



EYNSHAM PARISH COUNCIL

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Response to Oxfordshire County Council Minerals & Waste Local Plan – Issues and Options Consultation

Eynsham is a large settlement with a Primary School, a major High-Tech industrial site, allotments and many homes adjacent to the proposed site allocations.

Approval has already been granted to extract most of the sand and gravel needed in the 'North West Oxfordshire' area for the period up to 2030 making it unnecessary to identify large additional areas and therefore making the Area of Search much larger than required.

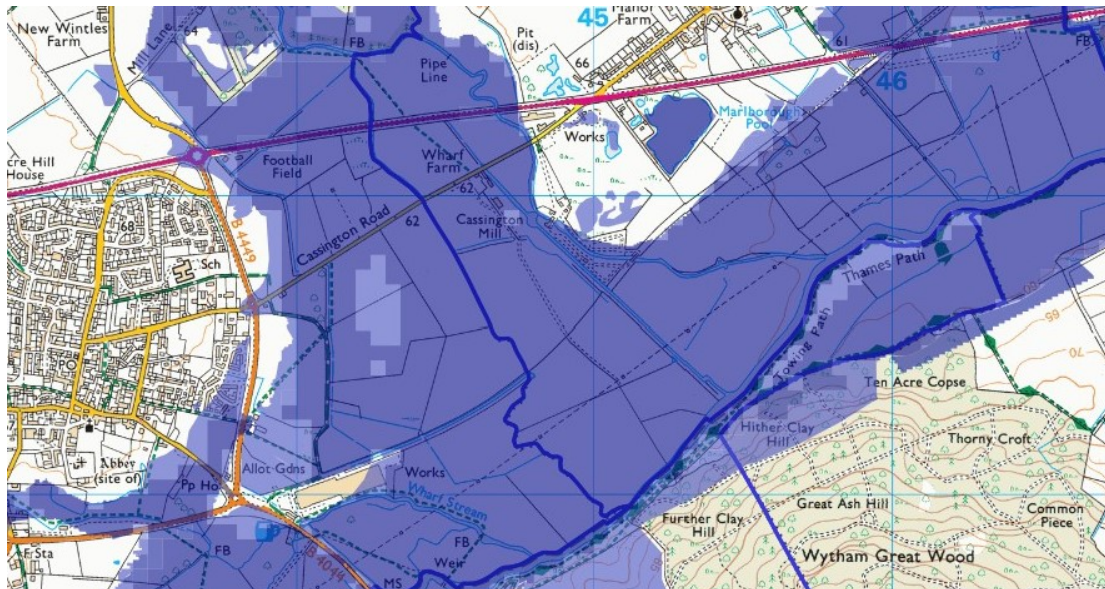
We therefore ask that a substantial separation zone be included in the plan, limiting the proposed site allocations an area away from the Eynsham village boundary and the proposed Oxfordshire Cotswolds Garden Village. This will provide reassurance for local residents and preclude speculative applications that are unlikely to be viable.

We suggest this buffer should be 1km to eliminate the need for complex 'dust mitigation studies' according to para 205 of the National Planning Policy Framework 2018¹.

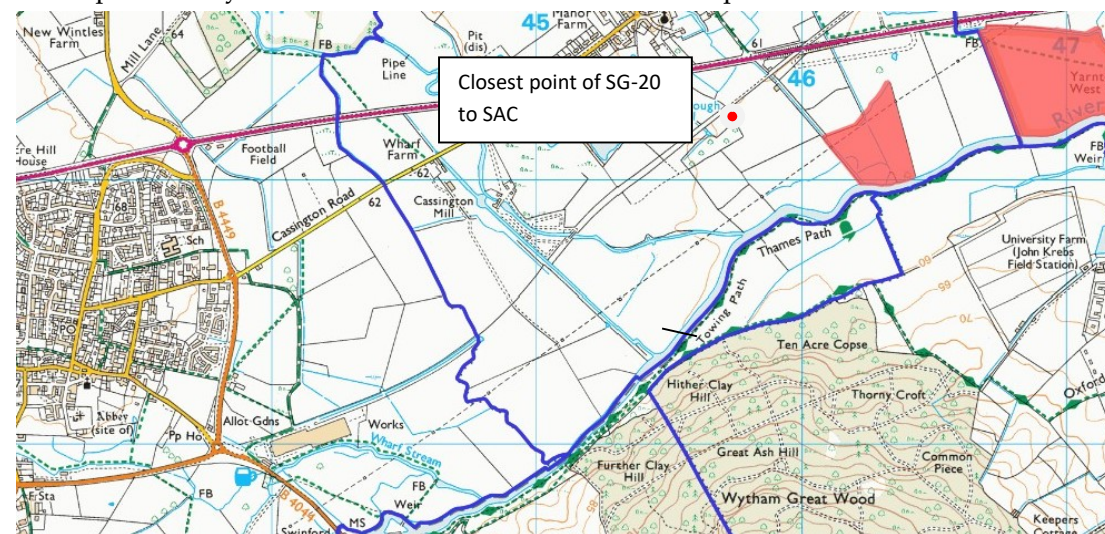
We offer the following supporting information:

1. It is likely that sand and gravel will be worked 'dry' making dust the main environmental impact on Eynsham. Site **SG-20b** is adjacent to one High-Tech Industry site (Siemens Magnets) in the 'high sensitivity' category while the school and allotments (a horticultural activity) are in the medium category for dust sensitivity.
2. Site **SG08** is directly opposite the proposed Oxfordshire Cotswolds Garden Village site, separated only by Lower Road, and a 1km buffer should apply to that site also.
3. Most dust is created by trucks on site and there is a risk of substantial additional nuisance if minerals are transported from the site by truck. We therefore ask that the idea of moving minerals from the site by conveyor (possibly using the line of the old railway) be included as a requirement to minimise road damage and congestion.
4. The area is mostly Level 3 floodplain, flooding regularly with water from the Evenlode and, in the southern section, from the Thames. This is further reason for excluding processing operations from the site and taking the material back to existing facilities at Cassington for grading and then shipment directly via the A40.
5. We are pleased to see the village cricket ground has been excluded from **SG-20**, however a separation zone of 1km protecting the school would be achieved if the land west of the cricket ground were removed from the area of search.

6. The effect of removing the storage capacity of fields that are in flood plains must be taken into account along with the long-term costs of maintaining any works considered necessary to retain water storage capacity after extraction is complete and the area is left as lakes. The picture below shows the degrees of flood risk in the area.



7. The Parish Council would like to be assured that all relevant flood data has been taken into account, particularly on the Oxford Meadows Special Area of Conservation (SAC) downstream on Evenlode or Theames of all the proposed sites.
8. The map shown below shows the Oxford Meadows Special Area of Conservation (SAC) in red. When referring to site **SG20a**, the closest point to the SAC is 0.346km. The impact on the SAC must, by law, be considered as part of the Habitat Regulations Assessment for sites up to 5km from the SAC. It seems odd to include sites so close to the SAC without at least a preliminary HRA to ensure that the sites are developable at all.



9. The site at New Wintles Farm, number 008 in the waste and recycling section, is in the middle of the proposed Oxfordshire Cotswold Garden Village which features prominently in the West Oxfordshire local Plan 2031 expected to be adopted on 27/09/2018. Eynsham Parish Council has never objected to this aggregate recycling site's operation as it has been well managed under its current ownership and provides a valuable service to the County in reducing the need for newly dug aggregates.

However, if the proposed Garden Village is constructed with houses close to at least three sides of the site, conditions for new residents are likely to cause conflict between the site and the residents. It seems more appropriate for an alternative site to be sought at this time so that operations can be transferred there before any new houses encroach on the recycling facility.

In summary, there is little need to extract the sand and gravel reserves adjacent to Eynsham village during the period of this plan. There will be significant impacts on various facilities if extraction is carried out close to the village. We therefore request a separation zone of 1km from the nearest homes, school, allotments and industrial sites be included in the definition of the Area of Search.