

Essex County Council
Planning Service – Minerals & Waste
Economy, Localities & Public Health
County Hall
Chelmsford
Essex CM1 1QH



By email: obelson@peterbrett.com
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Date: 02 January 2019

CC Chelmsford City Council

Dear Mr Brenton

Land at Woodhouse Lane, Broomfield, Chelmsford

Thank you for the Addendum to the Mineral Resource Assessment (MRA) dated 21st December 2018 issued as a response to those concerns raised by the Minerals Planning Authority in its letter dated 10th December 2018.

It is noted that the addendum includes further calculations which have been undertaken to assess the size of the potential mineral reserve and the overburden overlying this reserve.

Those calculations which have assumed vertical sides for excavation show a potential reserve of approx. 1.1 million cubic meters (approximately 1.65 million tonnes), with a ratio of 1.3 to 1 overburden to mineral ratio. It is acknowledged that extraction with vertical slopes is unlikely to be fully achieved but it is not unusual practice to create 1:2 to 1:3 slopes and then, for short periods, steeper slopes to be created allowing fuller exploitation of the reserve. These are then promptly replaced by less steep slopes through the utilisation of overburden material.

Those calculations based on excavation techniques incorporating 1:3 slopes show that there would still be a potential reserve of approx. 700,000 cubic meters (approx. 1.05 million tonnes).

This size of resource is considered economically significant.

With respect to the overburden to mineral ratio, this is less than 2:1 and therefore considered potentially viable.

As stated in the Mineral (sand and gravel) Resources Desk Study by PBA dated July 2016:

“The criteria for defining an economically workable deposit can be highly variable depending on range of factors, such as whether the deposit is an extension to an existing operation or a Greenfield site, and proximity to the market. However, the typical criteria determining economic viability include:

- *the deposit should average 1m or greater in thickness;*
- *the ratio of overburden to mineral should not exceed 3:1;*

- *the proportion of fines (particles less than 0.063mm) is less than 40%; and,*
- *the deposit should lie within 25m of the surface. “*

The MPA notes that the mineral resource identified has not been shown to be outside of any of these initial criteria.

Consideration should be provided of the viability of working the mineral. As suggested in the Addendum report a viability assessment should be undertaken. Consideration should include phasing the extraction and both off and on site processing including both wet or dry processing. Preference is for wet processing as this would ensure the highest economic value was achieved from the resource.

To be clear, there is no objection to the continued allocation of this site. The MRA indicates that there is a mineral resource of economic significance and therefore consideration of prior extraction is required.

I trust that this is of assistance but should you have any queries regarding the content of this letter please do not hesitate to contact me.

Yours sincerely

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