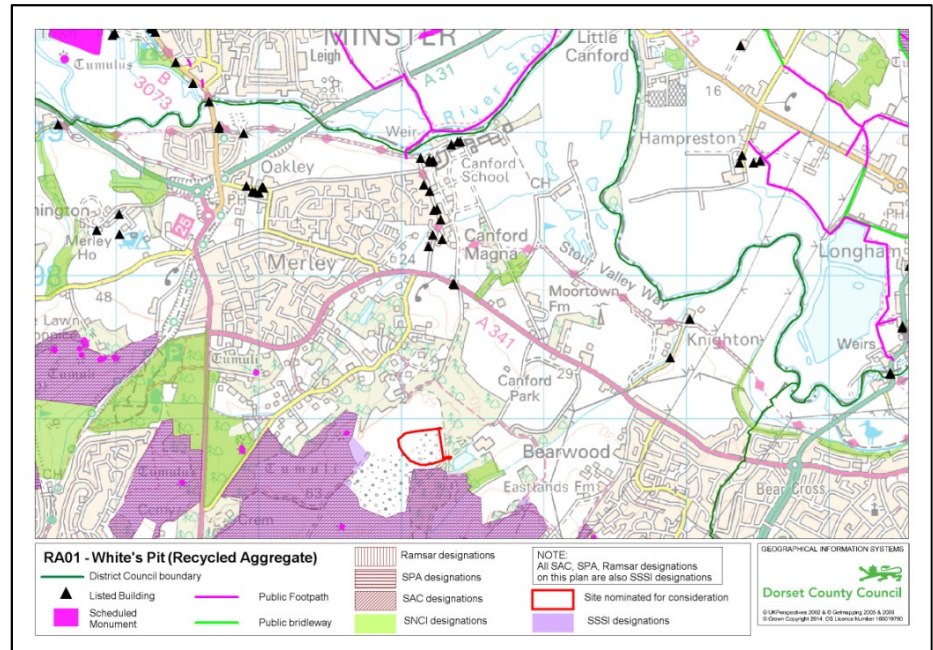
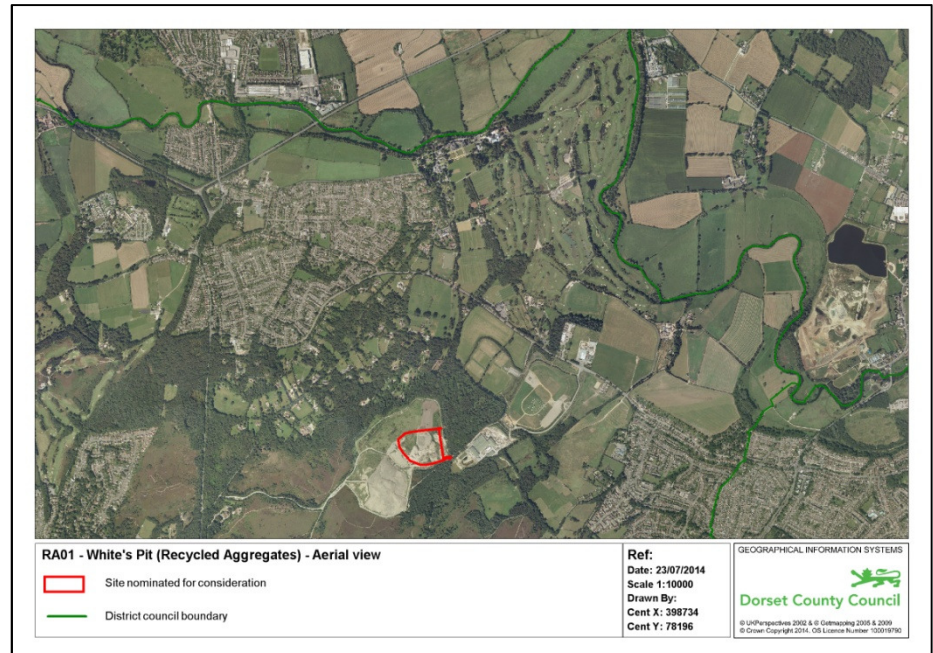


Site Assessment Pro Forma: White's Pit – RA01

Site Information	
Site Location	Off Magna Road south of Wimborne; north of Canford Heath.
Grid Reference	SY032967
Administrative Area	Borough of Poole
Ward	Merley & Bearwood
Site Nominee(s)	WH White Ltd
Agent	Land & Mineral Management
Proposed development	Aggregate Recycling
Site Area	5.86 ha
Estimated capacity of site	c. 250,000 tpa, actual production is less.
Expected life of operation	Current permission is for 8 years
Existing land use	Waste processing - Aggregate Recycling
Access	Access via Canford Arena, off Magna Road
Estimated Traffic Movements	Variable, to be confirmed



Site Assessment Pro Forma: White's Pit – RA01

Biodiversity.

Criterion C1 - Impact on European/international designations.	D
No significant impact Dorset County Council , 16/12/14	

Criterion C2 - Impact on areas used by Annex I bird species.	D
Probably no significant impact, but more information is required to determine the effect on Annex I Nightjar who are known to forage north from Canford Heath towards the Stour River and may cross this site. Dorset County Council , 16/12/14	

Criterion C3 - Impact on national designations.	D
No significant impact. Dorset County Council , 16/12/14	

Criterion C4 - Impact on protected species.	D
No significant impact. Dorset County Council , 16/12/14	

Criterion C5 - Impact on local recognitions/designations, including ancient woodland and veteran trees.	D
No significant impact. Dorset County Council , 16/12/14	

Geodiversity

Criterion C6 - Impact on geodiversity.	C
No additional comments. Dorset County Council 8.9.2014	

Site Assessment Pro Forma: White's Pit – RA01

Landscape

Criterion C7 – Impact on designated landscapes.	D
No impact on any designated landscapes. Dorset County Council 09.09.14	

Criterion C8 – What is landscape capacity to accommodate proposed development.	D
Landscape capacity to accommodate the development is high, provided it is co-ordinated and designed in with the restoration of the remainder of the area. Dorset County Council 09.09.14	

Criterion C9 – Impact on historic landscapes.	D
Since this area has been quarried (I assume relatively recently), and provided that works only take place within the existing quarry, there should not be a significant impact. Dorset County Council 12/09/2014	

Historic Environment

Criterion C10 – Impact on historic buildings.	D
No impact on any listed buildings or their settings. Dorset County Council 11 November 2014	

Criterion C11 – Impact on archaeology.	D
My comments are similar to those for C9, above. The only way there could be significant archaeological impact would be if there were associated works outside the previously-quarried areas, or if the works had a significant visual impact on several Bronze Age barrows if the vicinity that are protected as Scheduled Monuments. Dorset County Council 12/9/2014	

Site Assessment Pro Forma: White's Pit – RA01

Water and Flood Management

Criterion C12 - Impact on hydrogeology or groundwater.	C
---	----------

This criterion should be classed as 'C' because the site is located on a Secondary aquifer

Environment Agency 4 December 2014

Criterion C13 – Impact on surface waters.	A	▶	B
--	----------	---	----------

There appears to be a drain within the site boundary, therefore criterion C13 may need to be classed as criterion 'A'. However, this may be downgraded to criterion 'B' depending on the significance of the drain. There appear to be other water features within 250m of the site boundary.

Environment Agency 4 December 2014

Criterion C14 - Impact on flooding or coastal stability.	D
---	----------

This criterion should be classed as 'D' because the site falls within Flood Zone 1.

Environment Agency 4 December 2014

Land and Soils

Criterion C15 - Impact on existing soils or land type (including BMV land).	D
--	----------

No impacts expected.

Dorset County Council 31 December 2014

Air Quality

Criterion C16 – Impact on AQMAs.	D
---	----------

No impacts expected.

Dorset County Council 31 December 2014

Site Assessment Pro Forma: White's Pit – RA01

Economic development

Criterion C17 - Impact on economic development.	D
<p>When the two currently separate aggregate recycling operations are integrated as proposed, the resulting operation will be the single largest producer of recycled aggregate in Bournemouth, Dorset and Poole. It will also produce washed aggregate, providing greater flexibility in use of the product. It will provide significant on-going benefits to the local and wider economy and will maintain local employment during working.</p> <p>Dorset County Council 31 December 2014</p>	

Human Health and Amenity

Criterion C18 - Impact on Sensitive Human Receptors.	D
<p>Properties within 250m, but no inter-visibility. Higher ground of White's Pit acts to block views and significantly minimises impacts.</p> <p>Dorset County Council 31 December 2014</p>	

Criterion C19 - Impact on existing settlements.	D
<p>Site is within, albeit on the edge of, the Poole urban area. However, it is well screened by the existing landform to north and west and existing trees to south and east and does not present any visual impacts. Traffic impacts are expected to be minimal, and are considered in more detail below.</p> <p>Dorset County Council 31 December 2014</p>	

Airport Safety

Criterion C20 - Impact on airport safety	D
<p>Site is approximately 7 km from the airport, but there will be no wet working or restoration.</p> <p>Dorset County Council 31 December 2014</p>	

Cumulative Impacts

Criterion C21 - Effects on cumulative impacts.	D
<p>The proposal is within 5Km (by road) of Kinson District Centre, Bournemouth where housing, employment and retail development (supermarket and small retail units) will be permitted in accordance with Policies CS9 and CS10 of the Bournemouth Local Plan: Core Strategy (adopted October 2012) (Site details not available). Traffic arising from the new development will add to general traffic levels on the A341.</p> <p>Dorset County Council 24.09.2014</p>	

Site Assessment Pro Forma: White's Pit – RA01

Carbon Emissions

Criterion C22 - Impact on carbon emissions	B
Site will rely on road transport for access. Dorset County Council 31 December 2014	

Recreation/Access

Criterion C23 – Impact on recreational land	D
Site is currently used for recycled aggregate production and does not include any land used for recreational purposes. No impacts expected. Dorset County Council 31 December 2014	

Criterion C24 - Impact on public rights of way	D
No public rights of way cross the site or run near the site. No impacts expected. Dorset County Council 31 December 2014	

Criterion C25 - Are the access proposals acceptable	C
Access is from an A-Road via signalised junction and private haul road. Congestion occurs at both Gravel Hill Junctions and Bear Cross Roundabout. Additional LGV traffic would have a disproportionate effect on queuing in peak periods, but the proposal is not expected to generate additional traffic. Borough of Poole/Dorset County Council 30.09.14	