

South Staffordshire Council
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South Staffordshire
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Matthew Driver
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13/12/2021

Dear Sir or Madam,

Land At Hilton Main Industrial Estate, Cannock Road, Featherstone, WV10 7HP

I write on behalf of Tarmac Trading Limited, one of the UK's leading aggregate quarrying companies with national mineral interests and an output of circa 20M tonnes into the market annual.

Given that the plan seeks to set out broad locations for growth over the plan period, Tarmac is keen to ensure that due regard is given to the role of mineral and industrial operations across the area, including the safeguarding of resources and infrastructure.

This is highly important when considering the plans aims and spatial strategy options identified, in particular objective 6:

Develop an economic strategy that seeks to retain existing employment and fosters sustainable economic growth, encouraging inward investment and job creation in key sectors such as advanced manufacturing and providing the skills to enable residents to access these jobs.

Tarmac Building Products (A subdivision of Tarmac) is the operator of the above industrial site which has been established for many years and is used to produce concrete pre-cast building products.

The site shown in appendix 1 is 16.47 acres and is identified as an employment site within the adopted South Staffordshire Core Strategy Development Plan (2012) under Policy EV1.

With regards to question 10 for employment Tarmac wish to make the following comments:

Whilst Tarmac is generally supportive of the proposed allocation in Policy SA7 and the delivery of upper land requirements for both industrial and residential uses. Due consideration should be given by the council in its local plan preparation to allow existing employment sites such as the Hilton Main Industrial Estate to intensify and diversify the uses found on the site to meet market demands. Where it can be shown that amenity impacts are not affected extended operational working hours should be supported to enable businesses to meet the strategic objectives of the plan.

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Tarmac is broadly supportive of the strategies in question 12 and would be supportive of an individual employment allocation of the Hilton Mains Industrial Estate for B2, B8 and Sui Generis to ensure that due consideration is given to the site for possible employment opportunities and business needs.

An aspect which does not appear to be considered as part of the preferred options consultation is the provision of minerals. Mineral operations across the area have an important role to play in the delivery of the strategic growth aims of the plan and the allocation of new sites for development. Tarmac would therefore welcome the opportunity for further consultation regarding an appropriately worded policy (including spatial policy options) in relation to the safeguarding of mineral resource and infrastructure. It is essential that further consideration be given to this as the plan progresses.

Paragraph 20 of the NPPF advises that:

'strategic policies should set out an overall strategy for the pattern, scale and design quality of places, and make sufficient provision for
*b) infrastructure for transport, telecommunications, security, waste management, water supply, wastewater, flood risk and coastal change management, **and the provision of minerals and energy***'

Tarmac looks forward to making further contributions as the South Staffordshire Local Plan proceeds. Should the council wish to discuss any of the comments in more detail, please do not hesitate to contact me.

Yours faithfully,

Matthew Driver
Senior Development Surveyor



Appendix 1:

