
Hertfordshire Waste Development Framework

Waste Site Allocations 2011-2026
(part of the Waste Local Plan)

Adopted July 2014



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The technical appendices; Strategic Environmental Assessment [SEA], Sustainability Appraisal [SA] and Habitats Regulation Assessment [HRA] and Strategic Flood Risk Assessment [SFRA] which accompany this document are available on CD by request or on our website:

www.hertsdirect.org

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1.0 Introduction

Minerals and Waste Development Framework/Local Plan

- 1.1 The Planning and Compulsory Purchase Act 2004 introduced a development plan system that requires the county council to prepare policies that will deliver the spatial strategy for the future of minerals and waste planning in the county. Collectively, these policies will form the Minerals and Waste Development Framework for Hertfordshire, otherwise now known as the Minerals Local Plan and the Waste Local Plan.
- 1.2 The Minerals and Waste Development Framework/Local Plan will comprise a portfolio of Development Plan/Local Development Documents¹, which collectively set out the objectives and policies for both minerals and waste management within the county. The waste planning documents will be as follows:
- **The Waste Core Strategy and Development Management Policies** Development Plan Document sets out the spatial vision and strategic objectives for waste planning in Hertfordshire. This document also contains the policies needed to implement these objectives, as well as detailed generic development management policies that will be used to make decisions on waste planning applications. All other waste local development documents must conform to the Core Strategy and Development Management Policies.
 - **The Waste Site Allocations** Development Plan Document identifies sites for waste management facilities. This document includes maps and waste site briefs for Allocated Sites and identified Employment Land Areas of Search (ELAS). This document has been written to be in conformity with the Waste Core Strategy and Development Management Policies document and so the two documents should be read in conjunction.
- 1.3 These documents are referred to as Development Plan Documents (DPDs) and together will otherwise be referred to as the Waste Development Framework/Local Plan. The county council may also prepare other documents, including Supplementary Planning Documents, to expand on policies set out in a Development Plan Document or provide additional information.
- 1.4 There are several prescribed stages in the production of this Waste Site Allocations document, which are set out below:

¹ The terms Development Plan Document and Local Development Document are used interchangeably when referring to documents which form part of the Local Plan, in accordance with The Town and Country Planning (Local Planning) (England) Regulations 2012.

Issues and Preferred Options

- (i) The Waste Site Allocations Issues and Preferred Options 2 document, identified potential future waste sites within the county to meet the present and future needs. The formal consultation on these Preferred Options took place between November and December 2009. The representations made at that consultation were used to prepare the Waste Site Allocations document.

Consultation on Omission Sites

- (ii) An additional consultation on 'Omission Sites' took place between November and December 2010. An omission site is a parcel of land that is either new to the process or one that was already assessed and subsequently discounted but re-promoted during the issues and Preferred Options 2 consultation in November 2009. The results of that consultation were also used to prepare the Waste Site Allocations document.

Pre-Submission and Proposed Submission

- (iii) The pre-submission document was subjected to a six week public consultation between 6 February and 19 March 2012. In light of some of the representations received and the publication in March 2012 of the National Planning Policy Framework (NPPF), the county council produced a proposed submission document for further public participation between 9 November and 21 December 2012. Representations received during this and the previous pre-submission consultation, were submitted to the Planning Inspectorate, along with the evidence base on 24 June 2013.

Examination

- (iv) Following submission, an independent Planning Inspector was appointed by the Secretary of State to carry out an examination into the 'soundness' of this Waste Site Allocations document. The representations made at the proposed submission stage were taken into account by the Inspector at the independent examination.

Adoption

- (v) Following the examination, the Inspector produced a report that set out recommendations for changes requested to be made to the document. The county council has incorporated these changes to form the adopted version of the document.

Purpose of the Waste Site Allocations Local Development Document²

- 1.5 Hertfordshire County Council as Waste Planning Authority has a statutory responsibility to identify potential sites and areas suitable to accommodate facilities for sustainable waste management within the county. The allocations reflect the overall spatial strategy set out in the Waste Core Strategy and Development Management Policies document.
- 1.6 This Waste Site Allocations document follows the principles set out in the Waste Core Strategy and Development Management Policies document. It identifies locations for waste management facilities in the county, based on a process of site assessment and selection. The site assessment methodology and site assessment matrices used for assessing the sites are set out in Appendix F: Site Selection Methodology.
- 1.7 Any application for waste management facilities will be assessed against the policies within the Waste Core Strategy and Development Management Policies document and this Waste Site Allocations document.

The Process of Managing Development

- 1.8 Development Management is the process which shapes the development and use of land. It involves the consideration of planning applications, the monitoring of development as it takes place and, potentially, enforcement action where breaches of planning permission have occurred. In Hertfordshire, where there are two tiers of local government, all decisions on waste planning applications are determined by the county council. This Waste Site Allocations document along with the Waste Core Strategy and Development Management Policies document will guide the location of waste management facilities during the plan period 2011 – 2026.

Minerals and Waste Development Scheme

- 1.9 The Minerals and Waste Development Scheme provides further detail about the documents that the county council will produce and the programme for their preparation and review. The adopted scheme can be periodically revised when a new programme is required and is monitored on an annual basis. It can be found at www.hertsdirect.org or by contacting the county council directly.

Community Engagement and Consultation

- 1.10 The county council is committed to consulting with and involving the community in plan preparation. The Statement of Community

² The terms Development Plan Document and Local Development Document are used interchangeably when referring to documents which form part of the Local Plan, in accordance with The Town and Country Planning (Local Planning) (England) Regulations 2012.

Involvement sets out the county council's strategy for involving and consulting the appropriate stakeholders in the preparation of a variety of documents. The Statement of Community Involvement is available on the county council's website at www.hertsdirect.org or by contacting the county council directly.

- 1.11 The county council has carried out a series of consultations in preparing the waste documents:

11 October 2004 – 25 November 2004	Waste Development Plan Issues & Options consultation
21 May 2007 – 20 June 2007	Waste Core Strategy DPD: Preferred Options consultation
28 January 2008 – 10 March 2008	Waste Core Strategy DPD: Submission consultation Waste Development Policies DPD: Preferred Options consultation Waste Site Allocations DPD: Preferred Options consultation
2 November 2009 – 18 December 2009	Waste Core Strategy and Development Management Policies DPD: Issues and Preferred Options 2 consultation Waste Site Allocations DPD: Issues and Preferred Options 2 consultation
1 November 2010 – 22 December 2010	Waste Core Strategy and Development Management Policies DPD: Pre-submission consultation Waste Site Allocations Omissions Sites consultation
6 February 2012 – 19 March 2012	Waste Site Allocations DPD: Pre-Submission Consultation
9 November 2012 – 21 December 2012	Waste Site Allocations DPD: Proposed Submission Consultation

- 1.12 The county council has also undertaken stakeholder events and further informal consultations on a number of issues with regard to the waste documents. A summary of the responses to the Pre-Submission and Proposed Submission Waste Site Allocations consultations and the county council's response to these comments, which have informed the production of this document, are available at: www.hertsdirect.org

Monitoring and Implementation

- 1.13 As a local planning authority the county council is required to produce a Monitoring Report outlining how policies are being implemented and how effective they have been. The report will identify any changes that are

needed if a policy appears not to be working or if targets are not being met.

- 1.14 The Waste Site Allocations document is based on policies and principles within the Waste Core Strategy and Development Management Policies document. Monitoring will assess the effectiveness of this Waste Site Allocations document in delivering sites to meet the requirements of the Waste Core Strategy and Development Management Policies document. Indicators and targets in the Waste Core Strategy and Development Management Policies document will form the basis for assessing the performance of this Waste Site Allocations document.

Sustainability Appraisal and Habitats Regulations Assessment

- 1.15 All policies and proposals within the waste planning documents have been subjected to Sustainability Appraisals, incorporating a Strategic Environmental Assessment. The Sustainability Report on the Waste Site Allocations document is available on the county council's web site and on request from the county council.
- 1.16 In addition, where a land use plan, either alone or in combination with other plans or projects is likely to have a significant effect on European nature conservation sites (Special Areas of Conservation and Special Protection Areas), an 'Appropriate Assessment' must be made of the implications of the plan for the European site. This is in relation to the protection and conservation objectives for the site, in accordance with requirements of the European Habitats Directive and the Habitats Regulations³.
- 1.17 There are a number of Special Protection Areas (SPA) and Special Areas of Conservation (SAC) in Hertfordshire. A Habitats Regulations Assessment (HRA) Screening has been carried out in order to establish whether a full appropriate assessment was needed.
- 1.18 The more specific recommendations set out within the Habitats Regulations Assessment Report have been addressed within this document.
- 1.19 The conclusions reached in the Habitats Regulations Assessment recommend that proposals coming forward on the Allocated Sites in the eastern half of the county are monitored. Specifically, these are on sites:
- AS019 Westmill Quarry and Landfill, Ware (Inset Map 009)
 - AS025 Cumberlow Green Farm (Inset Map 019)
 - AS238 The New Barn A1(M) J.10 (Inset Map 021)
- 1.20 This is to ensure that air pollution effects from waste transported to and from, the above Allocated Sites along the A10 do not combine to have a significant effect on the Wormley Hoddesdon Park Woods SAC. The

³ The Conservation of Habitats and Species Regulations 2010. SI No. 2010/490.

county council will therefore seek to manage and where appropriate, phase the granting of planning permission for any waste facilities on these sites. The number and route of HGV movements associated with any proposal on these sites should be taken into consideration and assessed in-combination with transport movements from any waste development that has already occurred on one of these Allocated Sites, or proposed on them through other planning applications. A Habitats Regulations Assessment will be required to be carried out for individual projects at the time they come forward as planning applications, to assess the potential for in-combination air pollution effects to adversely affect the integrity of the SAC.

- 1.21 The Sustainability Appraisal recommends that the timing and concentration of development of all the eight Allocated Sites outlined in chapter 4 are taken into account when considering applications on these sites.
- 1.22 The county council will therefore aim to manage and phase new waste development in such a way as to ensure that the cumulative effects of development do not disproportionately affect some communities more than others (e.g. by avoiding the situation whereby a number of the Allocated Sites come forward at a similar time in the same settlement, when Allocated Sites in other settlements are available to reduce the potential effects). The county council will refuse applications where it is considered that the potential cumulative effects on air quality, amenity, human health, natural environment and traffic/transportation including any significant adverse impacts on environmental quality, social cohesion and inclusion or economic potential would be unacceptable.

Strategic Flood Risk Assessment

- 1.23 Flooding is an important issue to consider when preparing planning documents. It is advised in National Planning Policy that all local planning authorities produce a Level 1 Strategic Flood Risk Assessment (SFRA). It stipulates that a Level 1 SFRA should principally be a desk-top based study that makes use of existing information. The Hertfordshire SFRA has therefore been informed by individual SFRAs that have been produced at the district level.
- 1.24 The emerging county SFRA has informed the selection of sites and summarises key flood risks in each of Hertfordshire's districts and flood risk management policy recommendations that form part of the relevant Catchment Flood Management Plan for the area.
- 1.25 Areas in Hertfordshire that are covered by flood zones 1, 2 and 3 have been identified using Environment Agency Geographic Information System (GIS) data. Sites within flood zones 2 and 3 were excluded from the site selection process as these areas are most at risk from flooding.
- 1.26 Furthermore sites which were under 0.5ha were also excluded from further testing, as most new waste facilities would require a land take

greater than 0.5ha. Individual flood risk assessments will be required for waste management developments over 1ha.

- 1.27 The Hertfordshire SFRA is a living document and will be updated when new applicable flood data becomes available.

2.0 Planning for Waste Management Facilities

- 2.1 The waste site development briefs in **Appendix A** have been written in light of the advice given in the ODPM publication: 'Planning for Waste Management Facilities' published in 2004. This study considers planning issues associated with waste management facilities that primarily deal with commercial and industrial waste streams and local authority collected wastes but does not deal with construction and demolition waste.
- 2.2 In addition to the site selection criteria the information contained in table 2.1 has been used in developing the waste site development briefs in order to determine the most suitable type of waste facility that could be accommodated. Individual site constraints, which could include highway access, proximity to sensitive receptors and land suitability for future development, have also been taken into consideration when determining potential facility gaps and capacities.

Table 2.1 – Site Planning Requirements for Waste Management Facilities⁴

Suggested Waste Facility	Siting, Design and Planning Issues	Typical Site Area
1. Anaerobic Digestion	Small scale community based schemes can be located on a wide range of sites. Larger centralised facilities will be limited to sites suitable for large built development with appropriate road infrastructure. Where possible, facilities should be located at least 250m from sensitive receptors.	0.15ha (small scale plant: 5,000 tonnes per year facility). 0.6ha (centralised plant: 40,000 tonnes per year facility).
2. Composting Facilities (In-Vessel Composting/ Open Windrow Composting)	In-vessel facilities can be sited in a variety of rural or industrial locations. Existing waste sites should also be considered. Traditional windrow composting plants can blend in with suburban and rural development due primarily to their low profile structures and their similarity to other rural developments (e.g. farms). Where possible, facilities should be located at least 250m from sensitive properties, which may include business premises.	1ha – 2ha (25,000 tonnes per year facility). <0.5ha for in-vessel composting.
3. Household	Civic amenity sites need to be	0.5ha – 1ha

⁴ Information compiled from 'Planning for Waste Management Facilities, ODPM, 2004.'

Suggested Waste Facility	Siting, Design and Planning Issues	Typical Site Area
Waste Recycling Centres (Civic Amenity Sites)	located close to the point of waste arisings, to make their use a realistic option for householders. The visual impact of civic amenity sites can be mitigated by sensitive siting and the use of fencing and landscaping.	(10,000 – 50,000 tonnes per year facility).
4. Waste Transfer Station	Siting subject to scale. Proximity to road/rail infrastructure critical. Preference should be given to co – location with other waste facilities to minimise net transport distances. Sites closer than 250m from residential, commercial or recreational areas should be avoided. Transfer routes away from residential areas are also preferable.	0.7ha (120,000 tonnes per year facility).
5. Processing of Recyclables (inert waste recycling/ metal recycling/ materials recovery facility)	Preference should be given to industrial or degraded sites or sites on or close to existing waste management facilities. Inert waste recycling facilities can also be located on quarries where restoration is by inert waste. Could be potential for dust and noise from conveyor and plant e.g. crushers' movement/operation that may need to be mitigated. Metal recycling facilities may produce noise from separation and processing of metals. If amenity issues such as noise and litter can be minimised operations could be located within 100m of sensitive receptors.	1ha – 2ha (50,000 tonnes per year facility).
6. Waste Electrical and Electronic Equipment Facility	Suitable in general industrial areas, away from B1 uses. Maybe potential noise from dismantling operation and spillage of recovered chemicals that may require mitigation. Possible visual impact of equipment storage.	No guidance on the size of a site is given. Planning issues will still need to be considered.
7. End of Life Vehicle Recovery	Should be located away from sensitive receptors. Potential pollution of surface and water drains and noise from plant movement	No guidance on the size of a site is given. Planning issues will still

Suggested Waste Facility	Siting, Design and Planning Issues	Typical Site Area
	operation of crusher/shredder/fragmentiser may need to be mitigated.	need to be considered.
8. Thermal Treatment Facilities (Combined Heat and Power Plants/Energy from Waste Facilities)	Maybe suitable (depending on size) in a range of urban or urban fringe sites. Preference should be given to the co – location with mixed waste processing operations and to areas allocated for business use or in traditional commercial/industrial urban areas. Compatible with most B1/B2 uses. For small scale plants, sites closer than 250m of housing etc should generally be avoided where possible. Larger scale facilities, where possible should be located at least 250m from sensitive properties.	< 1ha – 2ha (small scale plant: 50,000 tonnes per year facility). 2ha – 5ha (large scale plant: 250,000 tonnes per year facility).
9. Mechanical Biological Treatment (Mixed Waste Processing)	Preference should be given to industrial or degraded sites or sites on or close to existing waste management facilities. Should be located at least 250m from sensitive receptors.	< 1ha – 2ha (50,000 tonnes per year facility).

Planning Policy Statement 10 (PPS10): Planning for Sustainable Waste Management

2.3 Locational criteria have also been referred to in each waste site development brief by using the criteria in PPS10 where there are specific requirements. This identifies the factors that should be considered within the context of each site when deciding the suitability of a particular waste facility. Generally the requirements with regard to odour, air quality, noise etc, will depend on the nature of the waste, the proposed facility and its siting. The locational criteria have been reproduced for inclusion within Appendix E.

3.0 Delivering Sustainable Waste Management

- 3.1 During the preparation of the waste documents, the county council involved a variety of stakeholders. The county council cannot implement the strategies and proposals in these planning documents on its own. The implementation of the proposals in this document will require the commitment, cooperation and actions of a wide range of stakeholders with interests in the county to work together in partnership.
- 3.2 While some of the objectives of the strategy are directly related to the provision of facilities on land, others such as household recycling, reuse of materials and prevention of waste would require a change of attitude of individuals and businesses, through self awareness, waste awareness and education. A positive response from the community would help decrease the amount of waste generated and needed to be disposed of on landfill sites. In order to achieve the successful delivery of the waste strategy and proposals in this document, an effective working partnership will need to be established between the county council and other stakeholders.

Sustainable Development

- 3.3 At the heart of planning is the requirement to contribute to the achievement of sustainable development. The planning system is defined within legislation and the National Planning Policy Framework (NPPF) details planning as needing to perform an economic, social and environmental role within our community to achieve sustainable development. These three roles are inextricably linked. In terms of the economy, plans and proposals should contribute to building a strong, responsive and competitive economy. Socially, plans and proposals should support strong, vibrant and healthy communities and on an environmental theme, plans and proposals should contribute to protecting and enhancing our natural, built and historic environment. Minimising waste forms part of the environmental role to be fulfilled.
- 3.4 Linked with this, PPS10 promotes the need to use resources efficiently and to provide waste facilities which are sustainable in location and form, but which meet the waste management needs of Hertfordshire's growing population.
- 3.5 With the planning system actively guiding development to achieve a positive sustainable outcome, policies have been developed within this Plan to shape waste management facilities in the most appropriate location and form to deliver positive results in terms of economic, social and environmental sustainability. Plans and proposals need to take account of local circumstances so that they respond to the different opportunities for achieving sustainable development in different areas.
- 3.6 However, in certain circumstances justification(s) will exist for waste development to be considered inappropriate and unsustainable, whereby

there will be overriding material planning consideration(s) that justify a reason for refusal of planning permission. As a result, whilst there is a presumption in favour of sustainable development, this does not override material planning considerations that may exist.

- 3.7 Policy 1A is an extension of Policy 1: Strategy for the Provision of Waste Management Facilities which is contained in the Waste Core Strategy and Development Management Policies document. Policy 1A provides the mechanism for putting into practice the national policy context within which permission will be granted is specified. This is set alongside the spatial strategy for providing waste management facilities in the county.
- 3.8 Policy 1A and other policies contained in the Waste Core Strategy and Development Management Policies document are integral to the provision of waste management facilities within Hertfordshire and should therefore be referred to as part of any waste planning proposal. This is to ensure that development accords with the aims of the Waste Core Strategy and the aims of government reforms of the planning process in the NPPF, which itself, is a material planning consideration.

Policy 1A: Presumption in Favour of Sustainable Development

When considering development proposals the council will take a positive approach that reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework. It will always work proactively with applicants jointly to find solutions which mean that proposals can be approved wherever possible, and to secure development that improves the economic, social and environmental conditions in the area.

Planning applications that accord with the policies in this local plan (and, where relevant, with policies in neighbourhood plans) will be approved without delay, unless material considerations indicate otherwise.

Where there are no policies relevant to the application or relevant policies are out of date at the time of making the decision then the council will grant permission unless material considerations indicate otherwise – taking into account whether:

- **Any adverse impacts of granting permission would significantly and demonstrably outweigh the benefits, when assessed against the policies in the National Planning Policy Framework taken as a whole; or**
- **Specific policies in that Framework indicate that development should be restricted**

Monitoring

Related Strategic Objectives	SO1, SO2, SO3, SO6, SO7
Core Strategy Targets	T2, T3, T4, T5, T6, T7, T9,
Core Strategy Indicators	IN1, IN2, IN3, IN4, IN5, IN6, IN8, IN11, IN28, IN29, IN30

Implementation

Mechanism	Delivery Partner(s)
Site Allocations DPD	Waste Planning Authority Waste operators Statutory consultees Other local, regional or national consultees
Monitoring of planning permissions (monthly)	Waste Planning Authority Hertfordshire and Neighbouring Local Authorities
Annual Waste Survey (sites and operators)	Waste Planning Authority Waste operators
Hertfordshire County Council Consultation Database	Waste Planning Authority

Monitoring and Implementation

- 3.9 Simply allocating sites for waste management facilities is not enough. There is a need to ensure that sites for new facilities are brought forward where needed and at the right time and that targets set out in the Waste Core Strategy and Development Management Policies document are being met. This will need the co-operation of all parties concerned such as the county council, landowners, waste operators, the Environment Agency, etc.
- 3.10 The delivery of waste management facilities will be continuously monitored on an annual basis and results published within the monitoring report. The plan will be reviewed regularly and the results from monitoring will inform how often the plan is reviewed. The plan will be reviewed in full every five years and a partial review may be undertaken sooner than that if required.
- 3.11 The county council will keep the Household Waste Recycling Centre service and network under constant review and requirements will be published in the Annual Accommodation Statement.

Flexibility

- 3.12 The number and type of existing and proposed waste facility sites indicate that there is adequate provision for the management of the projected waste arisings during the plan period. Flexibility is built into the plan by ensuring that most Allocated Sites are not restricted to any particular waste stream or technology. The assessment and allocation of sites and the accompanying waste site briefs show only the range of appropriate types of waste that may be permitted on sites considering the physical, environmental, health and geological constraints.
- 3.13 There are many unforeseen circumstances such as the economic climate, site owners not bringing their sites forward at the appropriate time, the impact of newer technology on the particular suitability of some sites, government policies, etc. that could affect the delivery of sites. This document has made provision for these unforeseen circumstances by spatially providing sites over and above the immediate requirements for the plan period.

Summary of dealing with waste requirements:

- 3.14 The Waste Core Strategy and Development Management Policies document has been found 'sound' by an Independent Planning Inspector. The document identifies the vision and strategic objectives for waste management in the county and identifies the waste arisings and treatment capacity requirements throughout the fifteen year plan period. This document also identifies five areas of search for Local Authority Collected waste treatment facilities. These are replicated on the Spatial Distribution and Areas of Search Maps contained in the Waste Site Allocations document.
- 3.15 The waste arisings and treatment capacity requirements should be read in conjunction with the Waste Site Allocations document and for ease of reference, a summary is listed below:
- Hertfordshire has one remaining non-hazardous landfill where the permission for landfilling expires in 2017 but is likely to have capacity beyond then. This document identifies capacity gap difficulty up until 2015 for non-hazardous waste.
 - Additional residual treatment capacity is required to deal with local authority collected waste that cannot be recycled or composted.
 - Waterdale Waste Transfer Station is central to the delivery of the Joint Municipal Waste Management Strategy and there is a need for new waste facilities to complement this and ensure all parts of the county are serviced.
 - Household Waste Recycling Centres (HWRCs) in the county provide a valuable role in waste management and will need to be kept under review through the Annual Accommodation Statement.

- A need has been identified for additional organic waste treatment capacity of 90,000 tonnes per year by 2014 to serve the western and central/eastern parts of the county.
- In terms of Commercial and Industrial waste, recycling and composting capacity is needed for 210,000 tonnes per year together with additional residual treatment capacity for 397,000 tonnes per year by 2016.
- The use of Construction and Demolition waste for restoration purposes (including inert restoration of mineral sites), the requirements for site waste management plans and the encouraged use of recycled and secondary aggregate, should reduce the capacity shortfall for this waste stream.
- There is sufficient overall treatment capacity to manage the equivalent of the county's hazardous waste arisings.

4.0 Allocation of Sites for Waste Management Facilities

- 4.1 In order to provide for the adequate and sustainable management of waste arisings over the plan period (2011-2026), the Waste Site Allocations document identifies Existing Strategic Sites, Allocated Sites and Employment Land Areas of Search. Other sites may also be brought forward. The county council will take into account the implications that new waste management facilities may have in relation to cumulative impact and will refuse applications where it is considered that the potential cumulative effects on air quality, amenity, human health, natural environment and traffic/transportation would be unacceptable. Cumulative impacts of a proposal will therefore be considered in terms of timing and location as well as the acceptability or otherwise of the impacts arising from any existing and the proposed development. Existing, safeguarded sites will be listed within the Authority's Monitoring Report which can be accessed via www.hertsdirect.org.

Existing Strategic Sites

- 4.2 The Waste Core Strategy and Development Management Policies document identifies the following five existing strategic sites which provide waste management beyond the local areas in which they are located:
- AS025 Cumberlow Green Farm, Rushden, Buntingford (Inset Map 019)
 - SA060 Cupid Green Depot, Hemel Hempstead (Inset Map 003)
 - SA236 Redwell Wood Farm/Ridge (Inset Map 018)
 - AS041 Waterdale, Garston (Inset Map 035)
 - AS019 Westmill Quarry/Landfill, Ware (Inset Map 009)
- 4.3 These sites are considered to be strategic as they are essential to the current and future waste management of local authority collected waste in the county. These existing strategic sites currently perform a waste management function and are therefore safeguarded.
- 4.4 In order to help meet the on-going needs of the county with regard to landfill, the county council will support the continued disposal of residual waste at Westmill subject to the policies in the development plan, notably the Waste Core Strategy and Development Management Policies document. It is likely that any remaining capacity gap would have to be met out of county. In this regard, and subject to the duty to cooperate, the county council will seek to ensure that satisfactory arrangements are in place. The capacity requirements for residual landfill will be closely monitored and reviewed on an annual basis within the Authority's Monitoring Report.
- 4.5 Three of the above existing strategic sites (AS025 Cumberlow Green Farm, AS019 Westmill Quarry/landfill and AS041 Waterdale) also have

the potential for enhancement and are therefore also listed as Allocated Sites.

Allocated Sites (AS)

- 4.6 The Waste Site Allocations document identifies eight Allocated Sites which the county council considers to be the most suitable locations to manage the county's existing and future waste arisings during the plan period. These sites listed below, have been tested through the county council's site selection methodology and have scored positively in terms of their location, suitability and deliverability during the plan period.
- AS008 Land off Birchall Lane, Cole Green (Inset Map 007). Currently located in the Green Belt.
 - AS019 Westmill Quarry and Landfill, Ware (Inset Map 009). Currently located in the Green Belt and is identified as an Existing Strategic Site in the Waste Core Strategy and Development Management Policies document.
 - AS025 Cumberlow Green Farm (Composting Site) (Inset Map 019). Identified as an Existing Strategic Site in the Waste Core Strategy and Development Management Policies document.
 - AS116 Bury Mead Road, Hitchin (Inset Map 020).
 - AS238 The New Barn A1(M) J10 (Inset Map 021).
 - AS036 Roehyde (Hatfield) (Inset Map 026). Currently located in the Green Belt.
 - AS041 Waterdale, Garston (Inset Map 035). Currently located in the Green Belt and is identified as an Existing Strategic Site in the Waste Core Strategy and Development Management Policies document.
 - AS048 Travellers Lane New Barnfield Centre (Inset Map 038). Currently located in the Green Belt.
- 4.7 Over half of the county is designated as Green Belt. The Areas of Search for organic waste recovery facilities and local authority collected waste treatment and transfer facilities fall predominantly within the Green Belt. It is not possible to meet the anticipated needs of the county without developing waste management facilities on Green Belt land.
- 4.8 There are exceptional circumstances for the allocation, for waste management purposes, of five Green Belt sites. These sites are: Waterdale, Travellers Lane New Barnfield Centre, Roehyde, Westmill and Birchall Lane. They are sites which contain or have been used for waste management provision in the past or are previously developed sites in whole or in part.
- 4.9 Having demonstrated exceptional circumstances to justify the allocation of these Green Belt sites, it is envisaged that they would be omitted from

the Green Belt. Related alterations to defined Green Belt boundaries would be effected by the relevant district / borough councils within the county at the time of adoption of their local plans. Until that time, there would have to be a demonstration of very special circumstances in respect of any inappropriate development. Such very special circumstances would include the fact that allocation of the site for waste management purposes was deemed acceptable under the terms of this Waste Site Allocations Plan.

- 4.10 The Waste Site Briefs for the Allocated Sites identify the types of waste management that could be appropriate on the Allocated Sites. An indication of size of facilities that could be appropriate is given in each of the waste site briefs. However, the size and nature of the development will still need to respect the characteristics of the sites and their surroundings. Particular considerations are noted in the Site Briefs. In addition, given that the need for waste management development on the various Green Belt sites provides justification for the allocations, the related sites shall not be developed for any purpose other than waste management purposes.
- 4.11 PPS10 also stipulates that waste planning authorities should identify the type or types of waste management facility that would be appropriately located on the allocated site or in the allocated area.⁵ However, PPS10 also stipulates that waste planning authorities should avoid unrealistic assumptions on the prospects for the development of waste management facilities. This means that the county council cannot be more specific about the size and capacity of each potential facility listed in the waste site development briefs and in the potential facilities table; however, indicative facility numbers are shown in the Waste Core Strategy and Development Management Policies document.
- 4.12 The list of potential waste facilities identified in the table in Appendix B is not exhaustive, as new technologies are being developed all of the time. These would be dealt with on a case by case basis and judged on their merits. The Waste Core Strategy and Development Management Policies document and the Waste Site Allocations document are technology neutral, as the county council is not promoting a particular waste use for individual sites.
- 4.13 The Sustainability Appraisal of the Waste Core Strategy and Development Management Policies document concluded that this option offers relative benefits in terms of reducing waste transport and providing greater flexibility in meeting society's needs for waste management. As such, the allocation of a limited number of sites in the Green Belt meets the county council's objectives towards achieving self-sufficiency and locating facilities as close as practicable to the source of waste.

⁵ PPS10: Planning for Sustainable Waste Management, paragraph 18, p.11.

- 4.14 The provision of local facilities helps meet the requirements in PPS10 that communities should manage their own waste and that waste should be managed as close as practicable to its origin. However, it is not always practicable or viable for every local community in Hertfordshire to treat its own waste, partly because of the difficulties with finding suitable sites and partly due to viability issues for the waste industry, such as economies of scale.
- 4.15 The allocation of these eight sites, takes into consideration the existing capacities of waste management facilities which are being safeguarded. It is considered that safeguarding existing sites, together with the Allocated Sites will adequately provide sustainable waste management during the plan period. This approach provides flexibility in helping to deliver the Waste Core Strategy and Development Management Policies document.
- 4.16 Policy WSA2 below builds upon Policy 1 in the Waste Core Strategy and Development Management Policies document by listing specific criteria that will be used when assessing planning applications submitted on any Allocated Site or Employment Land Area of Search.
- 4.17 Proposals should be in accordance with the NPPF, PPS10: Planning for Sustainable Waste Management and all relevant policies in the Waste Core Strategy and Development Management Policies document. This includes Policy 6: Green Belt which is pertinent to Allocated Sites within the Green Belt and other sites which may come forward for waste development. The county council will seek the removal of Allocated Sites from the Green Belt, specifically for waste management facilities. Until such time as these sites are removed from the Green Belt, applications will need to be justified by the demonstration of very special circumstances sufficient to outweigh the harm to the Green Belt (in particular the openness) together with any other harm identified. Further material considerations contained within the policy will also need to be taken into account.

Policy WSA2: Applications for Waste Management Development on Allocated Sites and Employment Land Areas of Search

The county council will grant planning permission for waste management facilities located on Allocated Sites and Employment Land Areas of Search identified on the inset maps, provided that the development is in accordance with:

- i. the relevant policies contained in the Development Plan;**

and proposals will be required to take into account;

- ii. any cumulative impacts arising from the proposed waste management use;**

- iii. the Allocated Site specific requirements identified in the relevant waste site brief;
- iv. the planning requirements identified in the general Employment Land Area of Search waste site brief and the key planning issues listed on the relevant inset map;
- v. any supporting document issued with guidance on bringing forward waste uses on Employment Land Areas of Search; and
- vi. the Environment Agency advice listed in Appendix B.

Developers should locate Local Authority Collected waste management facilities on Allocated Sites and Employment Land Areas of Search within the broad areas of search A, B, C, D and E unless there are overriding reasons to locate the development on sites outside of these areas of search. This does not apply to HWRCs unless there are opportunities to co-locate them with other types of facilities. The areas of search for Local Authority Collected waste are defined in Policy 1 of the Waste Core Strategy and Development Management Policies document.

The county council will grant planning permission for waste management uses located on sites outside of identified locations where they accord with Policy 7 of the Waste Core Strategy and Development Management Policies document.

Monitoring

Related Strategic Objectives	SO1, SO2, SO3, SO4, SO5, SO6, SO7
Core Strategy Targets	T3, T4, T5, T12, T13, T14, T15
Core Strategy Indicators	IN1, IN4, IN8, IN9, IN10, IN13, IN14

Implementation

Mechanism	Delivery Partner(s)
Development Management	Waste Planning Authority Statutory consultees Other local, regional or national consultees and Hertfordshire

Mechanism	Delivery Partner(s)
	County Council departments
Monitoring of planning permissions (monthly)	Waste Planning Authority Hertfordshire and Neighbouring Local Authorities
Annual Waste Survey (sites and operators)	Waste Planning Authority Waste operators

Employment Land Areas of Search (ELAS)

- 4.18 In order to ensure further flexibility, the Waste Site Allocations document identifies 60 (sixty) Employment Land Areas of Search (ELAS), which the county council considers may be compatible with waste management uses but currently have little immediate potential for redevelopment.
- 4.19 These allocations have been identified from existing district/borough local plans. Employment land areas that are predominantly used for general industry (B2) and storage and distribution (B8) have been included, as these areas are considered compatible with waste management uses. Most waste uses can be housed in a building which would sit comfortably within an employment land area. Where practicable, potential waste facilities should be enclosed in a building to ensure that surrounding uses are not adversely affected by noise, dust and odour generation. Employment land that is mainly used for business (B1) has therefore been excluded, as have areas in flood zone 2/3.
- 4.20 Waste management uses located on Employment Land Areas of Search could therefore come forward for development during the plan period. Development of this nature would be dealt with in the same way as proposals for waste related development on Allocated Sites, by using criteria based policies in the Waste Core Strategy and Development Management Policies document.
- 4.21 Employment Land Areas of Search are not restricted by any particular technology or waste stream that should be on any particular site. However, whatever technology and/or waste stream being proposed should be compatible with the needs of the particular site and area.
- 4.22 The county council has also identified four areas, in Hertsmere and Welwyn Hatfield Boroughs which are not designated as employment land in their respective local plans. As these areas contain B2/B8 uses they have been assessed as Employment Land Areas of Search which are considered to be compatible with waste uses:
- ELAS230 Cantilion Haulage and Adjoining Land (Inset Map 015)
 - ELAS233 Lismirrane Industrial Park (Inset Map 016)
 - ELAS235 The White House Commercial Centre (Inset Map 017)
 - ELAS236 Woolmer Green Employment Area (Inset Map 043)

- 4.23 Three of the above Employment Land Areas of Search (ELAS230, ELAS233 and ELAS235) are currently located in the Green Belt. Proposals for new waste management facilities will need to be justified by the demonstration of very special circumstances in accordance with the requirements of the NPPF.

Safeguarded Sites

- 4.24 There are difficulties associated with establishing new waste facilities, including the scarcity of suitable sites. The loss of existing sites and sites proposed for allocation for non-waste uses can make this situation worse. In order to achieve and maintain a sustainable distribution of waste management facilities it is important to ensure that suitable sites are not lost.
- 4.25 Safeguarding existing sites reduces the need for new facilities and searching for new sites in a very limited environment like Hertfordshire. Safeguarding sites also contributes towards the aims of dealing with the equivalent of the county's own waste arisings.
- 4.26 PPS10 places responsibility on planning authorities to consider the likely impact of proposed, non-waste related development on existing waste management facilities' sites and on areas allocated for waste management.
- 4.27 Safeguarding existing waste management facility sites helps to maintain a network of facilities within the county. The Waste Core Strategy and Development Management Policies document, Policy 5: Safeguarding of Sites requires that existing waste management facilities with planning permission for waste management uses, including landfill sites, are to be safeguarded. This includes sites where there are existing waste uses but which have limited space or capacity for expansion or the co-location of waste facilities without the demolition of the existing facilities in whole or part. The county council will also seek to ensure the enhancement of existing activities in order to maximise recovery.
- 4.28 The list of safeguarded sites will be monitored, reviewed and updated annually and reported in the county council's Authority's Monitoring Report (previously known as the Annual Monitoring Report). The Authority's Monitoring Report is available on the county council's website at www.hertsdirect.org or by contacting the county council directly.
- 4.29 The areas of search for local authority collected waste treatment facilities that are identified on the spatial distribution map and areas of search map contained in this document have been replicated from the Waste Core Strategy and Development Management Policies document.