate change.*

## 6. Strategies and Use-Specific Policies

### 6.1 Introduction

- 6.1.1 This chapter sets out the strategies for addressing the key waste issues and challenges that have been identified in West Sussex. The strategies enable the Vision to be achieved and the strategic objectives to be delivered. The use-specific policies within this Chapter take forward the relevant strategies and have been influenced by the Sustainability Appraisal which supports this Plan. Designations referred to in the policies are identified on the Key Diagram.
- 6.1.2 Each section covers a separate issue and has the following structure: the relevant strategic objective or objectives; the strategy; the policy (bold text in boxes); the supporting text; and implementation and monitoring information.
- 6.1.3 Cross-referencing within the policies has been kept to a minimum and has only been used to avoid misunderstandings. The planning system requires applications to be determined in accordance with the statutory 'development plan'. This means assessing the applicability of all the policies within this Plan that may apply to specific development proposals, including the generic development management policies in Chapter 8. It also includes consideration of the supporting text to those policies and the policies and supporting text in other adopted plans.
- 6.1.4 It should also be noted that wider (non-land use planning) controls may apply to development proposals, for example, the environmental permitting regime.

### 6.2 Need for Waste Management Facilities

- 6.2.1 The key **strategic objectives** are 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex* and 6: *To only make provision for a declining amount of landfill over the plan period with 'zero waste to landfill' by 2031.*
- 6.2.2 With regard to capacity for the transfer, recycling, and treatment of waste, the **strategy** for achieving net self-sufficiency is to safeguard existing waste management capacity (see Policy W2), to allocate strategic sites for new facilities (see Policy W10) to meet shortfalls in capacity, and to enable other suitable sites, including for open windrow composting, to come forward.
- 6.2.3 With regard to disposal to land (both landfill and landraise), the **strategy** is to plan for a declining amount of capacity over the plan period so that there is 'zero waste to landfill' by 2031. To this end, no provision is made to landfill non-inert and inert waste from outside West Sussex.

#### **Policy W1: Need for Waste Management Policies**

- (a) Proposals on unallocated sites for the storing, sorting, bulking and onward movement of waste will be permitted provided that they are needed to meet the shortfall in transfer capacity of 140,000**

**tonnes per annum. Proposals on unallocated sites to deliver capacity over and above this shortfall will be permitted where it can be demonstrated that there is a market need, consistent with the principle of net self-sufficiency.**

- (b) Proposals on unallocated sites for facilities for the recycling and composting of non-inert waste will be permitted provided that they are needed to meet the shortfall in capacity of 270,000 tonnes per annum. Proposals on unallocated sites to deliver capacity over and above this shortfall will be permitted where it can be demonstrated that there is a market need, consistent with the principle of net self-sufficiency.**
- (c) Proposals on unallocated sites for the recycling of inert waste will be permitted where it can be demonstrated that there is a market need, consistent with the principle of net self-sufficiency.**
- (d) Proposals on unallocated sites for built facilities for the recovery of non-inert waste will be permitted provided that they are needed to meet the shortfall in capacity of 270,000 tonnes per annum. Proposals on unallocated sites to deliver capacity over and above this shortfall will only be permitted where it can be demonstrated that it would reduce disposal to land of waste arising in West Sussex.**
- (e) Proposals for non-inert waste landfilling operations on unallocated sites will not be permitted unless they are needed to meet the shortfall in management capacity of 605,000 tonnes over the plan period. Proposals on unallocated sites to deliver capacity over and above this shortfall, will not be permitted unless there is a demonstrable need to dispose of non-inert waste arising within West Sussex, consistent with the principle of net self-sufficiency and the objective of 'zero waste to landfill'\* in West Sussex by 2031.**
- (f) Proposals for inert waste landfilling operations will not be permitted unless it can be demonstrated that the waste cannot be managed through recovery operations and that there is a need to dispose of waste, consistent with the principle of net self-sufficiency and the objective of 'zero waste to landfill'\* in West Sussex by 2031.**

\* Defined as the disposal to land (via landfill or landraise) of less than 3% of all the waste arising in the County.

6.2.4 The application of the principle of net self-sufficiency within this Plan, in support of social and economic growth, means having sufficient transfer, recycling, recovery, and disposal capacity to manage the amount of waste generated within the County, with only minor cross border movements with adjoining authorities (see Section 2.8). Limited cross border waste movements would need to be justified on their merits. They may be acceptable if they would help to enable waste to be dealt with in one of the nearest appropriate installations and would not prejudice the achievement of net self-sufficiency for West Sussex. Cross-border transfer may also be necessary in dealing with wastewater so that it can be managed at the nearest available facility.

6.2.5 This principle of net self-sufficiency does not apply to hazardous and low-level radioactive waste. This is because the management of the relatively small amounts of such waste generated will usually take place at either

specialist facilities for a particular industry or larger facilities to meet a national or regional need.

- 6.2.6 With regard to the disposal of waste within West Sussex (both landfill and landraise) there is a limited supply of suitable waste disposal capacity. The provision of too much capacity could act as a disincentive to the introduction of more sustainable forms of waste management. In addition, planning for a declining amount of landfill within West Sussex means that any over-provision of landfill capacity could 'draw in' waste from outside the County. The pursuit of the objective of 'zero waste to landfill' does mean, however, that some waste may travel outside the County for treatment or disposal. However, this will only occur if sufficient new recycling and treatment capacity does not come forward within the County and/or if insufficient landfill capacity is available within West Sussex during the plan period.
- 6.2.7 In recent years, large amounts of waste from adjoining authorities and elsewhere has been imported for disposal. However, it is not considered appropriate to make provision for the continued disposal of waste from outside West Sussex at those historic levels because such imports would conflict with the objective of net self-sufficiency at the county level and the waste should either be recycled or treated within those areas. In addition, landfill sites within the County are limited by geological, environmental, and other constraints and existing sites need to be retained to deal with waste from West Sussex.
- 6.2.8 There will be no requirement for applicants to demonstrate a quantitative or market need for a proposal on a site allocated in Policy W10; this is because they have been allocated to meet identified shortfalls in waste management capacity to deliver the objective of net self-sufficiency (see Section 2.10). As stated in paragraph 7.3.5, the Authorities will keep the allocated sites under review to ensure that they continue to be required to meet identified shortfalls; this will be reported in the AMR.
- 6.2.9 On unallocated sites, applicants may be required to demonstrate that there is a quantitative need for their facilities to address the identified shortfalls in recycling or recovery capacity (to meet the objective of net self-sufficiency). Any changes to identified shortfalls, for example, to take account of new permitted capacity, will be monitored in the AMR. In other cases, for example, where an identified shortfall has already been met on other sites, applicants will be required to demonstrate there is a market need for their proposal on an unallocated site to deal with waste arising in West Sussex or that it is necessary to move waste up the hierarchy away from landfill. In cases where there is no identified shortfall, proposals on unallocated sites should still be consistent with the net self-sufficiency and, where appropriate, the objective of zero waste to landfill.
- 6.2.10 Where an applicant has to demonstrate the need for a proposal, the following information will be required as part of the planning application:
- the nature and origin of the waste to be managed;
  - the existing or permitted operating capacity within the plan or catchment area (which can be drawn from the AMR and updated as necessary);

- the levels of waste arising within the plan or catchment area; and
- the potential shortfall in capacity or market need that the proposal seeks to address.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency, other Waste Planning Authorities
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Planning permissions granted for waste management facilities as indicated within Policy W1 Waste arisings (in line with appropriate data collection cycles).	Monitored through the Annual Monitoring Report which will show capacity annually and set out any shortfall required following any new permissions (previous permitted capacity + new permitted capacity – shortfalls set out in Policy W1 = additional capacity still required through Plan period). Trend of waste arisings to be in line with the waste forecasts
Disposal of waste to land (capacity, tonnes per annum, and % of total arisings)	Downward trend Zero waste to landfill by 2031
Waste imports and exports by type and area (tonnes per annum)	Declining net importation of waste for landfill Neutral imports/exports of waste for recycling and treatment by 2031
<i>Intervention Levels</i>	Transfer/recycling/treatment tonnages and/or applications show a downward trend. Disposal of waste to landfill shows an upward trend. Waste imports into the County show an upward trend. The capacities set out in Policy W1 are not achieved or exceeded which may indicate a need for further review.

## 6.3 Safeguarding Waste Management Sites and Infrastructure

- 6.3.1 The key **strategic objective** is 4: *To protect the network of waste management sites and infrastructure.*
- 6.3.2 The **strategy** is to use criteria to safeguard existing waste management sites and infrastructure at non-waste sites that are essential for the sustainable transportation of waste materials; this approach allows for exceptions where the continued use of sites or infrastructure for waste management purposes can be shown to be unsuitable or unnecessary.

### **Policy W2: Safeguarding Waste Management Sites and Infrastructure**

**Development that would prevent or prejudice the use of existing waste management sites or infrastructure that make an important contribution to the transfer of waste will not be permitted unless:**

- (a) the current use is temporary and the site or infrastructure is unsuitable for continued waste use;**
- (b) continued use of the site or infrastructure for waste management purposes would be unacceptable in terms of its impact on local communities and/or the environment;**
- (c) redevelopment of the site or loss of the infrastructure would form part of a strategy or scheme that has wider social and/or economic benefits that clearly outweigh the retention of the site or the infrastructure for waste use; or**
- (d) a suitable replacement site or infrastructure has been identified and permitted.**

- 6.3.3 Waste development is not a high-value use in comparison with other land uses and it is essential for the network of existing sites and facilities to be safeguarded as they make an important contribution to the management of waste arising in West Sussex. Without a safeguarding policy, sites and facilities needed to achieve a sustainable distribution of waste management facilities are likely to be lost to other development. Sites covered by this policy that become vacant or where the existing waste use ceases operation, will continue to be subject to safeguarding for alternative waste uses. In some cases, the loss of a site or facility may be acceptable, e.g. where it would enable the implementation of a town centre improvement strategy and it can be demonstrated that the wider social and/or economic benefits resulting from such a scheme outweigh the retention of the waste use.
- 6.3.4 Waste management infrastructure includes facilities at other sites, such as wharves and railheads that may play an important role in the movement of waste materials. Although the rail network is not currently used for the movement of waste materials, if such facilities come forward for that purpose during the plan period they will be safeguarded under Policy W2. Similarly, the use of facilities at wharves in Shoreham Port for the movement of waste is also safeguarded in general terms under Policy W2. The Shoreham Harbour Area Action Plan being prepared jointly with Adur District Council and Brighton and Hove City Council will specifically address the safeguarding of wharves at the port for the movement of both minerals and waste.
- 6.3.5 Existing waste sites and infrastructure will be protected from inappropriate neighbouring developments that may prejudice their continuing efficient operation. Accordingly, sensitive uses should not be located adjacent to or within, for example, 150 metres of a landfill site, or 250 metres of an open windrow composting site. However, the actual buffer needed around each site will depend upon the nature of the proposed 'sensitive' use and on the specific impacts of the current waste operation.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Updating of identified existing waste sites in the AMR	WSCC, SDNPA, waste industry
Partnership working and consultation on relevant planning applications processed by the District and Borough Councils	District and Borough Councils, development industry
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Transfer, recycling, and treatment capacity (tonnes)	No net loss
Number of safeguarded waste sites redeveloped for other uses (contrary to advice)	Zero
<i>Intervention Levels</i>	A loss of capacity occurs, with less waste being processed at facilities. Several safeguarded sites are redeveloped for other uses contrary to advice. Waste sites lost to competing landuses, resulting in inadequate provision of management capacity across the County.

## 6.4 Built Waste Management Facilities

- 6.4.1 The key **strategic objectives** are 1: *To facilitate the implementation of joint waste strategies for the management of municipal and other waste*, 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill*, 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex*, 5: *To make provision for new transfer, recycling and treatment facilities as close as possible to where the waste arises*, 7: *To maximise the use of rail and water transport for the movement of waste and to minimise lorry movements and the use of local roads for the movement of waste*, and 9: *To protect the SDNP and the two AONBs from unnecessary and inappropriate development*.
- 6.4.2 The **strategy** is to work towards net self-sufficiency under Policy W1 by supplementing the existing network of facilities across the County safeguarded under Policy W2 through the allocation a small number of strategic sites for built facilities (see Policy W10) and also to use criteria to guide proposals to other appropriate locations under Policy W3.
- 6.4.3 Built waste facilities (including associated development such as open storage) may be required for different transfer, recycling, and treatment uses and technologies (see Section 2.7). Larger capacity facilities need to be well-related to the principal areas of waste arising, that is, within or close to the main urban areas along the coast and in the north and east of

the County. Suitable and appropriately-located smaller scale facilities to meet local needs may be required in the predominantly rural areas of the County.

<b>Policy W3: Location of Built Waste Management Facilities</b>	
<b>(a)</b>	<b>Proposals for built waste management facilities, on unallocated sites, to enable the transfer, recycling, and recovery of waste will be permitted provided that:</b>
<b>(i)</b>	<b>it can be demonstrated that they cannot be delivered on permitted sites for built waste management facilities or on the sites allocated for that purpose in Policy W10; and</b>
<b>(ii)</b>	<b>they are located in the Areas of Search along the coast and in the north and east of the County as identified on the Key Diagram; or</b>
<b>(iii)</b>	<b>outside the Areas of Search identified on the Key Diagram, they are only small-scale facilities to serve a local need.</b>
<b>(b)</b>	<b>Proposals that accord with part (a) must:</b>
<b>(i)</b>	<b>be located within built-up areas, or on suitable previously-developed land outside built-up areas; or</b>
<b>(ii)</b>	<b>be located on a site in agricultural use where it involves the treatment of waste for reuse within that unit; or</b>
<b>(iii)</b>	<b>only be located on a greenfield site, if it can be demonstrated that no suitable alternative sites are available; and</b>
<b>(iv)</b>	<b>where transportation by rail or water is not practicable or viable, be well-related to the Lorry Route Network; large-scale facilities must have good access to the Strategic Lorry Route.</b>
<b>(c)</b>	<b>Proposals for new facilities within the boundaries of existing waste management sites to enable the transfer, recycling, and recovery of waste, will be permitted unless:</b>
<b>(i)</b>	<b>the current use is temporary and the site is unsuitable for continued waste use; or</b>
<b>(ii)</b>	<b>continued use of the site for waste management purposes would be unacceptable in terms of its impact on local communities and/or the environment.</b>

6.4.4 Most new built waste management facilities need to be well-located in terms of the origins of the waste, that is, mainly the residential properties and businesses in the main urban areas. Facilities should also be well-located in terms of the onward destination of materials including for processing, further treatment, or disposal.

6.4.5 For some facilities, particularly those to meet local needs, a number of sites across the County close to the main towns may be required. For more strategic facilities, that is, those meeting a county or sub-county need, only a single location may be appropriate. Strategic facilities are likely to need larger sites (2/3 hectares or more) and may need to be co-located with other facilities as this will reduce the need to transport waste, reduce the land-take and, ultimately, reduce the overall impact of developing the facilities.



- 6.4.6 New proposals, particularly for strategic facilities, should be located on sites with unimplemented planning permissions for built waste management uses or on the sites allocated for built facilities in Policy W10. Where an applicant is proposing the use of an alternative site, they will be required to demonstrate that permitted or allocated sites cannot be used for the following or some other material reason:
- they are not suitable for the proposed use (for example, they are too small or there would be unacceptable impacts);
  - they are located outside the catchment area for the proposed use;
  - they unavailable for commercial reasons; or
  - the proposal needs to be co-located with an existing facility.
- 6.4.7 If facilities cannot be located within existing built up areas, broad Areas of Search close to the main urban areas along the coast and in the north and east of the County (illustrated on the Key Diagram) have been identified as being suitable in principle of the location of new facilities outside built-up areas.
- 6.4.8 Elsewhere, given the general constraints in rural areas, new small-scale built waste management facilities should only be those that are required to meet local needs. Facilities in rural areas should be located within the main settlements, preferably those on the Lorry Route Network, although small sites adjoining the villages may be acceptable if no suitable sites are available within their built-up areas.
- 6.4.9 Although 'small-scale' is generally defined within this Plan as a facility with a capacity of no more than 50,000tpa, the acceptability of any proposal will depend upon the specific nature of the proposal and its impact on the site and the surrounding area rather than on its capacity. In many cases, therefore, only much smaller facilities (c.10-20,000tpa) are likely to be acceptable, particularly within the rural parts of the County. Within protected landscapes, particular attention will be paid to the impact of proposals and larger 'small-scale' facilities, e.g. of 40,000tpa, that may be acceptable elsewhere within the County, may not pass the tests in Policy W13.
- 6.4.10 The definition of 'local' as used within this Plan will depend upon the type of facility and its catchment area. Therefore, even if the justification for a proposed facility is that it is required to serve local social and/or economic needs, this does not necessarily mean that it will be acceptable in any location as much will depend upon the specific nature of the proposal and its impact.
- 6.4.11 Proposals for new built waste management facilities within or close to the South Downs National Park and the Areas of Outstanding Natural Beauty will also be judged against the criteria in Policy W13.
- 6.4.12 Existing waste sites are suitable, in principle, for the intensification of existing uses and the co-location of new built waste facilities. There may also be instances where land adjoining existing waste sites could be satisfactorily incorporated as part of proposals. In some cases, however, it may not be appropriate to locate new built facilities at sites that are

operating under a temporary consent or at sites in the countryside. There may also be cases where the existing waste use is inappropriately located and should not be perpetuated. Any proposal for an extension beyond the boundary of an existing site will be treated as a new site.

- 6.4.13 Industrial areas, especially those containing heavy or specialised uses, are suitable locations for waste management facilities as waste sorting, transfer, recycling, and treatment operations are similar to industrial processes and they require similar buildings and infrastructure.
- 6.4.14 Although priority should be given to sites within built-up areas, previously-developed land outside built-up areas may be acceptable, provided that it is not of high environmental value. However, suitable sites (outside existing waste sites or industrial areas) will also be limited by the potential effects of operations on residential, commercial, recreational and other uses and on the environment. There will, however, be scope for some types of facility, especially those dealing with waste generated in the locality (for example, recycling points and facilities within new developments).
- 6.4.15 The location of new facilities, e.g. for anaerobic digestion, may be appropriate in the countryside for the treatment of agricultural waste and other materials, such as food waste, where this will result in the production of digestate for use as a fertilizer within that agricultural unit. The recovery of energy from gas produced as a by-product of such processes should be fully exploited.
- 6.4.16 Greenfield sites should only be used if no other suitable sites are available. Applicants will be required to demonstrate that all alternatives have been fully investigated, appropriate to the scale and nature of the development. This includes consideration of existing, permitted, or allocated sites for built waste management uses; other sites within built-up areas; and previously-developed land outside built-up areas.
- 6.4.17 Although any realistic opportunities for the transport of waste by rail or water should be utilised, new built waste management sites should be 'well-related' to the Lorry Route Network, that is, located as close as possible to the LRN so that the use of local roads is minimised. Strategic facilities meeting more than local needs must be located close to the Strategic Lorry Route given that the waste may need to be transported within and across the County.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for the transfer, recycling or treatment of waste permitted per annum	n/a
Transfer, recycling, and treatment of waste (capacity, tonnes per annum, and % of total arisings)	Upward trend

Number of facilities built on previously-development (brownfield) land	Upward trend
Number of facilities built on greenfield land	Downward trend
<i>Intervention Levels</i>	A downward trend of applications and capacity for transfer/recycling/treatment. Waste facilities are built in unsuitable locations, or are not being built at all which could result in insufficient waste capacity, the need for additional landfill or land-use conflict and impacts on amenity.

## 6.5 Inert Waste Recycling

6.5.1 The key **strategic objectives** are 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill*, 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex*, 7: *To maximise the use of rail and water transport for the movement of waste and to minimise lorry movements and the use of local roads for the movement of waste*, and 9: *To protect the SDNP and the two AONBs from unnecessary and inappropriate development*.

6.5.2 The **strategy** for inert waste recycling is allocate a small number of strategic sites (see Policy W10) across the County and also to use criteria to guide other proposals to suitable locations.

<b>Policy W4: Inert Waste Recycling</b>
<p><b>Proposals for the processing and recycling of inert waste will be permitted provided that:</b></p> <p><b>(a) they are located in accordance with Policy W3; or</b></p> <p><b>(b) they can be accommodated at active landfill sites or mineral workings where:</b></p> <p><b>(i) the duration of operations is tied to that of the primary operation; and</b></p> <p><b>(ii) where transportation by rail or water is not practicable or viable, they are well-related to the Lorry Route Network.</b></p>

6.5.3 The processing of CDEW to produce secondary aggregates or soils usually takes place in the open, although some operations can be enclosed. Sites can vary greatly in capacity and throughputs can range from 25,000tpa to very large, strategic-scale sites processing 250,000tpa. The site size required will vary depending on capacity but generally facilities require extensive areas of land (2-5 hectares) to allow the processing and stockpiling of materials.

6.5.4 Strategic facilities should be located close to where the waste arises which

will mainly be along the coast and in the north and east of the County. Where possible, any realistic opportunities for the transport of waste by rail or water should be utilised. All sites should have good access to the Lorry Route Network and avoid the use of local roads; any strategic sites must have good access to the Strategic Lorry Route.

- 6.5.5 Sites have been developed on landfill sites and quarries, although industrial locations may be appropriate if it can be demonstrated that environmental impacts can be reduced to acceptable levels. Sites in quarries tend to have temporary permission, timed to cease when restoration is complete. Extending existing facilities may be possible.
- 6.5.6 Overall, the preference will be for sites located on previously-developed land. If no alternative sites are available, greenfield sites may be acceptable.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for inert waste recycling permitted per annum	n/a
Recycling of inert waste (capacity, tonnes per annum, and % of total arisings)	Upward trend
<i>Intervention Levels</i>	A downward trend of inert waste recycling. An increasing amount of inert waste is sent to landfill rather than recycled, potentially impacting on landfill availability for non-inert wastes.

## 6.6 Open Windrow Composting

- 6.6.1 The key **strategic objectives** are 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill* 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex*, and 13: *to protect and, where possible, enhance the health and amenity of residents, businesses and visitors.*
- 6.6.2 The strategy is not to allocate specific sites for open windrow composting, as there is considered to be no strategic need for new sites, but to use criteria to guide proposals to the most appropriate locations.

### **Policy W5: Open Windrow Composting**

**Proposals for open windrow composting and associated facilities will be permitted provided that there is a sufficient buffer zone or set-back**

**distance between the facility and the nearest sensitive receptors and that they are located on suitable:**

- (a) existing, permitted, or allocated sites for waste management;**
- (b) previously-developed land outside the built-up area;**
- (c) agricultural land, where the impact on any best and most versatile land would be acceptable in accordance with Policy W16; or**
- (d) sites to enable small-scale local community or agriculturally-based schemes in close proximity to the source of the waste.**

- 6.6.3 Open windrow composting normally involves the shredding of the material and storage in 'windrows' of 1.5 to 3 metres in height. It is an appropriate way of dealing with green (garden type) wastes and it can support farm diversification. There are already several open windrow composting sites operating in the County. This policy enables the provision, as required, of further open windrow composting facilities in suitable locations to help move waste up the hierarchy.
- 6.6.4 Shredding and turning in the open windrow composting process can give rise to the release of bioaerosols (micro-organisms such as fungi and bacteria) that are suspended into the air. This can have an impact upon air quality and public health. The provision of a sufficient buffer zone or set-back distance between a proposed composting plant and the nearest sensitive receptors is required. This allows residual odour from the site to dilute and disperse before reaching a receptor, e.g. residential properties. The Environment Agency currently recommends that a site-specific bioaerosol risk assessment is carried out if there is a dwelling or other sensitive receptor located within 250 metres of the site. Although the bioaerosol risk assessment is primarily an issue for the environmental permitting stage, it is also useful to ascertain the bioaerosol risk to human health at an early stage during the planning application process.
- 6.6.5 Proposals for open windrow composting within or close to the South Downs National Park and the Areas of Outstanding Natural Beauty will also be judged against the criteria in Policy W13.
- 6.6.6 In-vessel composting (IVC) and anaerobic digestion (AD) can deal with a wider range of materials than open-air composting. Proposals for IVC and AD facilities will be considered against the criteria in Policy W3 relating to built waste management facilities.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for open-windrow composting permitted per annum	n/a

Recycling of green wastes (capacity, tonnes per annum, and % of total arisings)	Upward trend
<i>Intervention Levels</i>	A downward trend of green waste recycling. An increasing amount of green waste is sent to landfill rather than recycled, potentially impacting on landfill availability for other non-inert wastes.

## 6.7 Management of Wastewater and Sewage Sludge

6.7.1 The key **strategic objective** is 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex.*

6.7.2 The **strategy** is not to allocate specific sites for wastewater treatment facilities but to use criteria to guide proposals to the most appropriate locations. This is because the location of new or improved facilities will depend on the location of new development and the investment programmes of the water companies; there are no specific identified site needs at present.

<b>Policy W6: Management of Wastewater and Sewage Sludge</b>
<p><b>(a) Proposals for the management of wastewater and sewage sludge will be permitted provided that:</b></p> <ul style="list-style-type: none"> <li><b>(i) where possible, new facilities are accommodated within existing wastewater treatment sites; or</b></li> <li><b>(ii) where new facilities cannot be accommodated within existing sites, they are located on suitable previously-developed land or on existing, permitted, or allocated sites for built waste management facilities or general industrial uses.</b></li> </ul> <p><b>(b) Where location of the proposal in accordance with part (a) of this policy is not feasible in operational terms or is inappropriate for other reasons, proposals for the management of wastewater and sewage sludge will be permitted provided that:</b></p> <ul style="list-style-type: none"> <li><b>(i) the proposal is necessary to support new development; or</b></li> <li><b>(ii) it is required to meet environmental standards or regulatory provisions.</b></li> </ul>

6.7.3 There are numerous existing wastewater treatment works in the County, ranging from small-scale facilities serving individual villages to major works for large urban areas.

6.7.4 Policy W6 recognises that while many proposals can be accommodated at existing treatment works or other suitable identified sites, there are likely to be hydraulic and other technical factors that constrain the choice of sites for new or replacement facilities. In such cases, it will be necessary for the applicant to show why the chosen location is appropriate. It is recognised that wastewater and sewage treatment plant catchment areas are based on

river catchments that do not coincide with administrative boundaries, and, therefore, some cross border movement may be necessary.

- 6.7.5 The Shoreham Wastewater Treatment Works, located at Shoreham Harbour, is physically constrained and the potential need for expansion on to adjoining land will be addressed in the Shoreham Harbour Area Action Plan which is being prepared jointly with Adur District Council and Brighton and Hove City Council.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, water companies, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for new or extended wastewater treatment works permitted per annum	n/a
Management of wastewater and sewage sludge (capacity, tonnes per annum)	n/a
<i>Intervention Levels</i>	A loss of capacity of existing wastewater treatment facilities or a significant increase in capacity requirements.  Planning applications for wastewater treatment facilities come forward on unsuitable land or on land allocated for other uses resulting in impacts on waste capacity generally and/or amenity.

## **6.8 Hazardous Waste and Low-Level Radioactive Waste**

- 6.8.1 The key **strategic objective** is 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill.*
- 6.8.2 The strategy is not to allocate specific sites for hazardous waste facilities but to use criteria to assess any proposals that come forward.

<b>Policy W7: Hazardous and Low Level Radioactive Waste</b>
<b>Proposals for the management of hazardous waste and/or low-level radioactive waste will be permitted provided that it can be demonstrated that they make a substantial contribution to meeting the needs of West Sussex for the treatment of the relevant waste stream(s).</b>

- 6.8.3 Hazardous waste facilities include specialist facilities for a particular industry or service (e.g. clinical waste) and the disposal to land of contaminated soils and other hazardous waste materials. Any proposals for the landfilling of hazardous waste will also be judged against the criteria in Policy W9.

- 6.8.4 Due to the specific requirements for the management of hazardous wastes, the relatively small amounts generated, and the costs of establishing specialist facilities (which are likely to serve a national or regional need), there are currently no major facilities in West Sussex. The County will not become self-sufficient in dealing with such waste and any new facilities should only be located in the County because they will make a substantial contribution to meeting its need to manage a specific waste stream.
- 6.8.5 The possible health and environmental impacts that may arise from dealing with hazardous wastes are primarily matters for controls outside the planning system. Operators (including producers, carriers, and disposers of waste) are bound by a 'duty of care' to ensure that correct procedures are followed. Under current regulations, a landfill site cannot accept hazardous waste unless it is specifically classified for the purpose in which case it may have a separate cell for stable, non-reactive hazardous waste.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for the management of hazardous waste permitted per annum	n/a
Management of hazardous waste (capacity, tonnes per annum)	No net loss
<i>Intervention Levels</i>	A loss of capacity of existing hazardous waste treatment facilities and/or a significant increase in capacity requirements.

## **6.9 Recovery Operations involving the Depositing of Inert Waste to Land**

- 6.9.1 The key **strategic objectives** are 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill* and 6: *To only make provision for a declining amount of landfill over the plan period with 'zero waste to landfill' by 2031*, and 11: *To conserve and safeguard the County's important mineral resources*.
- 6.9.2 In accordance with the aspiration to become a 'zero waste to landfill' county by 2031, the **strategy** is to encourage the recycling of inert waste (Policy W4) and to use criteria to assess any proposals that come forward for recovery operations involving the depositing of inert waste material to land.
- 6.9.3 Previous allocations for inert landfill (i.e. disposal operations) in draft plans have not come forward and there appears to be little demand for landfill. This is because the current theoretical requirement for inert waste landfill capacity masks the real situation (see paragraph 2.10.11). In practice,



very little inert waste is currently 'disposed' of to land and much inert material is 'recovered' so that the payment of landfill tax can be avoided. Uses can include landfill engineering/cover purposes at non-inert waste sites (an estimated 60,000 tonnes in 2010), the restoration of mineral workings, agricultural improvements, and other engineering projects.

**Policy W8: Recovery Operations involving the Depositing of Inert Waste to Land**

**Proposals for recovery operations involving the depositing of inert waste to land (including for the continuation in duration, or the physical extension of, existing operations) will be permitted provided that:**

- (a) the proposal results in clear benefits for the site and, where possible, the wider area;**
- (b) the material to be used is only residual waste following recycling and/or recovery or it is a waste that cannot be recycled or treated;**
- (c) there is a genuine need to use the waste material as a substitute for a non-waste material that would otherwise have to be used;**
- (d) the material to be reused is suitable for its intended use;**
- (e) the amount of waste material to be used is no more than is necessary to deliver the benefits identified under (a);**
- (f) there would be no unacceptable impact on natural resources and other environmental constraints;**
- (g) the proposal accords with Policy W13 (Protected Landscapes);**
- (h) any important mineral reserves would not be sterilised; and**
- (i) restoration of the site to a high quality standard would take place in accordance with Policy W20.**

6.9.4 In considering a proposal for the depositing of inert waste to land, an important consideration is whether the proposal amounts to a 'recovery' operation or to a 'disposal' operation. Given that recovery is higher up the waste hierarchy, genuine proposals for the beneficial reuse of inert material would, in principle, be considered favourably. Accordingly, proposals for the depositing of inert waste to land will be judged against criterion (a)-(i) in Policy W8 to determine whether they are recovery operations. If a proposal is determined by the Authorities not to be a genuine recovery operation, it will be assessed as a disposal operation against Policy W9.

6.9.5 There should be a clear benefit or benefits from the proposed development. This should be a benefit to the site itself, for example, the use of residual inert material associated with the restoration of an active or dormant mineral working the restoration of a former mineral working to agriculture or an engineering operation for the provision of a new leisure facility. However, given the likely disturbance to local communities and the local environment, for example, due to the movement of HGVs, there should be benefits for the wider area, for example, through environmental improvement or the creation of new public rights of way.

6.9.6 There should be a genuine need to use the proposed waste material e.g. bunds for visual screening; that is, it should be a suitable alternative for non-waste materials that could meet that need. In addition, the waste

material to be reused should have the right properties for the intended purpose and it should only be the minimum amount required to deliver the intended outcome of the project or proposal.

- 6.9.7 Particular attention will need to be paid to the protection of natural resources and any potential impacts on the wider environment, such as the potential risk to groundwater quality. Proposals within or close to the South Downs National Park and the Areas of Outstanding Natural Beauty will also be judged against the criteria in Policy W13.
- 6.9.8 The depositing of inert material at existing mineral sites, should not prejudice the winning of any important mineral reserves that remain accessible. The restoration of the site should be part of a comprehensive package of improvements or enhancements for the site following the completion of operations (see Policy W20).
- 6.9.9 Proposals to extend the end date for the completion of permitted operations would, in principle, be considered favourably unless there have been material changes since the grant of the extant planning permission which suggest that there should be no continuation of recovery operations at the site.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for depositing of inert waste to land permitted per annum	n/a
Deposit of inert waste to land (capacity, tonnes per annum, and % of total arisings)	Trend within capacity set out within Policy W1
<i>Intervention Levels</i>	An upward trend (as a percentage) of inert waste sent for disposal to land. An increasing amount of inert waste is sent to landfill rather than recycled, resulting in increased pressure on existing sites and/or sites in neighbouring authorities.

## 6.10 Disposal of Waste to Land

- 6.10.1 The key **strategic objectives** are 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill*, 6: *To only make provision for a declining amount of landfill over the plan period with 'zero waste to landfill' by 2031*, and 11: *To conserve and safeguard the County's important mineral resources*.
- 6.10.2 In accordance with the aspiration to become a 'zero waste to landfill' county

by 2031, the **strategy** for landfill (including landraise) is to meet identified need through existing landfill operations and in addition for non-inert waste through the allocation of an extension to the Brookhurst Wood site under Policy W10. No new non-inert or inert landfill sites have been allocated and criteria will be used to assess any proposals for new sites that come forward.

<b>Policy W9: Disposal of Waste to Land</b>	
<b>(a)</b>	<b>Proposals for the disposal of non-inert waste at unallocated sites will not be permitted unless it can be demonstrated that the waste cannot be managed at permitted sites or at the extension to the Brookhurst Wood landfill site allocated in Policy W10.</b>
<b>(b)</b>	<b>Proposals for the disposal of non-inert and inert waste to land (including the continuation in duration of, or the physical extension of, existing operations) will not be permitted unless it can be demonstrated that:</b> <ul style="list-style-type: none"> <li><b>(i) the waste to be disposed of cannot practicably be reused, recycled or recovered;</b></li> <li><b>(ii) there would be no unacceptable impact on natural resources, particularly on groundwater quality, and other environmental constraints;</b></li> <li><b>(iii) they would accord with Policy W13 (Protected Landscapes);</b></li> <li><b>(iv) any important mineral reserves would not be sterilised;</b></li> <li><b>(v) appropriate measures are included to recover energy from landfill gas; and</b></li> <li><b>(vi) restoration of the site to a high quality standard would take place in accordance with Policy W20.</b></li> </ul>
<b>(c)</b>	<b>Any proposals for new landfill sites (including for landraise) must accord with parts (a) and (b) and will not be permitted unless it can be demonstrated that:</b> <ul style="list-style-type: none"> <li><b>(i) they are only required for the disposal of waste following recycling and recovery; and</b></li> <li><b>(ii) there are no opportunities to extend the operation of existing sites within West Sussex.</b></li> </ul>

6.10.3 Landfill (including land-raising) is the least preferred form of waste management in terms of the waste hierarchy. In order to achieve sustainable waste management, waste should not be landfilled unless adequate steps have been taken to remove recyclable and biodegradable elements from the waste and when the waste cannot reasonably be subject to further treatment. Policy W9 covers both the disposal of inert and non-hazardous waste, hazardous waste and low activity low-level radioactive waste; proposals for the latter will also be judged against Policy W7. Hazardous waste can only go to hazardous landfill sites, whereas stable non-reactive hazardous waste (SNHRW) can be disposed of in dedicated cells at 'non-hazardous' landfill sites.

6.10.4 There will be a declining amount of non-inert landfill capacity in the County as existing sites are used up and no new sites are brought into use; the evidence suggests that there is little or no demand from the waste industry

for new sites. The completion of existing sites may take longer to achieve than currently anticipated as input rates slow down as recycling and treatment rates increase. In the medium and longer term, as new recycling and treatment facilities become available, disposal to land will only be needed for the residues of treatment, such as bottom ash from energy from waste plants (unless alternatives uses can be found for those materials).

- 6.10.5 During this period of transition, an extension to the Brookhurst Wood Landfill Site is allocated in Policy W10 to provide additional disposal capacity. Any applicant proposing disposal on any other site will be required to demonstrate that the allocated site cannot be used for some material reason/s.
- 6.10.6 Previous allocations for inert landfill (i.e. disposal operations) in draft plans have not come forward and there appears to be little demand for landfill. This is because the current theoretical requirement for inert waste landfill capacity masks the real situation (see paragraph 2.10.12). In practice, very little inert waste is currently 'disposed' of to land and much inert material is 'recovered' so that the payment of landfill tax can be avoided. Uses can include landfill engineering/cover purposes at non-inert waste sites (an estimated 60,000 tonnes in 2010), the restoration of mineral workings, agricultural improvements, and other engineering projects (such as, golf courses and noise attenuation bunds). Proposals for recovery operations will be judged against Policy W8.
- 6.10.7 Particular attention will need to be paid to the protection of natural resources and any potential impacts on the wider environment. For example, landfill is a major potential hazard to groundwater quality and non-inert landfill must not be located in Source Protection Zone 1. In other locations, it will also be unacceptable, for example, on or in a major or principal aquifer, within Source Protection Zones II or III, and elsewhere where active long-term site management will be essential to prevent long-term groundwater pollution.
- 6.10.8 Landfilling operations at existing mineral sites, such as clay pits, should not prejudice the winning of the important mineral reserves. In such cases, the applicant will need to demonstrate that there are no conflicts between the mineral workings and landfilling operations and that both can take place in tandem.
- 6.10.9 Non-inert landfill sites will require measures to manage landfill gas, generated by the waste, which can continue over long periods. Unless there are sound reasons to the contrary, these measures should provide for energy recovery from the gas.
- 6.10.10 The restoration of the site should be part of a comprehensive package of improvements or enhancements for the site following the completion of operations (see Policy W20).
- 6.10.11 Applicants for non-inert landfill should be able to demonstrate that the proposed facility will not prejudice the movement of waste up the hierarchy; the provision of too much landfill capacity could act as a disincentive to the introduction of more sustainable forms of waste management.

- 6.10.12 Proposals to extend the end date for the completion of permitted operations would, in principle, be considered favourably unless there have been material changes since the grant of the extant planning permission which suggest that there should be no continuation of landfilling at the site.
- 6.10.13 Where there is a demonstrable need for new non-inert landfill capacity, provided that all other requirements can be met, the expansion of existing landfill operations is likely to be more preferable than the introduction of a new facility, as the former will enable use to be made of existing infrastructure. In such cases, the cumulative impact on the environment and/or local communities of extending landfilling operations will need to be addressed in accordance with Policy W21.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for landfilling permitted per annum	n/a
Disposal of waste to land (capacity, tonnes per annum, and % of total arisings)	Downward trend (tpa) (% of total waste)
<i>Intervention Levels</i>	An upward trend (measured as a percentage) waste sent for disposal to land. An increasing amount of waste is sent to landfill rather than treated or recovered, resulting in increased inputs into existing sites or sites in neighbouring authorities.

## 7. Strategic Waste Site Allocations

### 7.1 Introduction

- 7.1.1 This chapter identifies the waste sites that have been allocated in the Plan in pursuit of the following key **strategic objectives** - 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill*, 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste generated within West Sussex*, 5: *To make provision for new transfer, recycling and treatment facilities as close as possible to where the waste arises*, and 7: *To maximise the use of rail and water transport for the movement of waste and to minimise lorry movements and the use of local roads for the movement of waste*.
- 7.1.2 The **strategy** is to allocate specific 'strategic' sites for new built waste management facilities (including for inert waste recycling), and an extension to a non-inert landfill site to supplement the existing network of waste management sites.
- 7.1.3 Allocation of a site gives certainty to the waste industry and local communities about the acceptability 'in principle' of the use of an identified site for a future waste land-use. However, all planning applications must be judged on their merits and the allocation of a site in the Plan does not mean that a proposal for the allocated use will automatically be granted planning permission; the proposal must be acceptable in its own right taking into account all the material considerations. This includes the application to the proposed development of the relevant use-specific and general development management and policies of this Plan. It should also be noted that wider (non-land use planning) controls may apply to development proposals, for example, the environmental permitting regime.
- 7.1.4 Although the allocated sites are currently available for waste uses during the plan period, circumstances may change and they may not come forward as expected. Private sector businesses (and, therefore, commercial considerations) will determine whether facilities will actually be built and what types of technology will be used. Therefore, the Plan allows, under the use-specific policies in the preceding chapter, for other sites that are acceptable in principle to come forward for waste uses. Such provision will provide additional flexibility and compensate for any allocated sites that do not come forward for waste development. Accordingly, the fact that a site is not allocated in the Plan does not mean that a proposal for waste management on an unallocated site will not get planning permission at some future date.

### 7.2 Spatial Strategy

- 7.2.1 Following technical work and discussions with the waste industry, statutory and other consultees, and resident and community groups, a spatial strategy was identified for the location of new built waste management and inert recycling facilities. These facilities are needed to address likely capacity shortfalls for the transfer, recycling, and treatment of all waste in West Sussex as identified in Section 2.10.

- 7.2.2 There are three key elements of the spatial strategy that has been used to guide the identification of the allocated sites:
- *First element:* the new sites should be well-related to where the waste arises. Therefore, there is a need for sites along the coast close to the main urban areas and for sites in the north and north-east of the County close to the main towns. These new sites will supplement the existing pattern of waste sites in those broad areas.
  - *Second element:* given that national policy directs that major development should not be located in major landscape designations (unless there are exceptional circumstances), no sites have been allocated within the South Downs National Park or within the Areas of Outstanding Natural Beauty. Small-scale local facilities can still come forward in those areas under a criteria-based policy approach.
  - *Third element:* where transportation by rail or water is not practicable or viable, the new sites should have good access to the Lorry Route Network (LRN). The sites should be located within the 3km (1.86 miles) corridor either side of the roads that form the LRN. Access from the site to the LRN should be acceptable 'in principle', that is, there should not be any technical issues, with regard to highway capacity and road safety, that cannot be overcome.
- 7.2.3 There has been a general preference for the allocation of previously-developed land. In some cases, however, it is necessary to allocate greenfield sites where alternative 'brownfield' sites are not available, or where the provision of new waste facilities can be related to areas of large-scale new greenfield development.
- 7.2.4 In keeping with the general preference for brownfield sites, existing general industrial estates would, in principle, be suitable locations for new waste facilities. However, the allocation of unused land on industrial estates has not been pursued as such sites are unlikely to remain available for waste uses during the plan period; this would undermine the intention to address capacity shortfalls through the allocation of specific 'strategic' sites. Any proposals that come forward in such areas will be considered on their merits as outlined above (paragraph 7.1.3).
- 7.2.5 Given the aspiration to become a 'zero waste to landfill' county by 2031, the approach to non-inert landfill has focussed on the potential extension of the two existing landfill operations (at Brookhurst Wood and at Lidsey) and not on the allocation of new sites. Therefore, no spatial strategy has been used for the allocation of landfill sites.

## **7.3 Strategic Waste Site Allocations**

- 7.3.1 A detailed technical assessment of each site has been undertaken. No overriding constraints have been identified affecting the proposed forms of development on the allocated sites. This includes, for example, the potential impact of the development on amenity and character, and risk to the natural and historic environment. It is considered, therefore, that any potential adverse impacts can be prevented, minimised, mitigated, or compensated for to an acceptable standard. Accordingly, the sites allocated

in Policy W10 are acceptable 'in principle' for the allocated use(s).

- 7.3.2 In addition to the technical assessment, there has been on-going engagement with the relevant landowners and with the waste industry which has established that the sites (in whole or in part) allocated in Policy W10 are both available and deliverable for waste management uses.

<b>Policy W10: Strategic Waste Allocations</b>	
<b>(a)</b>	<b>The following sites are allocated to meet identified shortfalls in transfer, recycling and recovery capacity. Accordingly, they are acceptable, in principle, for the development of waste management facilities for the transfer, recycling, and/or recovery of waste (including the recycling of inert waste):</b> <ul style="list-style-type: none"> <li>• <b>Site north of Wastewater Treatment Works, Ford (Policy Map 1);</b></li> <li>• <b>Hobbs Barn, near Climping (Policy Map 2);</b></li> <li>• <b>Fuel Depot, Bognor Road, Chichester (Policy Map 3);</b></li> <li>• <b>Brookhurst Wood, near Horsham (Policy Map 4); and</b></li> <li>• <b>Land west of Wastewater Treatment Works, Goddards Green (Policy Map 5).</b></li> </ul>
<b>(b)</b>	<b>The following site is allocated to meet an identified shortfall in non-inert landfill capacity. Accordingly, it is acceptable, in principle, for that purpose:</b> <ul style="list-style-type: none"> <li>• <b>Extension to Brookhurst Wood Landfill Site, near Horsham (Policy Map 4).</b></li> </ul>
<b>(c)</b>	<b>The development of a site allocated under (a)-(b) must take place in accordance with the policies of this Plan and satisfactorily address the 'development principles' for that site identified in the supporting text to this policy.</b>
<b>(d)</b>	<b>The sites allocated under (a)-(b) will be safeguarded from any development either on or adjoining the sites that would prevent or prejudice their development (in whole or in part) for the allocated waste management use or uses.</b>

- 7.3.3 The focus for the selection of new built waste management sites has been on the land-use implications of potential uses rather than on particular types of facilities or technologies. Technologies will change over time and it is important that flexibility is built into the Plan. Therefore, the sites allocated under Policy W10(a) can be used for general industrial type buildings that could be used for different uses (see Section 2.7). Wherever possible, proposals for facilities such as thermal treatment plants and for anaerobic digestion should come forward as part of schemes that combine the generation and distribution of heat and power.

- 7.3.4 The sites can also be used for inert waste recycling, that is, the processing of CDEW to produce secondary aggregates or soils. This will usually take place in the open, although some operations may be enclosed within buildings.

- 7.3.5 As stated in paragraph 6.2.8, there will be no requirement for applicants to



demonstrate a quantitative or market need for a proposal on a site allocated in Policy W10. This is because they are required to meet identified shortfall in waste management capacity to deliver the objective of net self-sufficiency.

7.3.6 The sites in Policy W10 will be safeguarded for the allocated waste management use; for mixed-use sites, the development of complementary non-waste uses on the site should not prejudice the delivery of waste uses on part of the site. The Authorities will keep the allocated sites under review to take account of changing circumstances; any formal changes to Policy W10 will be made through a review of the Plan. Prior to the Plan being reviewed, there may be circumstances where the safeguarding of a site (in whole or in part) for waste management uses is no longer necessary. For example, additional capacity may be permitted or an alternative scheme for the site may come forward that has wider benefits that clearly outweigh the retention of the allocation for waste uses.

7.3.7 The broad location of the sites allocated in Policy W10 is shown on the Key Diagram. The boundary of each allocated site is identified on a Policy Map. The following paragraphs identifies 'development principles' for each site, that is, specific issues that will need to be addressed at the planning application stage, as and when proposals come forward for the allocated sites. Policy W10 requires these principles to be satisfactorily addressed in addition to any requirements within the use-specific and general development management policies of this Plan.

### **Built Waste Management Facilities**

7.3.8 **Site north of Wastewater Treatment Works, Ford (Policy Map 1):** A brownfield site (approximately 6.0 hectares) outside the defined built-up area with permission for industrial use. It has previously been used for the manufacture of building products and is currently vacant. In theory, it has the physical capacity to deliver a single built facility (up to c.250, 000tpa) or a number of smaller facilities; however, the actual waste management capacity achieved on the site would depend upon the specific type of facility/facilities and the chosen technology or technologies.

7.3.9 The development principles for the Ford site are as follows:

- development of the site to be comprehensive;
- comprehensive landscaping scheme required;
- assessment of impact on the listed buildings to the north and possible mitigation required;
- if substantial new ground excavations are proposed, low-level archaeological mitigation required;
- assessment of impacts on the water environment (major aquifer) and possible mitigation required;
- assessment of impacts on the amenity of users of public rights of way and possible mitigation and enhancement required;

- assessment of impact (e.g. traffic, noise, odour) on the amenity of dwellings to the north east and south west and possible mitigation required;
- the cumulative impacts of traffic, noise and odour on the environment and local communities to be satisfactorily addressed and mitigated as required, taking into account all existing, permitted, allocated, or proposed development within the wider area;
- assessment of the possible closure of the existing access north of Rodney Crescent and the use of an alternative access to the site from Ford Road;
- assessment of impact of additional HGV movements on highway capacity and road safety, including at the Church Lane and A259 junction and possible mitigation required; and
- a routing agreement is required to ensure vehicles enter and exit via Ford Road to the south, and not to or from the A27 to the north. Access via Rollaston Park/B2233 for HGVs should also be prevented.

7.3.10 **Hobbs Barn, near Climping (Policy Map 2):** A brownfield site (approximately 2.1 hectares) outside the defined built-up area with permission for industrial use; excludes eastern part of site with existing industrial units. In theory, it has the physical capacity to deliver a single built facility (c.50, 000tpa) or a number of smaller facilities; however, the actual waste management capacity achieved on the site would depend upon the specific type of facility/facilities and the chosen technology or technologies.

7.3.11 The development principles for the Hobbs Barn site are as follows:

- trees on the north of the site and existing hedgerows to be protected and additional landscaping to be provided;
- if substantial new ground excavations are proposed, low-level archaeological mitigation required;
- assessment of impacts on the water environment (including a major aquifer and Ryebank Rife which runs along the southern boundary) and possible mitigation required. Development must not result in a deterioration in water quality in Ryebank Rife or compromise its ability to achieve good status;
- flood risk assessment and possible mitigation required. Less vulnerable uses only acceptable (e.g. hazardous waste facilities would not be acceptable);
- assessment of impact (e.g. noise, odour) on the amenity of dwellings and possible mitigation required;
- the cumulative impacts of traffic, noise and odour on the environment and local communities to be satisfactorily addressed and mitigated as required, taking into account all existing, permitted, allocated, or proposed development within the wider area;
- assessment of impact of additional HGV movements on highway capacity and road safety, including at the Church Lane/A259 junction and possible mitigation required;

- a routing agreement is required to ensure vehicles do not travel to or from the A27 via the B2233;
- easement of between 6 and 8 metres required to ensure future access to the sewer along southern edge of site; and
- avoidance of BT lines to be addressed.

7.3.12 **Fuel Depot, Bognor Road, Chichester (Policy Map 3):** A former fuel depot (approximately 4.8 hectares) outside the defined built-up area. The site includes a number of large earthwork mounds which cover underground bunkers which may have national archaeological significance due to their rarity. The site has the capacity to deliver a single waste management facility (c.50, 000tpa on 1.0 hectare) as part of the comprehensive redevelopment of the site involving complementary non-waste uses. The actual waste management capacity achieved on the site would depend upon the specific type of facility and the chosen technology.

7.3.13 The development principles for the Fuel Depot site are as follows:

- development of the site to be comprehensive;
- landscape and visual impact assessment required, height restrictions to protect views of Chichester Cathedral spire and to the South Downs National Park, and provision of additional landscaping required;
- an Appropriate Assessment may be required to protect European sites of nature conservation importance for any waste processing uses that would release NOx and other pollutants; the Assessment will need to demonstrate that there are no adverse impacts on their integrity;
- desk-based archaeological impact assessment and statement of significance and possible mitigation required, in accordance with a Written Scheme of Investigation and Mitigation;
- flood risk assessment and possible mitigation required;
- ground contamination report taking into account both on-site sources, e.g. fuel storage tanks, and off-site sources, e.g. former landfills sites, and possible mitigation required including addressing impacts on groundwater, surface water, and human health;
- assessment of impact (e.g. noise, odour) on the amenity of dwellings and possible mitigation required;
- assessment of the possible use of rail for the movement of waste;
- no direct access onto the A27 and a review of existing access arrangements including consideration of the cumulative impacts of other development in the area and possible mitigation required;
- assessment of impact of additional HGV movements on highway capacity and road safety, including at the A27/A259 junction and the Drayton Lane/A259 junction and possible mitigation required; and
- a routing agreement is required to ensure vehicles use the A27/A259 and do not travel through the city centre.

7.3.14 **Brookhurst Wood, near Horsham (Policy Map 4):** A brownfield site (approximately 6.5 hectares) which is allocated in Policy AL14 of the

Horsham Local Development Framework for mixed-use development including waste management. The southern part of the site (approximately 3.0 hectares) has planning permission for Class B2 (general industrial) and B8 (storage and distribution) uses. In theory, the allocated site has the physical capacity to deliver a single built facility (up to c.300, 000tpa) or a number of smaller facilities; however, the actual waste management capacity achieved on the site would depend upon the specific type of facility/facilities and the chosen technology or technologies.

7.3.15 The development principles for the Brookhurst Wood site are as follows:

- development of the site to be comprehensive;
- assessment of protected species and possible mitigation required;
- industrial archaeological impact assessment and possible mitigation required;
- assessment of impacts on the water environment and possible mitigation required;
- assessment of impact (e.g. traffic, noise, odour) on the amenity of nearby dwellings and businesses and possible mitigation required;
- the cumulative impacts of traffic, noise, and odour on the environment and local communities to be satisfactorily addressed and mitigated as required, taking into account all existing, permitted, allocated, or proposed development within the wider area;
- development to comply with Aerodrome Safeguarding requirements to ensure that the operational integrity and safety of the airport are not compromised. This may result in restrictions on height, on the detailed design of buildings or on development which might create a bird hazard. A bird hazard management plan may be required;
- assessment of the possible use of rail for the movement of waste; and
- assessment of impact of additional HGV movements on highway capacity and road safety, including at the Langhurstwood Road/A264 junction and on the A264, A24, A23/M23, and possible mitigation required.

7.3.16 ***Land west of Wastewater Treatment Works, Goddards Green (Policy Map 5)***: A greenfield site (approximately 5.0 hectares) outside the defined built-up area. In theory, it has the physical capacity to deliver up to 200,000tpa possibly in a single facility or in a number of smaller facilities; however, the actual waste management capacity achieved on the site would depend upon the specific type of facility/facilities and the chosen technology or technologies.

7.3.17 The development principles for the Goddards Green site are as follows:

- development of the site to be comprehensive;
- development of the site to be compatible with the development of the strategic allocation to the north and west of Burgess Hill including mitigation of any adverse impacts;
- assessment of the visual impact, particularly in relation to height, scale and form of buildings and mitigation required, including retention and

reinforcement of hedgerows along the eastern and southern boundaries and landscaping (including screening bunds) along the western and northern boundaries;

- ecological survey (including impact on Site of Nature Conservation Importance) and possible mitigation required;
- assessment of archaeological remains and possible mitigation required;
- assessment of impacts on the water environment and possible mitigation required. Development must not result in a deterioration in water quality in the River Adur East or compromise its ability to achieve good status;
- flood risk assessment and possible mitigation required;
- assessment of impacts on the amenity of users of public rights of way and possible mitigation and enhanced required;
- assessment of impact (e.g. traffic, noise, odour) on the amenity of dwellings and possible mitigation required;
- the cumulative impacts of traffic, noise, and odour on the environment and local communities to be satisfactorily addressed and mitigated as required, taking into account all existing, permitted, allocated, or proposed development within the wider area;
- assessment of impact of additional HGV movements on highway capacity and road safety, including on the A23/A2300 junction and possible mitigation required;
- a routing agreement is required to ensure vehicles use the strategic lorry route, including avoiding use of Cuckfield Road and movements through Burgess Hill; and
- easement of between 6 and 8 metres required to ensure future access to the sewer along southern edge of site.

### **Non-Inert Landfill**

7.3.18 ***Extension to Brookhurst Wood Landfill Site (Inset Map 4)***: In keeping with the aspiration of 'zero waste to landfill', the Plan only allocates an extension (approximately 3.5 hectares) to the existing non-inert landfill site at Brookhurst Wood, near Horsham. The extension site is currently used (in part) for site offices and gas plant and is allocated in Policy AL14 of the Horsham Local Development Framework for mixed-use development including waste management. Permitted capacity at the site (approximately 1.02mt at June 2012) is due to be used up by the end of 2015. Therefore, the allocation of an extension to the site of approximately 1,000,000m<sup>3</sup> (and which could accommodate approximately 0.86mt, subject to the actual compaction densities achieved) provides for a period of transition in the medium-term during which new recycling and treatment facilities can come forward on the sites allocated under Policy W10(a) and on other suitable sites.

7.3.19 The development principles for the Extension to Brookhurst Wood Landfill Site are as follows:

- assessment of protected species and possible mitigation required;

- industrial archaeological impact assessment and possible mitigation required;
- assessment of impacts on the water environment and possible mitigation required;
- assessment of impact (e.g. traffic, noise, odour) on the amenity of nearby dwellings and businesses and possible mitigation required;
- the cumulative impacts of traffic, noise, and odour within the wider area to satisfactorily addressed;
- development to comply with Aerodrome Safeguarding requirements to ensure that the operational integrity and safety of the airport are not compromised. This may result in restrictions on height, on the detailed design of buildings or on development which might create a bird hazard. A bird hazard management plan may be required;
- assessment of impact of any additional HGV movements on highway capacity and road safety, including at the Langhurstwood Road/A264 junction and on the A264, A24, A23/M23, and possible mitigation required;
- phased restoration to an appropriate after-use, such as meadowland and woodland; and
- development must not prejudice the delivery of the site to the south allocated in Policy W10(a).

## **7.4 Potential Contribution of the Allocated Sites**

- 7.4.1 As identified in Section 2.11, the strategic waste sites allocated in this Plan must be both distributed in accordance with the spatial strategy (see Section 7.2) and be suitable to accommodate facilities that make a substantial contribution to delivering the required quantum of additional waste management capacity (see Section 2.10).
- 7.4.2 The sites allocated in Policy W10(a) are located in the Areas of Search close to where the waste arises; they are outside the protected landscapes; and they have good access to the Lorry Route Network. They are, therefore, distributed in accordance with the spatial strategy.
- 7.4.3 Table 3 in Section 2.11 identifies that the Authorities need to plan for a total increase in waste management capacity of 0.68mtpa to 2031, allowing for a degree of contingency. The theoretical landtake required to deliver that quantum of development is about 19.9 hectares. It should, however, be noted that as the 'site size to capacity' ratio for different types of facility varies, the actual landtake that may be achieved would depend upon the uses and technologies that come forward.
- 7.4.4 Based on the site information in Section 7.3, Table 4 identifies the theoretical minimum and maximum contribution that the sites allocated in Policy W10(a) could make to meeting the capacity shortfall

**Table 4: Potential Contribution of Sites Allocated in Policy W10(a)**

Allocated Sites	Minimum		Maximum	
	mtpa*	Area (ha)	mtpa*	Area (ha)
Site north of WWTW, Ford	0.25	6.0	0.25	6.0
Hobbs Barn, near Climping	0.05	2.1	0.05	2.1
Fuel Depot, Chichester	0.05	1.0	0.05	1.0
Brookhurst Wood, nr Horsham	0.30	6.5	0.30	6.5
Land west of WWTW, Goddards Green	0.05	2.0	0.20	5.0
<b>Total</b>	<b>0.70</b>	<b>17.6</b>	<b>0.85</b>	<b>20.6</b>
* Theoretical figures only - the actual waste management capacity achieved on the site would depend upon the specific type of facility/facilities and the chosen technology/technologies.				

7.4.5 Table 4 shows that the sites allocated in Policy W10(a) could potentially deliver between 0.70 and 0.85mtpa of additional built waste management capacity for transfer, recycling and treatment on between 17.6 and 20.6 hectares of land. As a minimum, the allocated sites would be able to meet the theoretical capacity shortfall of 0.68mtpa, without any reliance on unallocated sites.

7.4.6 With regard to the theoretical need for up to 0.61mt of new non-inert landfill capacity (see paragraph 2.10.13), the proposed extension to the Brookhurst Wood Landfill Site would meet the strategic needs of the Plan area in the medium-term (i.e. post 2015).

7.4.7 As recognised elsewhere in this Plan, although the allocation of the sites in Policy W10(a) demonstrates that sufficient provision has been made to meet identified shortfalls, whether facilities will actually be built on the sites and the types of technology that may be used, will be determined by the private waste companies.

Implementation and Monitoring	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, waste industry, Environment Agency
Monitoring the 'take-up' of allocated sites through the AMR	n/a
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications for waste management facilities on allocated sites permitted per annum.	n/a
Type of facilities permitted on allocated sites per annum	In line with the requirements of the Plan area as set out in Policy W1
<i>Intervention Levels</i>	A downward trend of applications on allocated sites (compared with applications on unallocated sites).

	<p>Loss of allocations to non-waste uses or use for built waste facilities determined as being undeliverable.</p> <p>A disparity between the type of waste facilities permitted and the type required as set out within Policy W1.</p>
--	--



## 8. Development Management Policies

### 8.1 Introduction

- 8.1.1 These policies (W11-23) support the strategic objectives and supplement the use-specific policies in Chapter 6. The policies are designed to ensure that there would be no unacceptable harm to amenity, character, and the environment or to other material considerations from waste development proposals.
- 8.1.2 Each section covers a separate issue and has the following structure: the relevant strategic objective or objectives; the policy (bold text in boxes); the supporting text; and implementation and monitoring information.
- 8.1.3 The term 'green infrastructure' refers to the network of green space, which supports natural and ecological processes. This green space is multi-functional, both old and new, and can be in both rural and urban areas. It provides clean air, water and natural resources that are integral to health and quality of life and it also has a role in helping to improve sustainable transport, health and well-being, resource management, ecosystem services, biodiversity and cultural heritage. It can also help to mitigate and adapt to climate change. Although it is recognised that the potential for waste development to contribute to the creation and enhancement of green infrastructure is relatively limited, it is covered by a number of policies including W11, W12, W14, W17, and W20.
- 8.1.4 The Local Lists adopted by each authority provide details about the information that is required to validate/determine a planning application. It should also be noted that wider (non-land use planning) controls may apply to development proposals, for example, the environmental permitting regime.

### 8.2 Character

- 8.2.1 The relevant **strategic objective** is 8: *To protect and, where possible, enhance the special landscape and townscape character of West Sussex.*

<b>Policy W11: Character</b>
<p><b>Proposals for waste development will be permitted provided that they would not have an unacceptable impact on:</b></p> <p>(a) <b>the character, distinctiveness, and sense of place of the different areas of the County and that they reflect and, where possible, reinforce the character of the main natural character areas (including the retention of important features or characteristics); and</b></p> <p>(b) <b>the separate identity of settlements and distinctive character of towns and villages (including specific areas or neighbourhoods) and development would not lead to their actual or perceived coalescence.</b></p>

- 8.2.2 The character of West Sussex is important to residents and visitors alike.

Many factors have shaped the distinctive character of the County, including the geology, vegetation, and human activity, and it continues to evolve. Development should respect the character of the area (see Section 3.4). This applies equally to the built and rural environment. The distinctive character of the towns and villages within the County can be adversely affected by inappropriate development, which has an immediate obvious impact on many residents.

- 8.2.3 The scale, appearance, and level of activity of waste development can mean that there is likely to be an adverse impact on the character of the County. It is important, therefore, that such impacts are kept to an acceptable level.
- 8.2.4 Account should be taken of the character of the area in which the proposal is located, including any assessments that have been undertaken; information is available on the Authorities' websites. In the case of major facilities, it may be necessary for a landscape assessment to be undertaken. Particular attention should be given to the design of facilities to safeguard character and the need for techniques of mitigation to minimise the potential impact of proposals.
- 8.2.5 The County is typified by a pattern of mainly closely-spaced small and medium-sized towns and villages. The loss of gaps between settlements would threaten not only the separation and setting of the settlements on both sides but also the overall character of the County. Therefore, the Plan seeks to maintain the separate identity and character of all settlements and prevent them coalescing. Coalescence does not mean exclusively the physical joining of settlements but also includes a perceived joining of settlements due to physical development and/or a level of activity which reduces their visual separation and the sense of travelling between settlements. The predominantly open and undeveloped character of the land between settlements should be maintained to ensure that there is an actual and perceived visual break between the settlements and the sense of an absence of activity.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Natural England
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on character grounds per annum (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Planning applications for waste facilities which conflict with the character and identity of the surrounding land are permitted against advice.

## 8.3 High Quality Development

- 8.3.1 The relevant **strategic objectives** are 8: *To protect and, where possible,*

*enhance the special landscape and townscape character of West Sussex, 13: To protect and, where possible, enhance the health and amenity of residents, businesses, and visitors, and 14: To minimise carbon emissions and to adapt to, and to mitigate the potential adverse impacts of, climate change.*

### **Policy W12: High Quality Developments**

**Proposals for waste development will be permitted provided that they are of high quality and, where appropriate, the scale, form, and design (including landscaping) take into account the need to:**

- (a) integrate with and, where possible, enhance adjoining land-uses and minimise potential conflicts between land-uses and activities;**
- (b) have regard to the local context including:**
  - (i) the varied traditions and character of the different parts of West Sussex;**
  - (ii) the characteristics of the site in terms of topography, and natural and man-made features;**
  - (iii) the topography, landscape, townscape, streetscape and skyline of the surrounding area;**
  - (iv) views into and out of the site; and**
  - (v) the use of materials and building styles;**
- (c) includes measures to maximise water efficiency;**
- (d) include measures to minimise greenhouse gas emissions, to minimise the use of non-renewable energy, and to maximise the use of lower-carbon energy generation (including heat recovery and the recovery of energy from gas); and**
- (e) include measures to ensure resilience and enable adaptation to a changing climate.**

8.3.2 The quality of development is not just about what it looks like, it is about a whole range of aspects which in combination make a development fit for its current or future purpose as well as fitting with its surroundings. These range from the materials its uses and its energy efficiency through to its relationship with adjoining land uses.

8.3.3 The quality of new development is an important issue and there is a desire to secure even better forms and designs of new development in West Sussex. Although the need for new development may be accepted, there are concerns about the impact of such development on the quality of the local environment. Achieving high quality development can help to allay these concerns and make the principle of development, both in planning terms and to local people, more acceptable.

8.3.4 This Plan seeks to ensure that all new development is of a high quality. It encourages inclusive, innovative, and imaginative schemes which will make a positive contribution to the quality of the local environment and in general to the quality of life in West Sussex. By the same token, poor quality development which does not accord with Policy W12 should not be permitted. The County Council's High Quality Waste Facilities Supplementary Planning Document (2006) provides guidance about the

design and layout of waste management facilities

- 8.3.5 New development should be compatible with neighbouring land uses and buildings (for example, in terms of nuisance or pollution). Uses within a mixed-use site should be arranged so that future conflicts are avoided.
- 8.3.6 New development should also protect and, where possible, reinforce the character of the surrounding area (see Policy W11). It should work with rather than against the characteristics of the site and of the surrounding area. It should protect existing views and create new views, and use materials and building styles which are appropriate in the local context.
- 8.3.7 High quality development is not just about buildings, it is also about the areas surrounding them including landscaping and planting. For example, planting native trees and shrubs local to the area can improve the quality of the environment as well as helping to mitigate the impacts of climate change. Other measures may include protecting existing habitats and species and creating new habitats.
- 8.3.8 The Building Research Establishment Environmental Assessment Method (BREEAM) is a widely-used environmental assessment method for non-residential buildings. New developments should be designed taking account of such matters and seek to meet the 'Very Good' standard. This includes inclusion of water efficiency measures, such as grey water recycling, in any new development.
- 8.3.9 Another aspect is the need to ensure energy efficiency in order to reduce energy consumption related to the use of buildings. Much can be done through the use of materials which are produced efficiently in terms of energy and through the energy-efficient construction and operation of buildings. The use of lower-carbon energy generation such as solar power can also have an important role to play. This also includes the recovery of heat and other by-products (such as gas) for beneficial purposes. Therefore, proposals for facilities such as thermal treatment plants and for anaerobic digestion that come forward, should do so as part of an integrated approach to the generation and distribution of heat and power, for example, district heating schemes.
- 8.3.10 The effects of a changing climate can be seen in the United Kingdom and around the world. Adaptation is any activity that reduces the impact of a changing climate. There is a need to understand how the risks posed by a changing climate and future severe weather events might affect proposed facilities and services. Action should be taken at the planning stage to reduce any risks.
- 8.3.11 Applicants are required by legislation to submit Design and Access Statements to accompany most planning applications for waste development.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSSC, SDNPA, waste industry

<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications permitted that include low carbon energy initiatives/sources (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Downward trend of applications permitted that include low carbon energy initiative/sources. Applications are permitted against design quality advice.

## 8.4 Protected Landscapes - South Downs National Park and Areas of Outstanding Natural Beauty

8.4.1 The relevant **strategic objective** is 9: *To protect the SDNP and the two AONB from unnecessary and inappropriate development.*

<b>Policy W13: Protected Landscapes</b>
<p><b>(a) Proposals for waste development within protected landscapes (the South Downs National Park, the Chichester Harbour Area of Outstanding Natural Beauty (AONB), and the High Weald AONB) will not be permitted unless:</b></p> <ul style="list-style-type: none"> <li><b>(i) the site is allocated for that purpose in an adopted plan; or</b></li> <li><b>(ii) the proposal is for a small-scale facility to meet local needs that can be accommodated without undermining the objectives of the designation; or</b></li> <li><b>(iii) the proposal is for major* waste development that accords with part (c) of this Policy.</b></li> </ul> <p><b>(b) Proposals for waste development located outside protected landscapes will be permitted provided that they do not undermine the objectives of the designation.</b></p> <p><b>(c) Proposals for major* waste development within protected landscapes will not be permitted unless:</b></p> <ul style="list-style-type: none"> <li><b>(i) there is an overriding need for the development within the designated area; and</b></li> <li><b>(ii) the need cannot be met in some other way or met outside the designated area; and</b></li> <li><b>(iii) any adverse impacts on the environment, landscape, and recreational opportunities can be satisfactorily mitigated.</b></li> </ul>
<p>* In the case of waste proposals, all applications are defined by the Town and Country Planning (Development Management Procedure) Order 2010 as 'major'. However, for the purpose of this policy, major waste development is development that, by reason of its scale, character or nature, has the potential to have a serious adverse impact on the natural beauty, wildlife, cultural heritage and recreational opportunities provided by the South Downs National Park or the natural beauty, distinctive character, and remote and tranquil nature of the Areas of Outstanding Natural Beauty (AONB). The potential for significant impacts on the National Park or the AONB will be dependent on the individual characteristics of each case.</p>

8.4.2 The purposes of the South Downs National Park (SDNP), which includes

parts of the Wealden Fringe and Low Weald character areas, are to conserve and enhance the natural beauty, wildlife and cultural heritage of the area; and to promote opportunities for the understanding and enjoyment of the special qualities of the park by the public. There is a general duty on the Authorities to have regard to the purposes of national park designation when taking a decision that may affect land in the National Park. If there is conflict between these purposes, then the first must take precedence.

- 8.4.3 An Area of Outstanding Natural Beauty (AONB) displays a range of unusual, unique or exceptional qualities, combining to give it a distinctive and cohesive character and natural beauty which is deemed 'outstanding'. Accordingly, the two AONB in the County have been designated to ensure the conservation and enhancement of their natural beauty, distinctive character, and remote and tranquil nature.
- 8.4.4 National protection is given to the SDNP and the AONBs and development, whether within or outside the areas, must not undermine the objectives of their designation. Where possible, new development should take place outside protected landscapes although it is recognised that there may be an overriding need for new or extended sites within these sensitive areas in particular to meet local needs. There may also be justification for proposals, such as the restoration of active or dormant mineral workings, where they would contribute to the restoration of the landscape provided that any adverse impacts in the short-term, e.g. the impacts of HGVs on residential or visual amenity, are outweighed by the long-term benefits.
- 8.4.5 Proposals for major development within protected landscapes must be subject to rigorous examination. They should not be permitted except in exceptional circumstances and only where it can be demonstrated that they are in the public interest before being allowed to proceed. Therefore, an assessment should be undertaken to examine the need for the development; the scope for developing outside the area or of meeting the need in some other way; and the impact on the environment, landscape, and recreational opportunities.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, High Weald Joint Advisory Committee, Chichester Harbour Conservancy, Natural England
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused in the AONBs and SDNP (including percentage against total applications received) for large scale and small scale facilities Number of applications for depositing of inert waste to land permitted per annum within protected landscapes	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications or be permitted.

<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable impacts on protected landscapes arising from the proposal. Applications permitted against protected landscape advice.
----------------------------	---

## 8.5 Biodiversity and Geodiversity

8.5.1 The relevant **strategic objective** is 10: *To protect and, where possible, enhance the natural and historic environment and resources of the County.*

<b>Policy W14: Biodiversity and Geodiversity</b>
<p><b>Proposals for waste development will be permitted provided that:</b></p> <ul style="list-style-type: none"> <li><b>(a) areas or sites of international biodiversity importance are protected unless there are no appropriate alternative solutions and there are overriding reasons which outweigh the need to safeguard the value of sites or features, and provided that favourable conservation status is maintained;</b></li> <li><b>(b) there are no adverse impacts on areas or sites of national biodiversity or geological conservation importance unless the benefits of the development clearly outweigh the impact on the objectives of the designation and on the wider network of such designated areas or sites;</b></li> <li><b>(c) there are no adverse impacts on areas, sites or features of regional or local biodiversity or geological conservation importance unless the benefits of the development clearly outweigh the impact on the objectives of the designation;</b></li> <li><b>(d) where development would result in the loss of or adversely affect an important area, site or feature, the harm is minimised, mitigated, or compensated for, including, where practicable, the provision of a new resource elsewhere which is of at least equivalent value;</b></li> <li><b>(e) where appropriate, the creation, enhancement, and management of habitats, ecological networks, and ecosystem services is secured consistent with wider environmental objectives including Biodiversity Opportunity Areas and the South Downs Way Ahead Nature Improvement Area; and</b></li> <li><b>(f) where necessary, the investigation, evaluation, and recording of important sites and features is undertaken and, where appropriate, representative features are preserved.</b></li> </ul>

8.5.2 The County's varied geology, its geographical location and past land-use and management practices have contributed to the biodiversity or 'variety of life' in the County. Although it is often associated with the countryside, biodiversity occurs everywhere including built-up areas. The range of habitats and species has a major impact on the quality of the environment and consequently on the well-being of the communities of West Sussex.

8.5.3 Although much of West Sussex is formally designated as being important for nature conservation (see Section 3.5), the 'buffer' around designated

sites and areas and the wildlife corridors and 'stepping stones' between them are also of vital importance in maintaining this biodiversity. However, some habitats are irreplaceable, such as ancient woodland, and the range of habitats and species has decreased over the relatively recent past, to the point at which effort is needed to reverse the trends. Accordingly, the Plan seeks the protection and management of designated and retained sites and areas, and the creation and management of new areas.

- 8.5.4 Site evaluation should be undertaken to establish the nature conservation importance of the site (including its biodiversity and geodiversity) and proposals should be designed to minimise any adverse impacts on the site and on the surrounding area.
- 8.5.5 Important habitats, species and geological features will be protected, conserved and, where possible, enhanced. The approach taken will depend on the nature of the proposal and the level of designation (see Section 3.5). In some cases, there may be overriding reasons, such as the lack of appropriate alternatives or the social or economic benefits of the development, that clearly outweigh the direct impact on the area, site or feature, and the wider indirect impact on a network of designations.
- 8.5.6 Some animal and plant species are protected by law and some sites and areas may be subject to formal designation but this is not always the case. Any application where there is likely to be a significant effect on an internationally designated site (SAC, SPA, or Ramsar site) must be subject to an 'appropriate assessment' to assess the implications of the development for the site's conservation objectives.
- 8.5.7 Where loss of sites, habitats, and other features can be justified, appropriate compensatory measures should be employed. In certain circumstances, a new resource should be provided which is of at least equivalent value, where possible, to a site or feature which is lost as a result of development. This could include the creation of a new habitat on the site or elsewhere if this is more appropriate.
- 8.5.8 The positive role that high quality new development can play in providing new habitats and increasing biodiversity is recognised and development should include measures for the enhancement of biodiversity where justified by the nature of the proposal, including the creation of new habitats or improvements to existing ones. It is recognised, however, that the potential for waste development to contribute to the creation and enhancement of biodiversity is relatively limited. However, opportunities should be taken wherever possible, for example, in support of the Biodiversity Opportunity Areas and the objectives of the South Downs Way Ahead NIA.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Natural England
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on	n/a



biodiversity and geodiversity grounds (including percentage against total applications received)	
Number of applications with associated mitigation measures provided	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable impacts on biodiversity and geodiversity arising from the proposal.

## 8.6 Historic Environment

8.6.1 The relevant **strategic objective** is 10: *To protect and, where possible, enhance the natural and historic environment and resources of the County.*

<b>Policy W15: Historic Environment</b>
<p><b>Proposals for waste development will be permitted provided that:</b></p> <p>(a) <b>known features of historic or archaeological importance are conserved and, where possible, enhanced unless there are no alternative solutions and there are overriding reasons which outweigh the need to safeguard the value of sites or features;</b></p> <p>(b) <b>it would not adversely affect currently unknown heritage assets with significant archaeological interest; and</b></p> <p>(c) <b>where appropriate, the further investigation and recording of any heritage assets to be lost (in whole or in part) is undertaken and the results made publicly available.</b></p>

8.6.2 Heritage assets are an irreplaceable resource and should be conserved in a manner appropriate to their significance. The significance of any heritage assets should be assessed and described in a manner appropriate to their importance to enable the impact of a proposal upon the asset (and the setting of a heritage asset) to be understood. Significance derives not only from a heritage asset's physical presence but also from its setting, and that significance can be harmed or lost through alteration or destruction of the heritage asset or development within its setting.

8.6.3 The West Sussex Historic Environment Record (HER) (and in Chichester District, the district HER) hold information on known heritage assets; these databases may also help in the prediction of the likelihood of encountering currently unknown heritage assets of historic and archaeological interest.

8.6.4 In general, proposals that adversely affect designated heritage assets, including listed buildings, scheduled monuments and registered parks and gardens should not be permitted, particularly those that would result in substantial harm to or loss of designated heritage assets of the highest significance (notably scheduled monuments, grade I and II\* listed buildings, grade I and II\* registered parks and gardens). In some exceptional cases, however, there may be overriding reasons, such as the

achievement of substantial public benefits, that outweigh that harm or loss.

- 8.6.5 Non-designated heritage assets of archaeological interest that are demonstrably of equivalent significance to scheduled monuments, should be considered in terms of the criteria applied to designated heritage assets.
- 8.6.6 Where a non-designated heritage asset or assets may be adversely affected by a development proposal, the particular significance of the asset/s should be assessed and set out in a statement of significance, taking account of appropriate specialist expertise. This will require, as a minimum, consultation of the relevant HER and a desk-based assessment (and where appropriate, a field evaluation) to enable the impact of the proposal to be considered. The effect of a proposal for development on the significance of a non-designated heritage asset should be taken into account prior to determining the application.
- 8.6.7 It will be necessary to record and advance understanding of the significance of any heritage assets to be lost (in whole or in part) in a manner proportionate to their importance and the impact of the proposal. This evidence (written and illustrated report and any archive generated) must be made publicly accessible and the resulting archive deposited in a suitable repository (such as a local museum). Where the potential exists for unknown assets to be encountered in the course of development, provision must be made for monitoring and recording.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, English Heritage
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on historic grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable impacts on the historic environment arising from the proposal.

## **8.7 Air, Soil, and Water**

- 8.7.1 The relevant **strategic objective** is 10: *To protect and, where possible, enhance the natural and historic environment and resources of the County.*

<b>Policy W16: Air, Soil, and Water</b>
<p><b>Proposals for waste development will be permitted provided that:</b></p> <p><b>(a) there are no unacceptable impacts on the intrinsic quality of, and where appropriate the quantity of, air, soil, and water resources (including ground, surface, transitional, and coastal waters);</b></p> <p><b>(b) there are no unacceptable impacts on the management and</b></p>

**protection of such resources, including any adverse impacts on Air Quality Management Areas and Source Protection Zones;**

- (c) the quality of rivers and other watercourses is protected and, where possible, enhanced (including within built-up areas); and**
- (d) they are not located in areas subject to land instability, unless problems can be satisfactorily resolved.**

- 8.7.2 The Plan seeks to protect and, where possible, enhance natural resources and assets including air, soil, and water. These resources are essential to life and it is vitally important that the impact of development on them is minimised. Accordingly, environmental protection is of key importance in considering waste proposals. Detailed controls are exercised outside the planning system, for example, over emissions. However, an assessment of the likely environmental impacts of a proposal is required when planning applications are considered. Without proper controls, pollution could arise in a number of ways, including through odour, dust, smoke, heavy metals gases, fumes, or leachate. Any impacts on public health and amenity are addressed under Policy W19.
- 8.7.3 Effects on air quality and soil quality are primarily a matter for Environment Agency controls, but can be material planning considerations. Issues of air quality in West Sussex arise mainly in connection with road transport and there are currently seven declared Air Quality Management Areas in the County. However, waste developments are likely to make a relatively minor contribution to overall pollution from traffic (and emissions from individual facilities are closely monitored and controlled by the Environment Agency).
- 8.7.4 The effect of development on the water environment is one of the key considerations. As well as flood risk (see Policy W17), the effect of development on all water bodies must be addressed. This includes surface waters, ground waters, transitional waters (estuaries), coastal waters, and the potential use of voids for floodwater storage. It also includes the protection of sources of drinking water, identified via Source Protection Zones.
- 8.7.5 The presence of the best and most versatile agricultural land (defined as land in grades 1, 2 and 3a of the Agricultural Land Classification) should be taken into account alongside other sustainability considerations. Although considerable weight is given to protecting such land from development and, where possible, in some cases, the need for the development may outweigh the long-term protection of the land. In cases where waste is deposited on land, the use will be temporary and it should be possible to achieve restoration to agricultural use at an appropriate quality.
- 8.7.6 In all cases, the Authorities will work closely with the Environment Agency, the District and Borough Councils (in relation to environmental health), and other appropriate bodies such as the Health and Safety Executive. To ensure that the imposition of environmental controls can be co-ordinated, necessary applications to the Environment Agency should normally be submitted at the same time as planning permission is sought.
- 8.7.7 The effects of ground instability vary in their nature, scale and extent. At their most extreme, they may threaten life and health or cause damage to

buildings and structures. New waste development should not be at an unacceptable risk of land instability or result in an unacceptable risk elsewhere.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency, Health and Safety Executive, District and Borough Councils
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Applications refused on air quality, soil, and water grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable impact on air, soil and the water environment arising from the proposal.

## 8.8 Flooding

8.8.1 The relevant strategic objective is 12: *To minimise the risk to people and property from flooding.*

<b>Policy W17: Flooding</b>
<p><b>(a) Proposals for waste development will be permitted provided that:</b></p> <ul style="list-style-type: none"> <li><b>(i) mitigation measures are provided to an appropriate standard so that there would not be an increased risk of flooding on the site or elsewhere;</b></li> <li><b>(ii) they are compatible with Shoreline Management Plans and/or Catchment Flood Management Plans and the integrity of functional floodplains is maintained;</b></li> <li><b>(iii) appropriate measures are used to manage surface water run-off including, where appropriate, the use of sustainable drainage systems (SUDS); and</b></li> <li><b>(iv) they would not have an unacceptable impact on the integrity of sea, tidal, or fluvial flood defences, or impede access for future maintenance and improvements of such defences.</b></li> </ul> <p><b>(b) Proposals for waste development in 'areas at risk of flooding' will not be permitted unless they pass the Sequential Test and, where applicable, the Exception Test set out in national policy.</b></p>

8.8.2 The risk of flooding cannot be eliminated neither can flood damage be entirely prevented. However, the aim of Policy W17 is to reduce the risks to people, property and the natural environment from flooding. This applies to the coast, the rivers and their catchment areas.

- 8.8.3 Flooding does not occur just along rivers and coastal floodplains. Development within a river catchment can have significant impact on flooding by increasing surface water run-off to streams and rivers. Replacing vegetated areas with development, including roads and paved areas, can increase run-off unless it is effectively managed. Developers should ensure that surface-water runoff is controlled by effective surface water management systems to ensure flood risk is not increased.
- 8.8.4 Where possible and appropriate, sustainable drainage systems (SuDS) should be used. SuDS reduce the quantity of run-off from sites and slow the velocity of the run-off as well as providing a passive level of treatment. These can also contribute greatly in improving the amenity and wildlife interest of new development. The approval of SuDS in new development must be subject to appropriate location, standards of design, maintenance and legal responsibility to ensure their continued effectiveness.
- 8.8.5 A Strategic Flood Risk Assessment (SFRA) has been prepared to assess potential flood risk within the County. It also assists in the application of the 'sequential test' when considering potential development sites. Depending on the nature of the proposal, a site-specific Flood Risk Assessment (FRA) may be needed; this will include consideration of the likely impacts of climate change. If a site is suitable for development subject to the provision of flood defence and mitigation works, developers should contribute to the provision and maintenance of those works.
- 8.8.6 A risk-based approach should be taken when assessing development proposals in or affecting 'areas at risk of flooding' which includes Flood Zones 2, 3a, and 3b but may also include Flood Zone 1 in certain cases. In general terms, waste treatment (excluding landfill or the management of hazardous waste) is a 'less vulnerable' land-use and, therefore, it may be compatible in Flood Zones 2 and 3a (subject to certain conditions).
- 8.8.7 The Sequential Test in the national policy aims to steer new development to areas with the lowest probability of flooding. It should be applied to assess the suitability of locating a specific form of waste management development within an area or on a specific site. In general, development should not be located in areas at risk of flooding if there are reasonably available sites in areas at lower risk. If, following application of the Sequential Test, it is not possible for the development to be located outside an area at risk of flooding, any proposals have to pass the Exception Test which includes consideration of whether (a) the development provides wider sustainability benefits to the community that outweigh the risk and (b) whether the development will be 'safe' for its lifetime.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Applications refused on flooding grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.

<p>Permissions granted with associated mitigation measures (including percentage against total applications received)</p> <p>Number of applications refused/permitted in flood risk zones 2b and 3 (including percentage against total applications received)</p>	
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable transport impacts arising from the proposal.

## 8.9 Transport

- 8.9.1 The relevant **strategic objective** is 7: *To maximise the use of rail and water transport for the movement of waste and to minimise lorry movements and the use of local roads for the movement of waste.*

<b>Policy W18: Transport</b>
<p><b>Proposals for waste development will be permitted provided that:</b></p> <p><b>(a) where practicable and viable, the proposal makes use of rail or water for the transportation of materials to and from the site;</b></p> <p><b>(b) transport links are adequate to serve the development or can be improved to an appropriate standard without an unacceptable impact on amenity, character, or the environment; and</b></p> <p><b>(c) where the need for road transport can be demonstrated:</b></p> <p><b>(i) materials are capable of being transported using the Lorry Route Network with minimal use of local roads, unless special justification can be shown;</b></p> <p><b>(ii) vehicle movements associated with the development will not have an unacceptable impact on the capacity of the highway network;</b></p> <p><b>(iii) there is safe and adequate means of access to the highway network and vehicle movements associated with the development will not have an adverse impact on the safety of all road users;</b></p> <p><b>(iv) satisfactory provision is made for vehicle turning and parking, manoeuvring, loading, and, where appropriate, wheel cleaning facilities; and</b></p> <p><b>(v) vehicle movements are minimised by the optimal use of the vehicle fleet</b></p>

- 8.9.2 The impact of transporting materials to and from waste sites is one of the most important concerns to communities. Every effort should be made to minimise the quantity of materials that have to be transported, the distance over which they must be transported, and, overall, to reduce reliance on road transport. The chosen method of transportation should be justified in a transport assessment.

- 8.9.3 The possibility of using rail and water for the transportation of materials to and from the site should be fully investigated, proportionate to the scale and nature of the development. The use of such means of transportation should be shown to be inappropriate in terms of both practicality and viability before transportation by road is considered. The use of rail or water transport may be appropriate where high volumes of material are to be transported over relatively long distances.
- 8.9.4 Where sites are allocated in plans, the issue of transport impact at a strategic level, including proximity to the Lorry Route Network, will have been assessed and acceptability 'in principle' established. Specific proposals, however, will be required to show that they are acceptable in terms of their detailed transport impact. Proposals on unallocated sites will need to address both matters of principle and detail.
- 8.9.5 It may be necessary to impose restrictions on the number of vehicles and the routes used. Where highway or access improvements are necessary to meet the criteria of this policy, they will be required to meet standards acceptable to the Highway Authority.
- 8.9.6 Transport Assessments should address the achievement of safe and convenient access by all modes of transport, including the encouragement and enabling of an increase in walking, cycling, and the use of passenger transport, and the minimisation of the number and impact of motorised journeys. The impact on all road users including pedestrians, cyclists, and equestrians should also be satisfactorily addressed, including, users of rights of way that may cross the highway and where possible, the provision of safe off-road routes for vulnerable users.
- 8.9.7 The level of car and other parking should be sufficient to prevent environmental or safety problems and not exceed agreed maximum standards other than in exceptional circumstances. Convenient, attractive, and safe cycle and motorcycle parking and parking for those with impaired mobility should be provided to agreed minimum standards.
- 8.9.8 Appropriate consideration should be given to the use of the vehicle fleet in the delivery and collection of waste. This includes matters such as waste compaction and the incorporation of appropriate measures, such as backhauling, to make best use of vehicle space.
- 8.9.9 A Transport Assessment and Travel Plan will be required for the majority of waste management proposals.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Highways Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on transport grounds (including percentage against total applications)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.

received)	
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of unacceptable transport impacts arising from the proposal.

## 8.10 Public Health and Amenity

- 8.10.1 The relevant **strategic objective** is 13: *To protect and, where possible, enhance the health and amenity of residents, businesses, and visitors.*

<b>Policy W19: Public Health and Amenity</b>
<p><b>Proposals for waste development will be permitted provided that:</b></p> <p>(a) <b>lighting, noise, dust, odours and other emissions, including those arising from traffic, are controlled to the extent that there will not be an unacceptable impact on public health and amenity;</b></p> <p>(b) <b>the routes and amenities of public rights of way are safeguarded, or where temporary or permanent re-routeing can be justified, replacement routes of comparable or enhanced amenity value are provided; and</b></p> <p>(c) <b>where necessary, a site liaison group is established by the operator to address issues arising from the operation of a major waste management site or facility.</b></p>

- 8.10.2 Detailed consideration of a waste management process and the implications, if any, for human health is the responsibility of the pollution control authorities. Health can be a material consideration in making planning decisions, but planning permission should not be refused unless there are sound scientific reasons. Matters of safety may also be the responsibility of the Health and Safety Executive.
- 8.10.3 Public amenity is a general term used to describe people's reasonable expectations for enjoyment of their surroundings. It can cover a range of issues from noise, odour, and disturbance, to perceptions of the possible health effects of development.
- 8.10.4 Specific works can be undertaken to mitigate potential disturbance. Measures can include landscaping, sound attenuation, careful design of light sources (including avoidance of light pollution of the night sky) and restriction on working hours. The appropriate measures will depend on the characteristics of the proposal, the site, and the surrounding area.
- 8.10.5 It should be noted that some matters that impact on public amenity, for example, vermin and birds are dealt with by environmental controls outside the planning system.
- 8.10.6 The Public Rights of Way Network (PROW) provides an important means of accessing the countryside. Where necessary, operators will be required to provide satisfactory alternative routes or ensure that PROW on their land remain usable at all times. Alternative paths and any necessary diversions



of existing paths will be required to be in place in good time. Restoration schemes should provide for access which is at least as good as that existing before workings began and should be seen as an opportunity to create new PROW when possible and desirable. The extinguishment of PROW will not be acceptable.

- 8.10.7 Actual or potential problems arising from the operation of the larger waste management sites or operations are often addressed through site liaison groups that involve local communities, operators, and organisations such as the Environment Agency. The establishment of such groups will be sought for major development where there will be the need for a regular forum to enable on-going dialogue between the local residents and the waste planning authority, the operator, and the relevant agencies.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency, Health and Safety Executive, District and Borough Councils
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on health and amenity grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Upward trend of waste applications refused as a result of impacts on human health and amenity.

## 8.11 Restoration and Aftercare

- 8.11.1 The relevant **strategic objectives** are 8: *To protect and, where possible, enhance the special landscape and townscape character of West Sussex*, 10: *To protect and, where possible, enhance the natural and historic environment and resources of the County*, and 13: *To protect and, where possible, enhance the amenity and safety of residents, businesses, and visitors*.

<b>Policy W20: Restoration and Aftercare</b>
<p><b>Proposals involving temporary waste development will be permitted provided that they are accompanied by comprehensive schemes that:</b></p> <p>(a) <b>make provision for high quality and practicable restoration, management, and aftercare;</b></p> <p>(b) <b>are appropriate for their locations, maximising benefits taking into account local landscape character, the historic environment, biodiversity, and wider environmental objectives;</b></p> <p>(c) <b>where appropriate, maximise public amenity benefits including reinstatement of, and where possible, improvement of public rights of way;</b></p>

- (d) provide for the removal of all buildings, machinery and plant when they are no longer required in connection with the principal use; and**
- (e) ensure that that land is restored at the earliest opportunity including, where appropriate, phased, or progressive restoration.**

- 8.11.2 Land that is developed for temporary waste management facilities, including for landfill, will need to be restored to an appropriate after-use. The character and landscape of West Sussex is generally of high quality and account should be taken of this in drawing up restoration and aftercare schemes. Account should also be taken of the potential need to safeguard features of geological interest.
- 8.11.3 For allocated sites, a range of options for the restoration will be suggested although the most appropriate after-use for such sites can only be properly addressed at the planning application stage. For unallocated sites, the after-use and issues of restoration and aftercare must be addressed on a site-by-site basis through the development management process.
- 8.11.4 For open land, sites possibilities include restoration to match the original landscape prior to the waste use, nature conservation (including the enhancement of ecological networks), agriculture, meadowland, woodland, and open-air recreation. The use and the details of schemes should take account of, and seek to enhance, landscape character. They should also take account of, and be consistent with, wider environmental objectives, such as the South Downs Way Ahead NIA and green infrastructure strategies.
- 8.11.5 Depending upon the nature of the site and the development, restoration should take place either progressively, that is, directly following the waste management operation or in a phased manner, that is, in separate stages following the completion of identified stages of the waste management operations. In some cases, however, restoration of the whole site may not be possible until the waste management use has ceased.
- 8.11.6 Aftercare periods should be appropriate to the proposed after-use. A five-year period has generally been used but in the case of non-inert landfills, the Environment Agency (EA) will generally require longer period of aftercare, possibly of the order of 60 years. The operator will remain responsible for the maintenance, monitoring and control for such a period as the EA determine reasonable.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Applications permitted with restoration and aftercare conditions (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.

Intervention Levels	Upward trend of waste applications refused as a result of inadequate restoration and aftercare proposals.
---------------------	---

## 8.12 Cumulative Impact

- 8.12.1 The relevant **strategic objectives** are 10: *To protect and, where possible, enhance the natural and historic environment and resources of the County,* and 13: *To protect and, where possible, enhance the amenity and safety of residents, businesses, and visitors.*

<b>Policy W21: Cumulative Impact</b>
<b>Proposals for waste development, including the intensification of use, will be permitted provided that an unreasonable level of disturbance to the environment and/or local communities will not result from waste management and other sites operating simultaneously and/or successively. Phasing agreements may be sought to co-ordinate working, thereby reducing the cumulative impact.</b>

- 8.12.2 It is appropriate to consider the cumulative impact of development upon the well-being of local residents, the local economy, the local environment, and the local road network. In determining an application for a new waste management facility, therefore, account will be taken of the potential cumulative impact of waste management and other operations on the locality.
- 8.12.3 In some instances, the combined impact of development over a sustained period of time or at the same time may be sufficient to merit refusal of planning permission, but in other cases phasing agreements may provide for the disturbance to be reduced to an acceptable level. It may be necessary to seek co-operative measures between different owners and operators to ensure effective phasing.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, Environment Agency
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on cumulative impact grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
<i>Intervention Levels</i>	Upward trend of waste applications refused on grounds of cumulative impacts.

## 8.13 Aviation

- 8.13.1 The relevant **strategic objective** is 13: *To protect and, where possible, enhance the amenity and safety of residents, businesses, and visitors.*

<b>Policy W22: Aviation</b>
<b>Proposals for waste development will be permitted provided that they will not adversely affect the operational integrity or safety of aviation facilities.</b>

- 8.13.2 Waste management facilities and the restoration of temporary sites may have an impact on the use of aviation facilities within the County. This includes the three large aerodromes (Gatwick Airport, Shoreham Airport, and Goodwood Airfield) as well as unsafeguarded flying sites.

- 8.13.3 The managing bodies of Gatwick, Shoreham and Goodwood airports/airfields must be consulted on all development likely to attract birds within a 13km radius; reference should be made to the appropriate aerodrome safeguarding maps. Restrictions also apply in respect of the height of proposed buildings or structures. It may be possible to incorporate mitigating measures in the development that will overcome aviation objections.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, the managing bodies of Gatwick Airport, Shoreham Airport and Goodwood Airfield
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Number of applications refused on aviation grounds (including percentage against total applications received)	No trend/targets identified, as it is not expected that unacceptable proposals will progress to planning applications.
Intervention Levels	Upward trend of waste applications refused on aviation grounds.

## 8.14 Waste Management within Development

- 8.14.1 The relevant **strategic objectives** are 2: *To enable the progressive movement of non-municipal waste up the waste hierarchy away from landfill*, 3: *To maintain net self-sufficiency in managing the transfer, recycling, and treatment of waste within West Sussex*, and 5: *To make provision for new transfer, recycling and treatment facilities as close as possible to where the waste arises.*

<b>Policy W23: Waste Management within Development</b>
<b>Proposals for development will be permitted provided that:</b>
<b>(a) the waste generated during construction, demolition and</b>

**excavation is minimised and that opportunities for re-using and recycling of waste are maximised; and**

**(b) waste management facilities of an appropriate type and scale are an integral part of the development.**

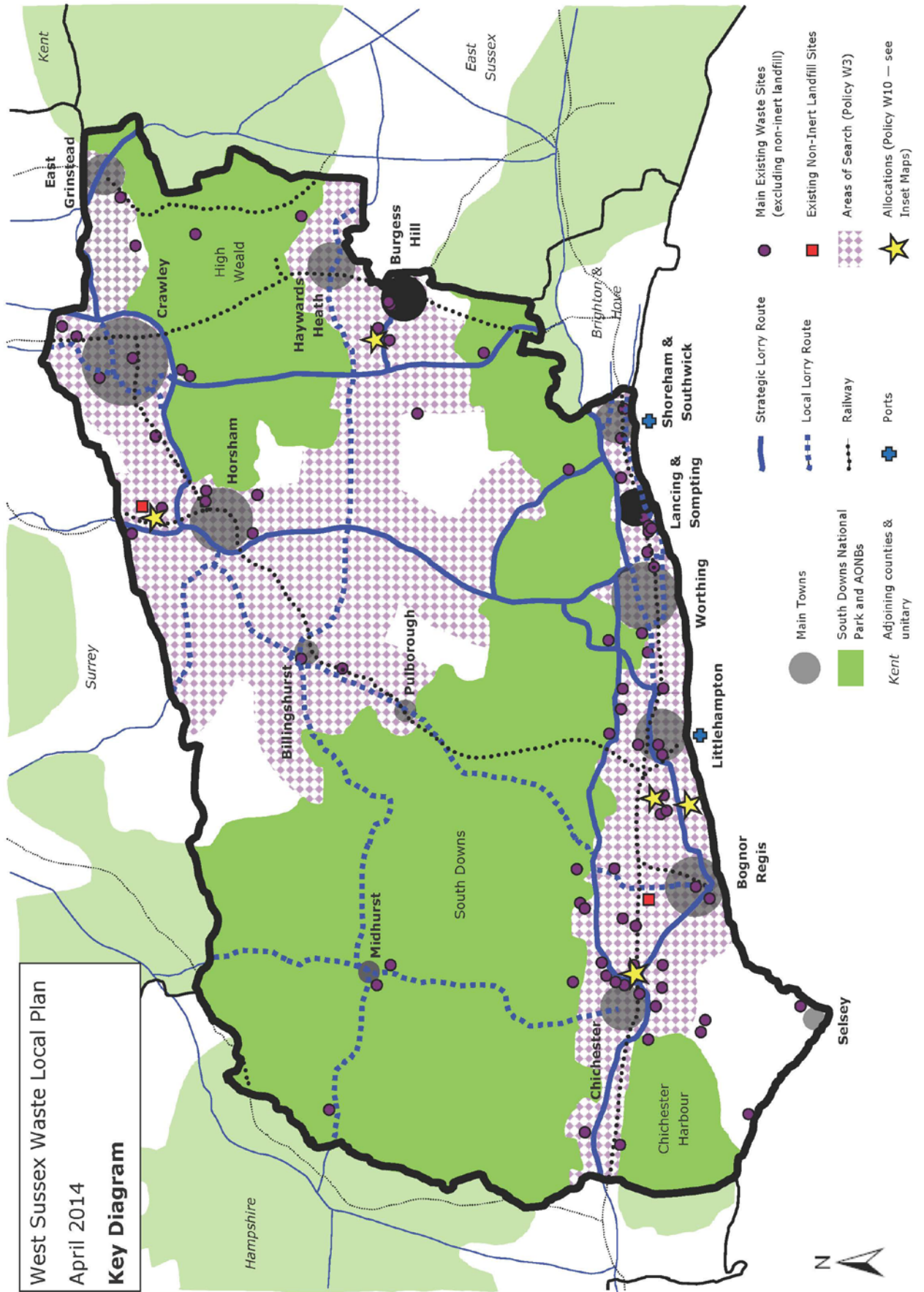
- 8.14.2 It is important that waste management issues are addressed within all new developments to make recycling easy and to ensure that waste is dealt with properly. This includes non-waste development which is normally a matter for the District and Borough Councils and the intention is that Policy W23 will be implemented by all planning authorities in the County. It is recognised, however, that the matters addressed in Policy W23 may already be covered by similar policies in the plans prepared by other planning authorities.
- 8.14.3 The extent to which this policy is relevant will depend on the type and scale of the development proposed. The types of provision that may be proposed by developers, required by the planning authority, or agreed through negotiation include preparing and implementing site waste management plans (SWMP - including for sites under the value of £300,000, the threshold over which they are currently required by the Site Waste Management Plan Regulations 2008), designing facilities within individual buildings or groups of properties to enable the source separation and storage of waste for re-use or recycling, and the maximising the use of CDEW within the development.
- 8.14.4 In cases where applicants consider that the integral provision of facilities is not practical, feasible, or desirable, the reasons for this must be clearly demonstrated.

<b>Implementation and Monitoring</b>	
<i>Actions/Activities</i>	<i>Key Organisation(s)</i>
Development management process	WSCC, SDNPA, waste industry, the District and Borough Councils
<i>Measure/Indicator</i>	<i>Trend/Target</i>
Applications permitted with site waste management plans (including percentage against total applications received)	Upward trend of applications permitted, as a percentage of the total. All Local Plans to recognise the importance of managing waste arising from development projects. This will be reflected in the AMR.
<i>Intervention Levels</i>	Downward trend of applications submitted that are not accompanied by site waste management plans, as a percentage of all relevant applications received.  Developments across the County occur without the benefit of good site waste management that could result in an increase in waste production from the construction process.

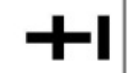
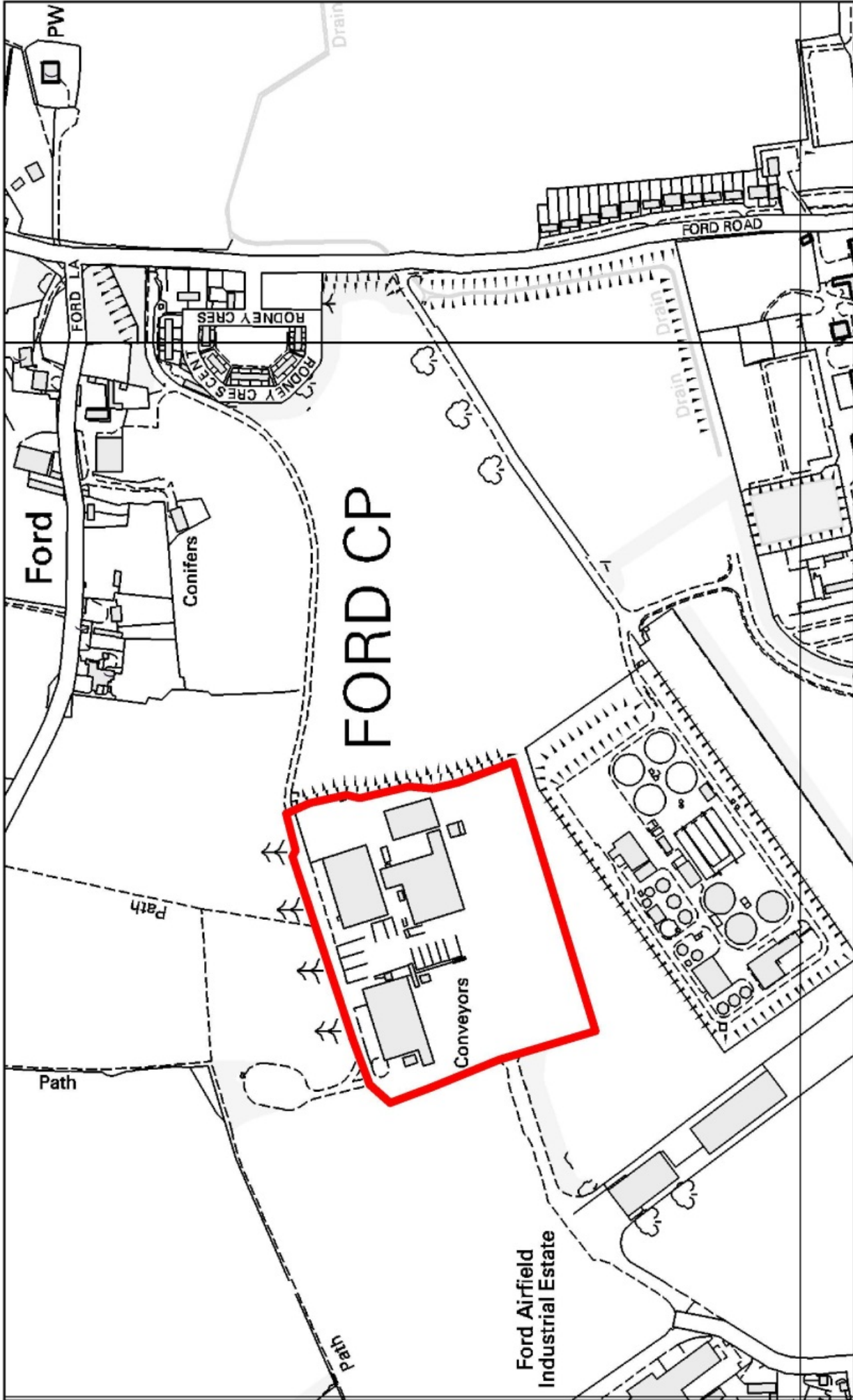
## Appendix A: Roles and Responsibilities

- A1. Within West Sussex there are a number of organisations that are involved in waste planning, management, and regulation. The different roles of the organisations and their responsibilities are briefly outlined below.
- A2. **Waste Planning:** West Sussex County Council and the South Downs National Park Authority, as the waste planning authorities (WPA) for West Sussex, have specific responsibility for strategic and local waste land-use planning policy. This includes the preparation of local plans. They are also responsible for the determination of planning applications for the management of waste and for ensuring compliance with planning permissions.
- A3. **Waste Collection:** This is the responsibility of the Districts and Boroughs, the waste collection authorities (WCA), who collect the municipal waste for their areas. Some Districts/Boroughs also collect some C&I waste.
- A4. **Waste Disposal:** West Sussex County Council, as the waste disposal authority (WDA), is responsible for co-ordinating and managing the disposal of municipal waste, which includes household, some commercial or industrial waste, and waste deposited at Household Waste Recycling Sites. A Municipal Waste Management Strategy for West Sussex is prepared jointly with the WCA and the Environment Agency.
- A5. **Waste Recycling:** The WCA and WDA are responsible for the recycling of household waste. C&I waste recycling and CDEW recycling is mainly carried out by the private sector.
- A6. **Waste Management Facilities:** The private sector, the waste industry, provides facilities for waste transfer, recycling, treatment and disposal. Most landfill sites are privately owned. Contracts are entered into with the WDA for the treatment and disposal of municipal waste and with business for the collection and disposal of their wastes.
- A7. **Waste Regulation:** This is undertaken by the Environment Agency (EA) which aims to prevent or minimise the effects of pollution on the environment. It issues Environmental Permits (previously Waste Management Licences and Pollution Prevention and Control permits) and is responsible for the enforcement of any conditions it imposes.

## **Appendix B: Key Diagram and Policy Maps**







1:5,000

West Sussex Waste Local Plan

April 2014

Policy Map 1 - Site North of Wastewater Treatment Works, Ford

Reproduced from or based upon 2008 Ordnance Survey mapping with permission of the Controller of HMSO © Crown Copyright reserved. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings West Sussex County Council Licence No. 100023447

Ford Airfield Industrial Estate

Conveyors

FORD CP

Ford

Conifers

FORD ROAD

FORD LA

RODNEY CRES  
RODNEY CRES  
RODNEY CRES

Path

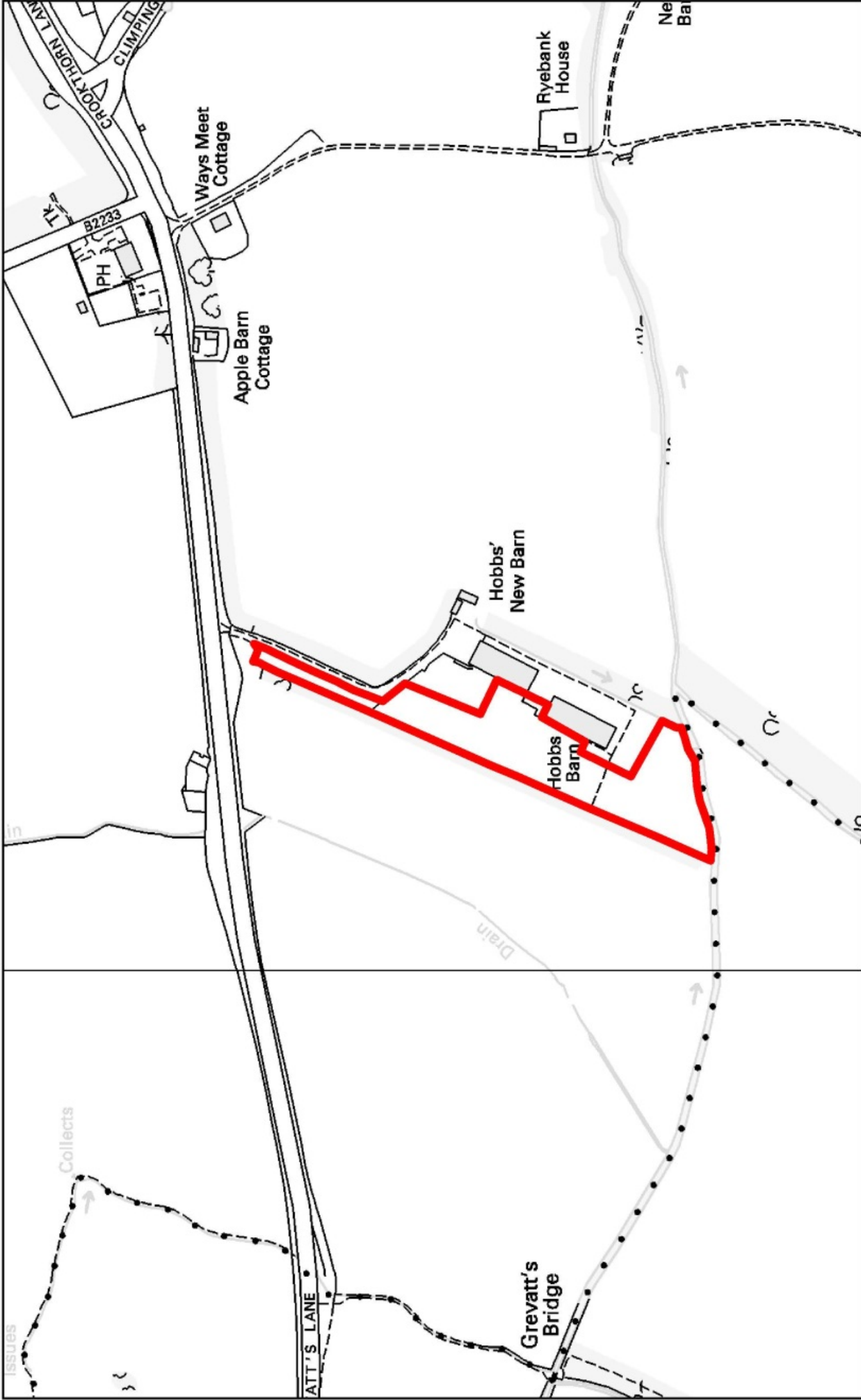
Path

Path

Drain

Drain

PW

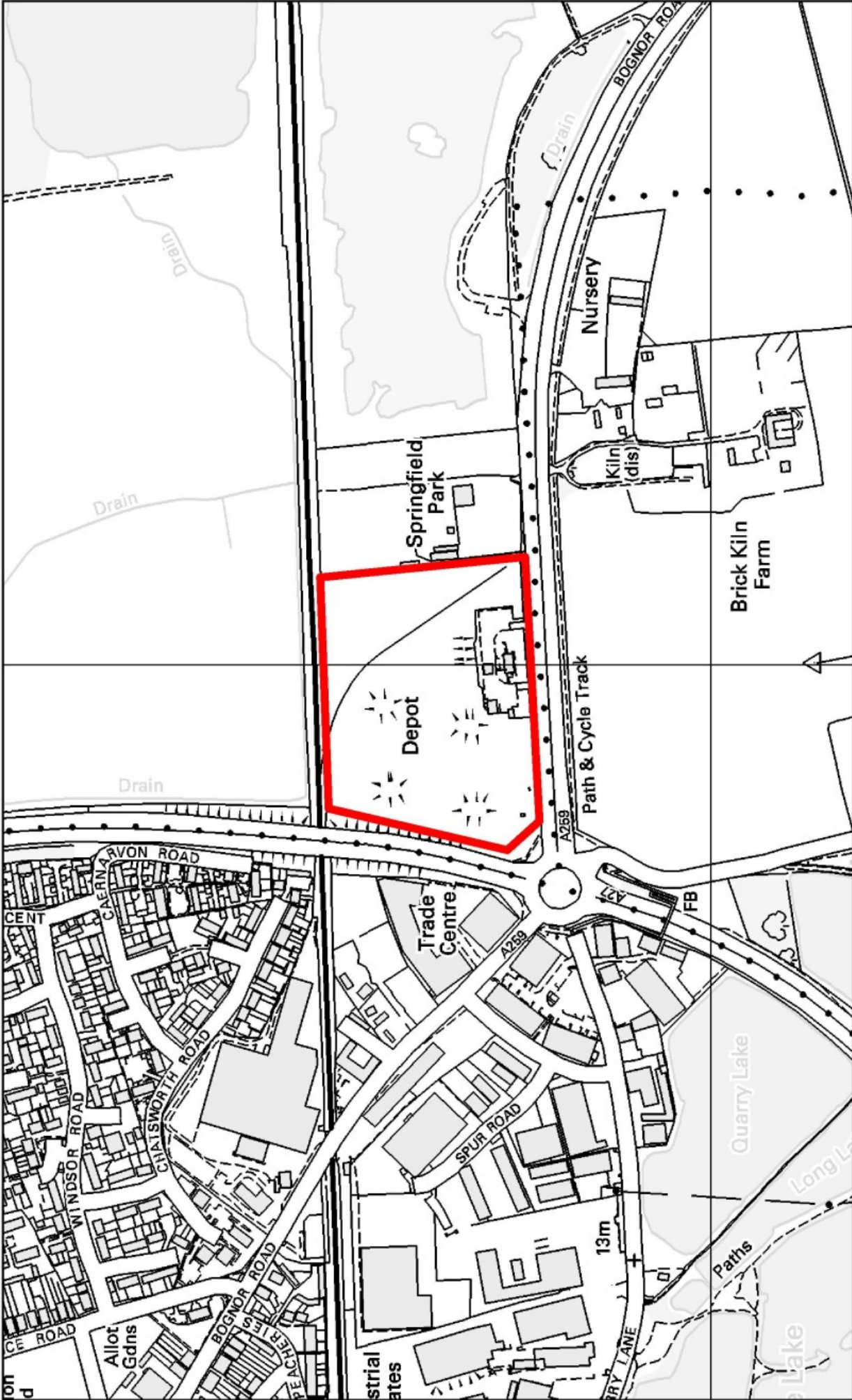


Reproduced from or based upon 2009 Ordnance Survey mapping with permission of the Controller of HMSO © Crown Copyright reserved. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings West Sussex County Council Licence No. 100023447

West Sussex Waste Local Plan  
 April 2014  
 Policy Map 2 - Hobbs Barn, near Clipping

1:5,000



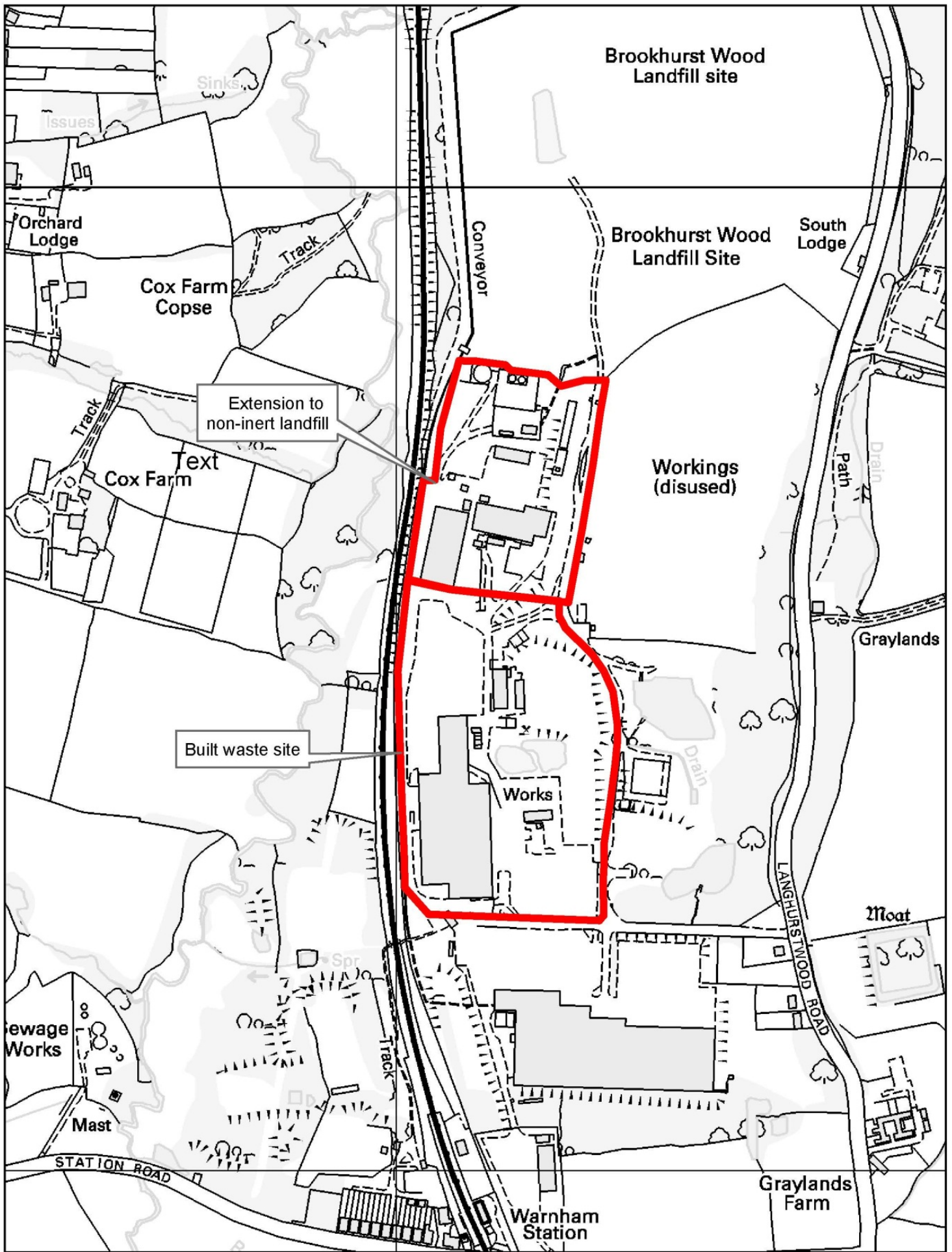


Reproduced from or based upon 2008 Ordnance Survey mapping with permission of the Controller of HMSO © Crown Copyright reserved. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings West Sussex County Council Licence No. 100023447

West Sussex Waste Local Plan  
 April 2014  
 Policy Map 3 - Fuel Depot, Bognor Road, Chichester

1:5,000



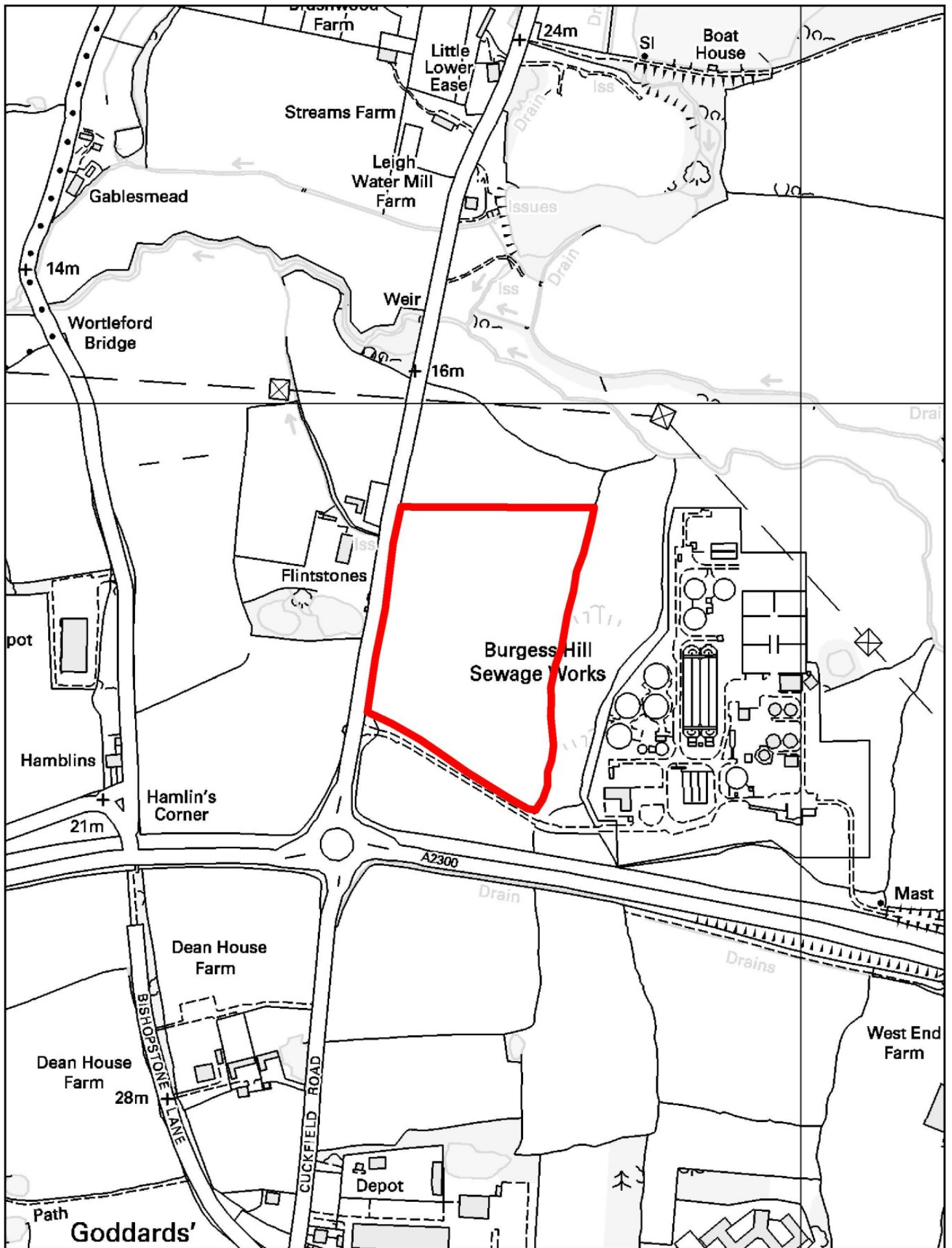


Reproduced from or based upon 2009 Ordnance Survey mapping with permission of the Controller of HMSO © Crown Copyright reserved. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings  
 West Sussex County Council Licence No. 100023447

West Sussex Waste Local Plan  
 April 2014  
 Policy Map 4 - Brookhurst Wood, near Horsham

1:5,002





Reproduced from or based upon 2009 Ordnance Survey mapping with permission of the Controller of HMSO © Crown Copyright reserved. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings  
 West Sussex County Council Licence No. 10002344

**West Sussex Waste Local Plan**

April 2014

Policy Map 5 - Land West of Wastewater Treatment Works, Goddards Green

1:5,000



## Appendix C: Glossary and Abbreviations

Agricultural waste	Waste from a farm or market garden such as pesticide containers, tyres, and old machinery.
Amenity	Something considered necessary to live comfortably
Annual Monitoring Report (AMR)	A document which monitors the implementation of planning policies of the Local Plan. It also monitors progress in meeting the milestones in the Local Development Scheme.
Area of Outstanding Natural Beauty (AONB)	Area with a statutory national landscape designation, the primary purpose of which is to conserve and enhance natural beauty.
Area of Search	A broad geographic area within which a waste management facility could be developed. The Area of Search includes areas outside the AONBs and SDNPA, and are within 3km of the Lorry Route Network
Brownfield Site	A previously developed site.
Built waste facilities	A waste facility contained within a building. These are waste management facilities that treat, recycled or transfer (bulk up) waste rather than landfill it. The size and scale, and therefore the appearance, of waste management buildings varies depending on the type of facility and the quantity of waste being managed.
Commercial and Industrial Waste (C&I)	Waste produced by business and commerce, and includes waste from restaurants, offices, retail and wholesale businesses, and manufacturing industries.
Composting	The breaking down of organic matter aerobically (in presence of oxygen) into a stable material that can be used as a fertiliser or soil conditioner.
Construction, Demolition and Excavation waste (CDEW)	Waste arising from the construction and demolition of buildings and infrastructure. Materials arising in each of the three streams (i.e. Construction; Demolition; Excavation) are substantially different: construction waste being composed of mixed non inert materials e.g. timber off cuts, plasterboard, metal banding, plastic packaging; demolition waste being primarily hard materials with some non-inert content e.g. bricks, mortar, reinforced concrete; and excavation waste being almost solely soft inert material e.g. soil and stones.
Duty to Co-operate	Introduced through Section 110 of the Localism Act (2011). Requires planning authorities to carry out on-going constructive and active engagement throughout the preparation of development plan documents where there are cross-boundary issues or impacts.
Environment Agency (EA)	Statutory consultee - Government agency that aims to protect and improve the environment. Responsible for licensing of waste development.
Environmental Constraints	Reference to 'constraints' typically relates to physical features which can be mapped, however environmental constraints has also been used to refer to wider environmental features which potentially do not lend themselves to representation upon a map.
Greenfield site	A site previously unaffected by built development.
Hazardous waste	Waste that may be hazardous to humans and that requires specific and separate provision for dealing with it.

In-vessel Composting	A form of composting biodegradable waste that occurs in enclosed containers. These generally consist of metal tanks or concrete bunkers in which air flow and temperature can be controlled.
Inert waste	Waste that does not normally undergo any significant physical, chemical or biological change when deposited at a landfill site. It may include materials such as rock, concrete, brick, sand, soil or certain arisings from road building or maintenance.
Land disposal	Collective term for landfill and landraise
Landfill	Permanent disposal of waste into the ground by the filling of man-made voids or similar features.
Local Authority Collected Waste (LACW)	Formally known as Municipal Solid Waste (MSW), waste that is collected by a waste collection authority. The majority is household waste, but also includes waste from municipal parks and gardens, beach cleansing, cleared fly-tipped materials and a small amount of commercial waste.
Local Development Scheme	The programme for the preparation of a planning authority's Development Plan Documents.
Municipal Solid Waste (MSW)	See entry for 'Local Authority Collected Waste (LACW)'
National Park	A protected area designated by Natural England, under the National Parks and Access to the Countryside Act 1949 (as amended). The statutory purposes of National Parks are to conserve and enhance the natural beauty, wildlife and cultural heritage of the area; and to promote opportunities for the understanding and enjoyment of the special qualities of the Park by the public.
Natural England	A statutory consultee - independent public body whose purpose is to protect and improve England's natural environment.
Net Self-Sufficiency	To provide waste management capacity equivalent to the amount of waste arising and requiring management within the Plan Area.
Non-inert waste	Waste that is potentially biodegradable or may undergo any significant physical, chemical or biological change when deposited at a landfill site. Sometimes referred to as 'non-hazardous waste'.
Plan Area	The geographical area covered by this Plan
Planning permission	Formal consent given by the local planning authority to develop and use land.
Recovery	'Recovery' refers to waste treatment processes such as anaerobic digestion, energy recovery via direct combustion, gasification, pyrolysis or other technologies. These processes can recover value from non-inert waste, for instance by recovering energy or compost, in addition they can reduce the mass of the waste and stabilise it prior to disposal. The definition of recovery set out in the EU Waste Framework Directive applies which states: " 'recovery' means any operation the principal result of which is waste serving a useful purpose by replacing other materials which would otherwise have been used to fulfil a particular function, or waste being prepared to fulfil that function, in the plant or in the wider economy." In relation to inert waste recovery, this is considered to be the use of inert material for a genuine beneficial use such as landscape and/or amenity improvements.

Recycling	The processing of waste materials into new products to prevent waste of potentially useful resources. This activity can include the physical sorting of waste which involves separating out certain materials from mixed waste.
Residual Waste	Refers to the material that remains after the process of waste treatment has taken place that cannot practicably be recycled, composted or recovered any further.
Restoration	Methods by which the land is returned to a condition suitable for an agreed after-use following the completion of waste or minerals operations.
Special Area of Conservation (SAC)	Designation made under the Habitats Directive to ensure the restoration or maintenance of certain natural habitats or species.
Special Protection Area (SPA)	Designation made under the Birds Directive to conserve the habitats of certain threatened species of birds.
Statutory consultee	Organisations with which the local planning authority must consult with on the preparation of plans or in determining a planning application. Include the Environment Agency, Natural England and English Heritage.
Sustainability Appraisal	A tool for appraising policies to ensure they reflect sustainable development objectives. The Planning and Compulsory Purchase Act requires a sustainability appraisal to be undertaken for all development plan documents.
Sustainable development	Various definitions, but in its broadest sense it is about ensuring well-being and quality of life for everyone, now and for generations to come, by meeting social and environmental as well as economic needs.
Transfer station	Facility where waste is bulked up before being transported to another facility for further processing.
Zero Waste to Landfill	An aspiration within the Waste Local Plan to send only minimal amounts of waste to landfill through maximising recycling and treatment of waste.





If you would like further information about the Waste Local Plan, or a copy of this publication in large print, on audio media, in Braille or in another language then please call 01243 642118.

[www.westsussex.gov.uk](http://www.westsussex.gov.uk)

ISBN: 978-0-86260-590-2