

APPENDIX 9A: MINERALS SITE SUMMARY TABLES

Table 1: Permitted Mineral Infrastructure Sites in Walsall @ March 2013

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) including use class	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MI1		Former Bace Groundworks Site ⁺	Coppice Lane, Aldridge	Vacant Land	Existing Mineral Infrastructure Site	Identified as a mineral infrastructure site to be safeguarded in the BCCS (Site MI1). National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143).	Has a valid planning permission for recycling of inert construction demolition and excavation waste (07/2477/FL/E6), which was implemented in 2008. Also identified as a Strategic Waste Site (see Waste and Resource Management Chapter – Waste Site WS1). Facility closed in 2011, but no new permissions granted for other uses and site is being marketed as an inert waste recycling site by GVA Grimley. Within an employment area that the Walsall Employment Land Review (2012) recommends should be retained as Local Quality Employment Site (ELR Site 9), therefore a suitable location for open air recycling (see BCCS Policies EMP3 and WM4).
MI2		Branton Hill CLEUD Site ⁺	Branton Hill Lane, Aldridge	Aggregates Recycling Facility (forming part of Permitted Mineral Working Site)	Existing Mineral Infrastructure Site	Identified as a mineral infrastructure site to be safeguarded in the BCCS (Site MI2). National policy guidance requires local plans to	Inert waste recycling facility operating lawfully under a CLEUD approved in 2000 (BC61721P), also identified as a Strategic Waste Site (see Waste and Resource Management Chapter – Waste Site WS2). Located within an operational quarry and landfill site, therefore an appropriate location for an

						safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143).	open air recycling operation (see BCCS Policy WM4). A planning application was submitted in 2011 to consolidate the recycling operations and relocate them to another part of the site (11/0943/FL), and to construct a new access road for the quarry and recycling site. This was approved by the Council's Planning Committee in 2012, subject to completion of a legal agreement. The Council will consider whether the proposed relocated recycling area should be safeguarded.
MI3		Walsall Cement Bulk/ Dalkia	Midland Yard, Off Fairground Way, Walsall	Rail-Linked Cement Distribution Facility	Existing Mineral Infrastructure Site	Identified as a mineral infrastructure site to be safeguarded in the BCCS (Site MI9). National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for bulk transport of minerals (NPPF, paragraph 143).	Currently Walsall's only rail-linked bulk distribution site for minerals, occupied by Dalkia who lease it from Network Rail. Facility occupies northern part of a larger distribution depot site, for which planning permission was granted in 1992 (BC35374P), planning permission for cement silos granted in 2000 and 2001 (BC55430P and BC57592P). Facility is within an area that the Walsall Employment Land Review (2012) recommends should be retained as Local Quality Employment Site (ELR Site 51). The site is also identified in the Transport Sites summary in the Technical Appendix to Chapter 11.
MI4	Adjacent to CH10	Land at Bescot Triangle ⁺	Off Bescot Road, Bescot	Aggregates Recycling Facility	Existing Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for	Site has a valid planning permission for recycling of building materials, granted in 1992 (BC34476P), and is also identified as a Strategic Waste Site (see Waste and Resources Chapter – Waste Site WS17). "Bescot Triangle" is a self-contained area, bounded by railway lines and an elevated section of the M6

						production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143).	motorway. Recycling facility occupies the southern part of the site, adjacent to the motorway, with road access off Bescot Road. There are no alternative proposals for this part of the site but the northern part of the Bescot Triangle site is a Choices Site, identified for possible allocation as open space (Site OS5037) or employment use (see Land for Industry Option 1, Site IN54b). The potential choices are unlikely to compromise the continued operation of the recycling site. Walsall Employment Land Review (2012) recommends Bescot Triangle should be retained as Local Quality Employment Site (ELR Site 54b), therefore it is an appropriate location for open air recycling, although access is not ideal (see BCCS Policies EMP3 and WM4).
MI5	Adjacent to CH11	Express Asphalt Darlaston	Downs Road, Willenhall	Coating Plant	Existing Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including coating plants (NPPF, paragraph 143).	Has a valid planning permission for a coating plant granted in 2001 (BC56894P). Facility is within an area that the Walsall Employment Land Review (2012) recommends should be retained as Local Quality Employment Site (ELR Site 81a). However, the site is adjacent to Brookside Metals, a Choices Site (CH11), where one of the options identified is allocation for housing. The Council will need to consider the potential impacts on the Express Asphalt site when deciding what the site should be allocated for.
MI6	Adjacent to CH53	G & BG Morris Contractors	Rosehill Industrial Estate, off	Secondary Aggregates Processing	Existing Mineral Infrastructure	National policy guidance requires local plans to	Has a valid planning permission for processing of secondary aggregate materials, granted in 2003

			Eastacre, Willenhall	Facility	Site	safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143).	(02/2344/FL/M1) but not clear whether this is still operating. Site is within employment area that the Walsall Employment Land Review (2012) recommends should be retained as Potential High Quality Employment Site (ELR Site 78), therefore arguably not a location suitable for this type of operation (see BCCS Policies EMP2 and WM4). The site is very small and completely surrounded by employment units, which are identified as a Choices Site (Longacres, Site CH53), because they have been put forward for possible retail use as an alternative to retention as employment land. The Council will need to consider the potential impacts on the G & BG Morris site when deciding what the Longacres should be allocated for
MI7		Interserve Site Services ⁺	Brickyard Road, Aldridge	Aggregates Recycling Facility/ Material Recycling Facility	Existing Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143).	New recycling facility opened in 2012, in accordance with planning permissions granted in 2010 and 2011 (09/1823/FL and 11/0493/FL). Also identified as a Strategic Waste Site (see Waste and Resource Management Chapter – Waste Site WS7). Facility is processing up to 50,000 TPA of construction, demolition and excavation waste as well as commercial and industrial waste. Within an employment area that Walsall Employment Land Review (2012) recommends should be retained as Local Quality Employment Site (ELR Site 9), therefore a suitable location for an enclosed recycling facility (see BCCS Policies EMP3 and WM4).

MI8		Lafarge Readymix	Fenchurch Close, Walsall	Concrete Batching Plant	Existing Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including concrete batching plants (NPPF, paragraph 143).	Has valid planning permissions for a concrete plant and ready mix concrete and lime mortar plants, granted in 1976 and 1977 (BC4763 and BC7684). Within an employment area that the Walsall Employment Land Review (2012) recommends should be retained as Local Quality Employment Site (ELR Site 32a), therefore considered an appropriate location for this type of facility (see BCCS Policy EMP3).
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+ These sites are both mineral and waste sites. They include existing or potential recycling facilities for producing aggregates from recycled construction and demolition wastes, and existing or potential waste disposal (landfill) sites - minerals sites to be restored by infilling with inert and/ or non-hazardous waste.

Table 2: Potential Mineral Infrastructure Sites in Walsall Identified @ March 2013

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) including use class	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MIP1		Branton Hill CLEUD Relocation Site ⁺	Off Chester Road, Aldridge	Landfill	Potential Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143). Site is the subject of a current application to consolidate and relocate an existing lawful aggregate recycling operation (SAD Site MI2).	Proposal to consolidate existing recycling areas at Branton Hill Quarry onto a single site within the quarry. The existing operations are operating lawfully under a CLEUD (SAD Site MI2). The proposed relocation site is a former working area which has been infilled with inert waste. The proposal is the subject of a current application which also includes a proposed new access road for the quarry (11/0943/FL). If approved, it would be appropriate to safeguard this site as a mineral infrastructure site rather than the whole of the existing quarry site to which the current CLEUD applies.
MIP2	CH27	Former Moxley Tip ⁺	Moxley Road, Darlaston	Vacant Land	Potential Mineral Infrastructure Site	National policy guidance requires local plans to safeguard sites for existing, planned and potential mineral infrastructure, including sites for production of aggregates from alternative, secondary and recycled materials (NPPF, paragraph 143). Site has been included	Former landfill site, currently unoccupied. There is potential to use this site to relocate an existing inert C&D waste recycling operation which is operating on an unsuitable site in Darlaston without planning permission. The Council is therefore considering whether this area should be safeguarded as a mineral infrastructure site and identified as potential waste management site allocation to facilitate this (Waste Site

						<p>for consideration as a potential mineral infrastructure site, as a waste operator in Darlaston has expressed interest in relocating to the site, although alternative land uses have also been identified.</p>	<p>WP7 – see Chapter 9). Walsall Employment Land Review (2012) recommends Bescot Triangle should be retained as Local Quality Employment Site (ELR Site 122), so it is an appropriate location for aggregate recycling provided it can be enclosed and will not impact on other business uses (see BCCS Policies EMP3 and WM4). Although site is in Flood Zones 2 and 3, this would not rule out an employment use involving open air recycling. However, there is outline permission for housing development and land reclamation (02/2122/FL-OL/M1) and a current application to extend the time allowed for submission of details (10/1382/TE). Outline permission was also granted in February 2013 for alternative industrial development and informal open space scheme (09/0079/OL). The site has therefore been identified as a Choices Site (CH27) and waste management is only one of the potential uses being considered. See Land for Industry Option 1, Site IN122 and Open Space, Leisure and Community Facilities, Site 4042b).</p>
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Table 3: Brick Works in Walsall @ March 2013

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) <i>including use class</i>	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MB1		Aldridge Factory	Brickyard Road, Aldridge	Brickworks	Brickworks	To be shown on Policies Map to show the location of brickworks likely to have a continuing demand for brick clays (Etruria marl and fireclay) throughout the plan period.	Original brickworks constructed before 1947 therefore no restrictions on importation of clay. Various permissions granted since then for extensions to the brickworks and for new office block. Factory is 100% reliant on imports as it has no clay pit of its own. Main clay used is Etruria marl, and main source of supply is currently Highfields South Quarry (Minerals Site MP5). Some fireclay is also used.
MB2		Atlas Factory	Stubbers Green Road, Aldridge	Brickworks	Brickworks	To be shown on Policies Map to show the location of brickworks likely to have a continuing demand for brick clays (Etruria marl and fireclay) throughout the plan period.	Permission granted in 1989 for erection of brickworks (BC24328P) – same permission also covers Atlas Quarry. Condition 47of current schedule of conditions approved in 2004 (04/1603/MI) restricts imports of clay from outside the permitted area to 30% of total tonnage of material processed in the brickworks per annum. Main clay used is Etruria marl, which is sourced from adjacent Atlas Quarry (Minerals Site MP2). Some fireclay is also used.
MB3		Sandown Works	Stubbers Green Road, Aldridge	Brickworks	Brickworks	To be shown on Policies Map to show the location of brickworks likely to have a	Permission for erection of Sandown brickworks granted in 1986 (BA17797P). Subsequent permission granted in 2009 (08/1338/FL) varies

						<p>continuing demand for brick clays (Etruria marl and fireclay) throughout the plan period.</p>	<p>Condition 14 of BA17797P, and restricts imports of clay from outside Sandown Quarry to 65% of clay used in the production of bricks per annum. Main sources of supply of Etruria marl are currently adjacent Sandown Quarry (Minerals Site MP6) and Highfields South Quarry (Minerals Site MP5). Some fireclay is also used.</p>
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Table 4: Pot Clay Outlets in Walsall @ March 2013

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) <i>including use class</i>	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MC1		Swan Works	Pelsall Road, Brownhills	Pot Clay Supply Outlet	Pot Clay Supply Outlet	To be shown on Policies Map to show the location of a pot clay supply outlet likely to have a continuing demand for fireclay throughout the plan period.	Clay processing building and storage and sales building constructed before 1947. Various permissions granted since then for refurbishment of storage and sales building (previously used as a garage). Main operations carried out are processing, stocking and sales of pot clay blends which are supplied to schools, colleges and artisan potters. Main clay used is fireclay and main source is currently a small stockpile remaining from former Birch Coppice site (Minerals Site MP3).

Table 5: Permitted Mineral Extraction Sites in Walsall @ March 2013

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) including use class	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MP1		Aldridge Quarry ⁺	Birch Lane, Aldridge	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	Inactive former sand and gravel quarry which was operated under a mineral permission granted in 1985 (BA13383P) and schedule of conditions granted in 2001 (BA13383P). Site is within the Aldridge Area of Search (Minerals Site MWA1). Mineral extraction ceased in 2008 but restoration has not yet commenced.
MP2		Atlas Quarry	Off Stubbers Green Road, Aldridge	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	Active brick clay extraction site operating under a mineral permission granted in 1989 (BC24328P), and conditions granted in 2004 (04/1603/MI), which is supplying Etruria marl to the adjacent Atlas brickworks (Minerals Site MB2). It still has significant permitted reserves, and is estimated to have a remaining lifespan of around 15 - 25 years at current consumption rates.
MP3		Birch Coppice	Off Pelsall Road, Brownhills	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the	Former fireclay and coal extraction site worked under an old mineral permission granted in the 1950s (EB233) which also covers Brownhills Common (Minerals Site MP5). No mineral extraction has taken place for many years. Site has mostly been restored to woodland

						vicinity.	but the final phase of restoration is not quite complete (see "saved" UDP Policy M7). There is a small stockpile of fireclay remaining from the site which is held by pot clay supply outlet at Swan Works (Minerals Site MC1).
MP4		Branton Hill Quarry ⁺	Branton Hill Lane, Aldridge	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	Active sand and gravel quarry operated under mineral permissions granted in the 1970s (EA2352 and BC9335), within the Branton Hill Area of Search (Minerals Site MWA2). Conditions approved by the Council in 1999 (BC52105P) are subject to an appeal that is still in abeyance pending resolution of issues regarding access to the quarry. Previously worked areas are operating as an inert landfill site, which is identified as a Strategic Waste Site (Waste Site WS2 – see Chapter 9). Quarry has limited reserves remaining. An application to extend the quarry to the south (BC64995P) was submitted several years ago but has also been in abeyance pending resolution of access issues. An application for a new access road to serve the existing quarry and proposed extension area was submitted in 2011 (11/0943/FL). This was approved by the Council's Planning Committee in 2012, subject to completion of a legal agreement.
MP5		Brownhills Common	Off Engine Lane,	Permitted Mineral	Permitted Mineral	To be shown on Policies Map to indicate which	Site is covered by an old mineral permission for fireclay and coal

			Brownhills	Extraction Site	Extraction Site	mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	working dating back to the 1950s (EB233), which is classified as “dormant” as no mineral extraction has taken place. However, the permission could be activated as soon as a schedule of modern conditions has been approved by the Council. The site also has nature conservation and recreational value. It is within an area designated as Brownhills Common and The Slough SINC in the Walsall UDP. Also identified for possible allocation as open space as an interim use/ after-use for the site (Open Space Site OS3030).
MP6		Highfields South ⁺	Walsall Road, Shelfield	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	This is an active brick clay extraction site operating under a mineral permission granted in 1954 (EB593), and conditions approved in 1997 (BC48719P) which have been subject to recent variation. Site is supplying Etruria marl to Aldridge and Sandown brickworks (Minerals Sites MB1 and MB3). There are limited reserves of clay remaining it has an estimated remaining lifespan of less than 5 years as a quarry. Restoration (landfilling with non-hazardous wastes) commenced in 2008 in accordance with restoration programme approved in 2007 (07/0046/WA/E1), which requires restoration to be completed within 8 years (i.e. by mid-2016). Site is identified as a Strategic Waste Site (Waste Site WS10 – see Chapter 9). Mineral extraction expected to cease

							by end of 2013, in accordance with time extension for quarrying approved in 2011 (11/0953/FL).
MP7		Sandown Quarry ⁺	Off Stubbers Green Road, Aldridge	Permitted Mineral Extraction Site	Permitted Mineral Extraction Site	To be shown on Policies Map to indicate which mineral extraction sites are already permitted in Walsall and could be a potential constraint to non-mineral development in the vicinity.	Active brick clay extraction site operating under various mineral permissions (BC35785P, EA1444, EAB2405, and 09/1730/MI) covering separate sites, now merged into a single working area. Permission granted to work resources at "The Causeway," not included in the original permissions, in 2010 (09/1730/MI). Current conditions approved in 1996 (BC40528P) and 2010 (09/1730/MI), the latter covering "The Causeway" area only and the former covering all of the working areas permitted prior to this. Site is supplying Etruria marl to the adjacent Sandown brickworks (Minerals Site MB3). Has limited reserves remaining and is estimated to have a remaining lifespan of around 5 - 10 years at current consumption rates, on the assumption that imports will continue to contribute up to 65% of the clay used at Sandown brickworks. Could come forward as a landfill site if this is the method of restoration chosen – has been identified as a Waste Infrastructure Proposal in the BCCS (BCCS Site WP6) and a possible waste disposal site allocation (Waste Site WP3 – see Chapter 9).
MP8		Vigo/ Utopia	Coppice Lane, Walsall Wood	Permitted Mineral	Identify Landfill Gas	As this site will have been fully restored by	Former brick clay extraction site which has now been restored by

				Extraction Site	Plant as Renewable Energy Site	the time the SAD is adopted, it is not proposed to identify this as a permitted mineral working site in the SAD, although the landfill gas plant is expected to remain in place for some time so it is proposed to identify this as a renewable energy site.	landfilling with inert and non-hazardous wastes. Landfilling ceased in 2010, final restoration works were completed in 2011, and the aftercare phase is now underway, to prepare the site for the approved after use as woodland, grassland and other habitat. The leachate treatment plant and landfill gas generation plant will remain in place until monitoring indicates they are no longer required. The Vigo/ Utopia landfill gas plant is currently the only renewable energy generating facility of any significance in Walsall (see Chapter 12). As this is no longer a mineral extraction site and all restoration works are expected to be completed by the time the SAD is adopted it is not proposed to identify this as a permitted mineral working site in the SAD.
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Table 6: Mineral Areas of Search in Walsall Identified in the BCCS 2011

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) including use class	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MXA1 (BCCS Ref MA1)	CH12	Birch Lane	Aldridge	Area of Search - Sand and Gravel	Area of Search - Sand and Gravel	Identified as an Area of Search for potential sand and gravel extraction in the BCCS. Boundaries need to be defined on the Policies Map for Walsall via the SAD.	Area to be based on former MSA M1ii in the Walsall UDP (still shown on Proposals Map). Includes permitted site at Aldridge Quarry (Minerals Site MP1) and significant unpermitted resources, including a site put forward for mineral extraction by Cemex in response to consultation on the BCCS (Minerals Site MXP1). The main constraints to working the unpermitted resources in this area is likely to be amenity and impact on water resources, as the area is within the catchment of a groundwater SPZ. A site within the Area of Search has been put forward for housing – this has therefore been identified as a Choices Site (Birch Lane CH12).
MXA2 (BCCS Ref MA2)		Branton Hill	Aldridge	Area of Search - Sand and Gravel	Area of Search - Sand and Gravel	Identified as an Area of Search for potential sand and gravel extraction in the BCCS. Boundaries need to be defined on the Policies Map for Walsall via the SAD.	Area to be based on former MSA M1i in the Walsall UDP (still shown on Proposals Map). Includes permitted areas at Branton Hill Quarry (SAD Site MP4) as well as significant unpermitted resources, mainly the area included in the proposed extension to quarry which is subject to a current planning application (Minerals Site MXP2). The main constraints to working the

							unpermitted area are access, as the current access to the quarry is remote from them, and impact on water resources, as the area is within the catchment of a groundwater SPZ, but mitigation is feasible and is being addressed through current applications.
MXA3 (BCCS Ref MA5)	CH94	Stubbers Green	Aldridge	Area of Search – Brick Clay (Etruria Marl)	Area of Search – Brick Clay (Etruria Marl)	Identified as an Area of Search for potential brick clay (Etruria marl) extraction in the BCCS. Boundaries need to be defined on the Policies Map for Walsall via the SAD.	<p>The BCCS identifies one Area of Search for brick clay (Etruria marl) in Walsall, at Stubbers Green. This would be based on former MSA M1iii in the Walsall UDP (still shown on Proposals Map). Includes permitted areas at Atlas and Sandown Quarries (SAD Sites MP2 and MP7) as well as unpermitted resources, which are mostly in the Recordon Land, put forward in response to consultation on the BCCS (Minerals Site MXP3). There are significant environmental constraints to working this area as it is designated as a SINC (Stubbers Green) and is within Flood Zone 3 – it has therefore been identified as a Choices Site (CH94). As there is unlikely to be sufficient resource within the Area of Search to provide a 25-year supply to all three of Walsall’s brickworks, Chapter 9 of the main SAD document identifies the two options outlined below.</p> <p>Minerals Option 3a – Stubbers Green Area of Search Only</p> <p>Under this option the SAD would only identify the Stubbers Green Area of Search indicated in the BCCS.</p>

							<p>Minerals Option 3b – Additional Area of Search North of A461</p> <p>This option would involve identifying a second Area of Search to the north of the Walsall Road (A461), where mineral resource maps indicate that Etruria Formation clays are present. However there are significant physical, environmental and transport constraints to working in this area. The clay is likely to be difficult to work because the Etruria Formation clays are mixed with other clays, and there are also overlying alluvial deposits, requiring the removal of a lot of overburden. Working would also cause significant harm to biodiversity, as part of the area has been designated as a SSSI (Jockey Fields). There are also access constraints. The most direct route from this area to the brickworks is not likely to be a suitable haulage route, as it would pass through residential areas and through the congested Shelfield junction. The most appropriate haulage route would therefore be via Boatmans Lane and Brickyard Road. Otherwise, improvements to the A461 are likely to be necessary.</p>
MXA4 BCCS Ref (MA6)	CH93	Yorks Bridge	Brownhills	Area of Search - Fireclay	Area of Search - Fireclay	Identified as an Area of Search for potential fireclay extraction in the BCCS. Boundaries need to be defined on the Policies Map for Walsall via the SAD.	<p>This Area of Search was included in the BCCS as a result of a recommendation in the BCCS Inspectors' Report. There are three potential options for the boundary of this area:</p> <p>Minerals Option 4a - Wyrley</p>

						<p>Estates Option Put forward by Wyrley Estates during consultation on the BCCS.</p> <p>Minerals Option 4b – Potters Clay & Coal Company Option Area put forward by Potters Clay & Coal Company at the BCCS Examination. This is the same area included in a “void” application submitted for prospecting for opencast coal by British Coal in 1990 (BC29976P).</p> <p>Minerals Option 4c – Including Brownhills Common and Land at Yorks Bridge Combination of Option 5a and 5b, but also including the permitted site at Brownhills Common (SAD Site MP) and the potential extraction site Land at Yorks Bridge (SAD Site MXP4). All three options are likely to have significant impacts on the environment, landscape, amenity and transport. The areas that have been put forward straddle the boundary with Cannock Chase District, and the parts of the site in Cannock Chase would be close to the Cannock Extension Canal SAC. The HRA would therefore have to demonstrate that no harm would be caused to this site before we could consider allocating land for mineral extraction in this area (and this could also apply to defining an Area of Search boundary unless strict caveats are attached). Part of the area in Walsall</p>
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							<p>would also be within the Brownhills Common and The Slough SINC and adequate compensation would be required for any habitats to be lost as well as mitigation to enhance and minimise harmful effects on areas to be retained. Mitigation would also be required to minimise harm to amenity of residential areas to the south and visual impacts on Wyrley & Essington Canal. The area is not well linked to the Stubbers Green area, and arguably has better linkages to the highway network in Staffordshire than to that in Walsall. While the southern parts of Options 5b and 5c could be accessed via the A4124, this would not give direct or easy access to the brickworks in Stubbers Green.</p> <p>A site to the south and potentially within the Area of Search has been put forward for a variety of alternative land uses, including mineral extraction. This site has therefore been identified as a Choices Site (Yorks Bridge CH93) and as a potential mineral extraction site (Minerals Site MXP4: Land at Yorks Bridge).</p>
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Table 7: Potential Mineral Site Allocations

SAD Minerals Ref	SAD Choices Site Ref	Site Name	Site Address	Current Use(s) <i>including use class</i>	Preferred Use(s) by Council	Reasons for Considering Option	Key Issues Summary
MXP1	Adjacent to CH12	Land Near Aldridge Quarry	Off Birch Lane, Aldridge	Agricultural Land	Potential Mineral Extraction Site	Site put forward by Cemex UK Materials Ltd as a potential mineral extraction site during consultation on the BCCS in 2007.	<p>Resource is estimated to be around 2.6 million tonnes in total comprising 1.8 million tonnes of sand (sandstone) and 0.8 million tonnes of sand and gravel (conglomerate). Main constraints to working are:</p> <ul style="list-style-type: none"> • Potential landscape/ visual/ amenity impacts – screening/ advance planting required to mitigate impacts on environment, landscape, residential area to the south-west and properties on the opposite side of Birch Lane; • Potential impact on water resources – the area lies within the total catchment area of a groundwater SPZ around a covered reservoir at Shire Oak; • Potential transport/ highway impacts on A452 Chester Road and Shire Oak Junction; • Working depends on agreement with landowner. <p>A site adjacent to this, within Area of Search MXA1, has been put forward for housing, and this is therefore</p>

							identified as a Choices Site (Birch Lane CH12). The Council will need to consider the potential impacts on future sand and gravel working in this area, when deciding whether to allocate the site for housing.
MXP2		Branton Hill Quarry Extension	Off Chester Road, Aldridge	Horse Grazing Land	Potential Mineral Extraction Site	Subject to current planning application (BC64995P).	Application has been in abeyance for a number of years pending the resolution of problems with access to the quarry, which is now some distance from the current/ future potential working areas. A planning application for a new access road was approved by Secretary of State in 2009 following "call in" (06/0169/OL/E4). A planning application for access road on a different alignment was submitted in 2011 (11/0943/FL) and was approved "in principle" in 2012, subject to completion of a legal agreement.
MXP3	CH94	Recordon Land	Off Stubbers Green Road, Aldridge	Horse Grazing Land	Potential Mineral Extraction Site*	Site put forward by Ibstock Brick Ltd as a potential mineral extraction site during consultation on the BCCS in 2007.	<p>Site was put forward by Ibstock Brick Ltd during consultation on the BCCS in 2007. Site adjoins Atlas Quarry and total resource is estimated to be around 0.9 million tonnes of brick clay (Etruria marl). This would effectively be an extension to Atlas Quarry, and working this area would improve the operational efficiency of the existing quarry by allowing working to continue in the same direction. Main constraints to working are as follows:</p> <ul style="list-style-type: none"> • Impacts on biodiversity - site is designated as a Site of

							<p>Importance for Nature Conservation (Stubbers Green SINC) in Walsall UDP and loss of the site would conflict with BCCS Policy ENV1;</p> <ul style="list-style-type: none"> Flood risk – the site is prone to flooding and is within Flood Zone 3. <p>An alternative land use would be to retain the site as a nature conservation area. The site has therefore been identified as a Choices Site (CH94). The Council will need to consider the merits of this option when deciding whether or not the site should be allocated for mineral extraction.</p>
MXP4	CH93	Land at Yorks Bridge	Off Pelsall Road, Brownhills	Agricultural Land	Potential Mineral Extraction Site*	Put forward in response to SAD and AAP “call for Sites” in 2011 – mineral extraction is one of a number of alternative land uses suggested by the proposer	<p>Site has been put forward in response to Walsall SAD and AAP “call for sites” in 2011. The site is likely to contain fireclay and coal resources but no information has been provided on the amount of resource present. Site is outside the fireclay Area of Search boundary suggested by Wyrley Estates, but is partly within the Area of Search boundary suggested by Potters Clay and Coal Company. Although the site is in the Green Belt mineral working is not regarded as “inappropriate” type of development in such a location (NPPF paragraph 90). However, there are other, more significant constraints to mineral working on this site:</p>

							<ul style="list-style-type: none"> • Uncertainty about potential impact on Cannock Extension Canal SAC – site is possibly within the “area of influence” around the SAC, HRA would need to demonstrate that mineral extraction would not harm the integrity of the SAC before it could be allocated; • Uncertainty about land uses – mineral working is only one of a number of land uses put forward for this site, and not all are compatible with each other or with mineral working; • Significant landscape/ visual/ amenity impacts likely – surface working methods are likely to be used to extract clay and coal, therefore screening, advance planting, noise and dust control and other measures are likely to be required to mitigate impacts on adjacent Wyrley & Essington Canal, wider landscape and residential areas to the south; • Potential for impacts on Brownhills Common and The Slough SINC which is adjacent to the site; • Accessibility/ potential impacts on the local highway network.
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							<p>There is uncertainty about whether permission would be sought to retain the site in the long-term as a stocking area for extracted fireclay, in the event that a mineral extraction proposal was pursued on this site. This would not be compatible with a "prior extraction" scheme followed by redevelopment with other land uses, which is also a potential option. Several alternative land uses (including housing, employment, waste management, open space and leisure uses) have also been put forward for this site, so it has been identified as a Choices Site (CH93). The Council will need to consider the merits of each of the alternative land uses identified and their potential impacts on the working of fireclay and coal in the Yorks Bridge Area of Search (Minerals Site MXA4), when deciding whether the site should be allocated for any particular use.</p>
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