

# Site monitoring report

Please find detailed below the report for the site monitoring undertaken. If you should have any queries or require any photographs taken on site, please do not hesitate to contact me.

**Site Name:** Colchester Quarry (including Stanway Hall Pit, Five Ways Fruit Farm; Bellhouse/Abbotstone Landfill and ECC land), Warren Lane, Colchester.

**File Ref:** 13.421.18/19

**Operator:** Tarmac; Enovert, ECC; SRC

**Site Representative:** For ECC: No representative; For Enovert: Matthew Norton (MN); Brendan O Shea; For Tarmac; Kelvin Nicols (KN); For SRC: No representative.  
Monitoring Officer completed previous visits early so viewed SRC land arrived early so was able to complete visit ahead of schedule.

**Visit no:** 1 of 4

**Date:** 26/06/25

**Time on site:** 09:00

**Time off site:** 15:15 (inclusive of liaison meeting).

**Monitoring Officer:** Terry Burns      Tel No: 03330136440

**Site Co-ordinator:** As above      Tel No:

**Permission no's:**

Bellhouse and Abbotstone

- ESS/48/01/COL/R – Bellhouse Farm ROMP for LEX/266/69
- ESX/66/92/COL – Cory gatehouse, weighbridge and wheel wash.
- ESS/52/94/COL – Cory site accommodation and car park.
- ESS/65/98/COL – Cory offices.
- ESS/27/17/COL – Variation of Condition Operating Hours
- ESS/03/22/COL – Extension of time – Resolution to approve subject to completion of legal agreement.

- ESS/04/22/COL Section 73 - Resolution to approve subject to completion of legal agreement.

#### West of Warren Lane (Tarmac)

- ESS/104/20/COL & ESS/105/20/COL – Extension of time for office retention (expires 30/09/26).

#### ECC Land

- ESS/07/15/COL – Retention of post settlement contours
- ESS/86/21/COL – Power generation plant (located NW of Bellhouse) Expires 25 yrs from 06/12/21.

#### Stanway Hall Quarry

- ESS/24/00/COL – Power generation plant at Stanway Pit to utilise gas generated at Bellhouse landfill.
- ESS/09/12/COL – New generator, flare and back-up generator within existing electricity generation compound.
- ESS/09/12/COL/NMA.
- ESS/09/12/COL/NMA2.
- ESS/23/14/COL - Consolidation application, to extend into FWFF and to import inert waste material for restoration.
- ESS/29/14/COL – Prior approval for site office and welfare building at the Stanway Hall concrete plant.
- ESS/33/14/COL – New staff welfare building at DSM plant.
- ESS/31/21/COL – Clay removal.
- ESS/31/22/COL – CBGM plant Resolution to approve subject to completion of legal agreement.

#### Warren Lane Tunnel

- COL/758/89 – Construction of a tunnel under Warren Lane for conveying aggregates.

#### Five Ways Fruit Farm

- ESS/52/17/COL – Continuation of use of land for mineral extraction etc and to extend DSM plant operating hours. Granted 04/01/19.

Romp Date Due: ESS/52/17/COL 04/01/2034

- ESS/05/22/COL – Section 73 Resolution to approve subject to completion of legal agreement.

### Constraints:

- Weather: **Dry**/ Windy / Rain / Snow
- Noise (as perceived by officer):  
Acceptable/ Not acceptable / N/A – **see inspection result**
- Approach roads: Combination of: **Dry / Dusty** / Damp/ Wet / Muddy / Flooded
- Ground: **Combination of: Dry / Dusty / Wet / Damp** / Muddy / Flooded
- Access: Obstructed / **Not Obstructed** / Mud on Road/ Ice / Slippery
- Wheel cleaning: **Washer** (Bellhouse side)/ Spinner / Sweeper/none N/A
- Hose: In use / Not in Use / **N/A**
- Machinery: **Working** / Not working
- In correct position: **Yes** / No / N/A
- Stockpiles: Height = various levels across all sites where applicable.
- Bunds: **Profiled** / Grassed / weeds / NA

### Planning Condition Actions from last site visit:

#### Enovert:

- Program and action on the ground towards progressing the Abbotstone North land into aftercare. **Update: This land likely to be addressed next spring.**
- Resiting encouraged of the hardcore stockpile off the skyline and into a more screened location. **Update: Stockpiles of recycleate continue as previously reported to accumulate just off the haul road brow on the northern high point. See report below.**

#### Tarmac:

- Tightening up of sheeting condition requirement and state of nets being used. **Action: Kept on record as reminder and for clarity on what measures being taken.**
- Operator needs to be satisfied that an appropriate walkover survey has been undertaken by appropriate person/ecologist to confirm that no habitat/species likely to be impacted during the tree felling/ground clearance works on the land immediately north and north west of the main processing plant and main drainage ditch and alongside the previously started new lagoon feature. **Action: For operator to ensure.**
- DSMP plant external arrangements to be addressed. **Update: Still awaited.**

- DSMP safety siren loudness to be addressed to reduce volume and audibility outside of the immediate danger area it is covering. **Update: Action taken on this point to be confirmed by operator.**
- Management and maintenance for the tree planting areas including tree guard removal from all planting areas around quarry including the mature woodland behind maintenance shed and weighbridge. **Update: Still awaited.**
- Confirming suitable meeting dates with ecological/tree representatives. **Update: To be arranged for next site visit.**

#### SRC Parcel

- The need for appropriate height markers once infilling begins to ensure correct infill levels are adhered to within the Stanway southern void area. **Update: Remains the same as last visit.**
- Provision of planning permission/approved plans to be available on the site. **Update: To be confirmed next monitoring visit.**
- Clarity and programme for address established ecological interests before clearance of further ground in void area. **Update: Kept on as reminder to operator.**

#### ECC Land

- Drainage ditch on northern site boundary at junction with ECC Land/Footpath entrance to be assessed for suitable gradient to enable water to be channelled westwards and not overtopping and impacting onto the land to the east. **Action: This is retained on the report to assess the situation during appropriate weather conditions.**
- Tree guards along Warren Lane boundary and within site around lagoon system, where necessary, to be cleared. **Update: Tree guards removed off copse parallel to Highway. Outer tree belt guards to be addressed later in year. Guards around trees near lagoons to await die back of brambles.**

#### All operators

- Clearing tree guards that are damaged/broken/clearly not needed/damaging tree by being too tight and cutting into bark and those littering ground around hedgerow bases and trunks throughout site perimeter to be undertaken around perimeter boundaries of the various land parcel interests. **Action: Kept on record as operator reminder.**
- Maintaining road cleanliness. **Action: Kept on record as operator reminder.**
- Can we all ensure vehicles are clean, and where appropriate sheeting is enforced (as well as state of sheeting that if in state of disrepair this matter is reported to visiting driver/company and what procedure in place to monitor/police) before exiting onto Warren Lane and that any potential for tyre carry out/discharges from vehicle loads is avoided. **Action: Kept on record as operator reminder.**

## Permission Nos:

For Bellhouse;

Permission/Condition: ESS/03/22/COL: No 4: Biodiversity Method Statement within 3 months of date of permission. **Action to be taken by Operator**

Permission/Condition: ESS/03/22/COL: No 5: Sensitive Lighting Scheme within 3 months of date of permission. **Action to be taken by Operator**

Permission/Condition: ESS/03/22/COL: No 14: Noise Monitoring Scope of Condition and Action to be taken: Periodic monitoring to be undertaken, see decision notice **Action to be taken by Operator: scheme to be submitted.**

Permission/Condition ESS/03/22/COL No: 22 Allowance Levels Scope of Condition and Action to be taken: Settlement surveys to be submitted, see decision notice **Action to be taken by Operator: Settlement surveys to be submitted.**

Permission/Condition ESS/03/22/COL No: 24 Landscape Scheme within 3 months of date of permission. **Action to be taken by Operator.**

Planning applications – resolution to approve subject to legal agreement for the following three applications:

ESS/04/22/COL (Bellhouse)

Condition 27 (Noise Monitoring) As per previously approved frequency.

Condition 29 (Dust) As per previously approved frequency/action.

ESS/05/22/COL (Five Ways)

Condition 26 (External Lighting) Prior to CGBM plant commissioning.

Condition 29 (Noise Monitoring) – Quarterly

Condition 45 (Surface Water) Within 12 months of soil replacement.

## Inspection Results Summary:

### ECC land

- Gate to land parcel open at time of visit. Haul road dry and ground hard. Various depressions within trackway as ground settlement occurred. A number of track perimeter fence posts rotted and lying on the ground surface. A number of new fencing posts stacked at site entrance.
- Site lagoons operational, two full and the other two having low water levels.

- Rubbish/scrap including bicycles metal parts; piping; tyres and fencing parts continue to accumulate outside lagoon/office compound.
- Site perimeter walked. Some grass mowing has taken place accessing the gas manifolds and along the informal path skirting the northern perimeter. Northern ditch dry although showing signs of recent water presence at far eastern side by field parcel access point and drainage ditch link.
- Some palisade fencing pushed over within the central part of the northern boundary alongside the footway and ditch.
- Within the northern field this now has 3 No Red Poll cows grazing.
- Tree guards have been previously removed from eastern most copse although on the Highway side further work still to do for removal of guards as well as within the planting alongside the lagoons.
- Die back patches between the two fields still present. Westerly one shows furthest spread. Monitoring well heads installed at head of the two die back patches.
- Within southern field ragwort in evidence as well as gorse that is appearing across the parcel.
- Self set copse in south western corner establishing well and gives the landscape some aspect of maturity.

#### **Enovert - Bellhouse Quarry/Landfill**

- Highway outside site clean.
- Steady flow of mainly dustcarts with occasion artics.
- Car park relocation area to west of site offices has been partially dug out with steep roughly 1.5 metre deep face at back. No sign yet of leachate tank provision on existing car parking area.
- Weighbridge operational and internal haul road being wetted with on site water bowser and tractor.
- Abbottstone North not walked although grass growth continues. Little evidence eof planted trees making an appearance above the grass.
- On higher elevation where the stockpiling of stone for road maintenance continues to be stored along with stocks of soil ready for restoration works. A number of parked items of plant remain on site. MN advised these have now been sold and will be removed.
- Former half filled pond lying north of the haul road leading to the wheelwash has now been infilled and lined to prevent flooding issues. Excavator behind this area lifting soils into ADT's which were then transporting material onto high ground to continue the restoration works now progressing over the north facing slope of the high point. Cover material now extends along most of the eastern facing slope facing the weighbridge. Anticipated next few weeks to complete soil coverage on the northern/north eastern face.
- Former ditch at base of the eastern slope has also now been infilled

- Works taking place within the active area on the highpoint where tracking of dozer could be heard from ECC land.
- Infilling of Cells 11 and 12 continue. MH outlined plan to infill in what would be an “L” with the east to west infilling below the present haul road to bring it up to a level before swinging southwards past the Tarmac offices and towards the southern perimeter. Once completed haul road could be removed and lining/marrying in to the existing Cell to the immediate north of the haul road line.
- Some additional infilling remains between Cell 10 and Cell 11 at the bend in Hanging Wood.
- Additional litter fencing has been erected on the north eastern perimeter just off the high point with additional litter fencing along the boundary of Hanging Wood and southern perimeter. Litter gangs progressing east to west along perimeter where some waste is in evidence within the hedgerow/tree line of the southern perimeter and in localised points within the trees of Hanging Wood.

### **Stanway Hall Farm Quarry Land**

- Access entrance off Warren Lane clean at time of visit.
- Road sweeper in operation.
- Enoverts Gas compound area gas flare was operating.
- Recycling area southern half has large stockpiles of sand while two principal stone stockpiles (3-5 metres high) are situated within the north half.
- Main processing yard quiet with front end loader working on stockpiles. Number of sand and stone stocks present.
- About 5 weeks work left in Five Ways extraction area as last of sand from toe of bunds being removed in short sections with backfilling of the toe being placed with clays. Pegging out taking place of the future western water body where the present void base is down to more stoney ground. KN considering the working of parts of this where viable.
- Lagoons continue in operation. KN explained that imported sand with rigids being deposited in processing yard whilst the artics (who did not have the room to turn around in the processing yard) were having to deposit mineral at the bend in the road near the weighbridge and then for site vehicles to further transport the mineral into the processing yard. KN reminded that neither the recycling yard nor the bend in the road were for stockpiling minerals. The recent planning approval for importation had a red line encompassing the present yard only for mineral receipt.
- KN noted that recent large contracts for loads of sand/stone mix for a Sizewell C was helping the site with sales. Local markets appeared slack at present.

### **SRC Activities**

- Infilling has mostly been completed within the western and central area of the present active tipping area. Dozer was grading material on the western side of the site entrance.
- Since last visit appears little further work having taken place across the western/central area.

- Central track and haul road line created running south from weighbridge into central part of the land parcel and branching eastwards remains in place.
- Appears a localised slip has occurred in the tipped material with it slumping down towards the water body in the south eastern corner.
- Clay lining has continued some way eastwards along the southern perimeter with a short finger incursion projecting further southwards since the last visit.
- One tipper seen visiting site at time of wider site complex visit.
- Given the time of the year and ground dryness the internal haul road from site entrance through quarry was clean.

#### **Compliance with Conditions:**

For Bellhouse;

Permission/Condition ESS/27/17/COL No: 13 Noise Monitoring Scope of Condition and Action to be taken: Periodic monitoring to be undertaken, see decision notice **Action to be taken by Operator: scheme to be submitted.**

Permission/Condition ESS/27/17/COL No: 21 Allowance Levels Scope of Condition and Action to be taken: Level surveys to be submitted, see decision notice **Action to be taken by Operator: Levels to be submitted.**

For Tarmac Bellhouse side:

Permission/Condition ESS/52/17/COL No: 28 Noise Monitoring: Scope of Condition and Action to be taken: Periodic monitoring **Action to be taken by Operator: Periodic noise monitoring reports required on a three-monthly basis.**

#### **Actions to be taken before next site visit:**

Enovert:

- 
- Outstanding Condition requirements see under “Permissions” above.
- Program and action on the ground towards progressing the Abbotstone North land into aftercare.
- Resiting encouraged of the hardcore stockpile off the skyline and into a more screened location.

Tarmac:

- Tightening up of sheeting condition requirement and state of nets being used. **Action: Kept on record as reminder and for clarity on what measures being taken.**
- DSMP plant external arrangements to be addressed.
- DSMP safety siren loudness to be addressed to reduce volume and audibility outside of the immediate danger area it is covering.



- Management and maintenance for the tree planting areas including tree guard removal from all planting areas around quarry including the mature woodland behind maintenance shed and weighbridge.
- Confirming suitable meeting dates with ecological/tree representatives.
- Removing imported/onsite processed stockpiles from Recycling parcel and off the bend in the road near the weighbridge and restricting such to the approved processing plant yard locations.

#### SRC Parcel

- The need for appropriate height markers once infilling begins to ensure correct infill levels are adhered to within the Stanway southern void area.
- Provision of planning permission/approved plans to be available on the site
- Clarity and programme for address established ecological interests before clearance of further ground in void area.

#### ECC Land

- Drainage ditch on northern site boundary at junction with ECC Land/Footpath entrance to be assessed for suitable gradient to enable water to be channelled westwards and not overtopping and impacting onto the land to the east.
- Tree guards along Warren Lane boundary and within site around lagoon system, where necessary, to be cleared.
- Addressing replacement fencing.
- Removing the build up of metal/bicycles/tyres and other discarded paraphernalia off the land.
- Action for ragwort management.

**Date of next meeting:** 18th September 2025

ECC: 09:00

Enovert: 10:00

Stanway: 11:30

Stanway SRC: 13:00

**Date of report:** 26/06/25

**Note: The actions noted in this report are required in order to ensure adequate progress is made and to avoid potential enforcement action against a breach of planning control.**