

8.3 Recycling of Construction, Demolition and Excavation Waste

- 8.3.1 C, D & E waste is defined as the range of materials which arise from the construction or demolition of buildings and civil engineering projects. Significant quantities of this waste arise in the county. The waste makes up over one third of the total controlled waste stream annually produced in Surrey. There is also C, D & E waste imported into the area, both from London and the South East.
- 8.3.2 C, D & E waste recycling may refer to the screening, processing, crushing, washing or other activities of a similar nature which produce materials such as recycled aggregates and soils for sale. These operations typically take place in the open which would lend this type of development to a more rural location, but some operations can be enclosed.
- 8.3.3 In Surrey, the recycled aggregates that can be used to substitute for land won aggregates are primarily recycled materials derived from C, D & E waste. Recycled aggregates include:
- Hard construction and demolition waste (segregated or mixed unprocessed / uncrushed materials which particularly include concrete, masonry, bricks, tiles and ceramics);
 - Excavation waste (naturally occurring stone, rock and similar materials which have been excavated as a result of site preparation activities); and
 - Bituminous materials (arising from road engineering works).
- 8.3.4 The Aggregate Recycling Joint Development Plan Document 2013 looks to increase the use of secondary and recycled materials as substitutes for natural minerals and consequently to reduce the amount of construction and demolition waste disposed of to landfill. The Aggregate Recycling Joint Development Plan Document 2013 identifies the types of sites that will contribute to the future provision of aggregate recycling, including:
- Existing permanent sites;
 - Existing temporary sites;
 - In-situ temporary recycling at excavation and demolition sites;
 - Potential new temporary and permanent sites; and
 - Windfall capacity including intensification and / or extensions to existing sites.
- 8.3.5 In order to support targets for aggregate recycling in the Surrey Minerals Plan 2011 and Aggregate Recycling Joint Development Plan Document 2013 the SWLP needs to encourage recycling of C, D & E waste. Policy 4 below sets out how proposals for managing C, D & E waste should be considered and this complements the policies in the Surrey Minerals Plan 2011 and Aggregate Recycling Joint Development Plan Document 2013.

- 8.3.6 It is recognised that a significant proportion of existing C, D & E waste recycling facilities are located on land associated with mineral workings. These facilities benefit from temporary permissions which are associated with the timescale for mineral extraction and site restoration. A key part of the policy approach is therefore to continue to encourage temporary C, D & E recycling operations on suitable land associated with operational mineral workings.
- 8.3.7 The approach within the SWLP is to encourage the sustainable management of waste in line with the waste hierarchy. As such, the SWLP promotes the recycling of inert material over the recovery of this material to land. Surrey County Council recognises the tension that may exist between supporting recycling of C, D & E waste and encouraging timely restoration, as ongoing recycling might slow down restoration.
- 8.3.8 Sites for C, D & E waste recycling should be located in locations easily accessible to where waste arises and facilities may be temporarily linked to a specific development e.g. mineral working or large construction project. These types of developments will be supported where it can be demonstrated that facilities will not have adverse effects of amenity or environment.

Policy 3 – New or Improved Facilities for Recycling of Construction, Demolition and Excavation Waste

Planning permission for the development of new C, D & E waste recycling operations will be granted where:

- i) The site is allocated in the Surrey Waste Local Plan or Aggregates Recycling Joint Development Plan Document for waste development and is identified as potentially suitable for C, D & E waste recycling operations; or
- ii) The site is otherwise suitable for C, D & E waste recycling operations when assessed against policies in the Surrey Waste Local Plan and the Spatial Strategy; or
- iii) The site is a landfill or mineral workings where the duration of the proposed operations is tied to that of a landfill or mineral working or restoration scheme.

Development of new or improved C, D & E waste recycling operations located with other types of development will be supported where it can be demonstrated that there are benefits from the co-location which may include:

- i) More efficient production, in terms of quantity or quality, of secondary and recycled aggregate; or
- ii) Fewer lorry movements would be required as a result of co-location of waste development; or
- iii) An additional beneficial use is associated with C, D & E waste processing at the site e.g. restoration of mineral working, contribution to energy network.

Table 1 Monitoring for Policy 3 – Operations for Recycling of Construction, Demolition and Excavation Waste

Measure/Indicator	<ul style="list-style-type: none"> • C, D & E waste arisings (tonnes) • Amount of waste prepared for reuse or recycled (tonnes, %)
Data Source(s)	<ul style="list-style-type: none"> • Planning Applications and Decisions • Appeal Decisions • Survey responses from operators e.g. Recycled Aggregates • Environment Agency Waste Data Interrogator • Other sources of data as indicated in the Annual Monitoring Report
Key Organisation(s)	<ul style="list-style-type: none"> • Waste Planning Authority • Environment Agency (for information) • Waste Industry (for information)
Target(s)	<ul style="list-style-type: none"> • 80% of C,D&E waste is recycled by 2033
Trigger	<ul style="list-style-type: none"> • Waste arisings and/or rates for preparing for re-use or recycling exceed waste forecasts or other information available suggests that the plan is unable to meet the demand for new or enhanced facilities

Sustainable Construction and Management of Waste at Development Sites

- 8.3.9 While districts and borough councils do not have the planning functions in respect of the preparation of Local Plans covering waste, or waste planning applications, they must have regard to the NPPW and are expected to help deliver the Waste Hierarchy. This includes through:
- Integrating local waste management opportunities in proposed new development
 - Promoting good management of waste from any proposed development, such as through encouraging on-site management of waste
 - Promoting sustainable construction practices through the use of recycled products, recovery of on-site material and the provision of facilities for the storage and regular collection of waste.
- 8.3.10 It is important that waste management issues are addressed in the design stage of new developments to make sure that waste arisings during the construction phase and operational phase can be managed sustainably.
- 8.3.11 Non-waste development is normally the responsibility of the borough or district council and some local plans and other planning guidance already seek to address in more detail issues of sustainable design and sustainable construction. Policy 4 does not seek to supersede any policies in adopted or emerging borough or district local plans.
- 8.3.12 New developments will always need to incorporate storage facilities that ensure the recycling of waste is maximised. There may also be occasions, particularly in larger developments, where small scale waste processing facilities can be incorporated, particularly where these can include heat recovery of benefit to the development itself.
- 8.3.13 Surrey County Council has produced a Consultation Protocol and a Sustainable Construction Standing Advice Note¹. The protocol sets out how and when districts and boroughs should consult Surrey County Council and what the county council will do in response. The protocol and standing advice will be kept up to date to support the consultation process.
- 8.3.14 While the protocol provides a useful framework it is not a replacement for ongoing communication and collaboration between authorities and the process relies on the county council and the district and borough councils working together effectively. The county council will also need to consider the development against other relevant plans and policies when taking its final view.

¹ <https://www.surreycc.gov.uk/environment-housing-and-planning/minerals-and-waste-policies-and-plans/minerals-and-waste-safeguarding>

8.3.15 The impacts of the processes of recycling or reusing construction, demolition and excavation material on site will need to be considered by the borough or district council when determining the acceptability of the non-waste development.

Policy 4 – Sustainable Construction and Waste Management in New Development

Planning permission for any major development² will be supported where it has been demonstrated that:

- i) The waste generated during construction, demolition and excavation phase of development is minimised; and
- ii) Opportunities for re-use and recycling of construction, demolition and excavation residues and waste on site are maximised; and
- iii) The incorporation of integrated storage for promoting waste recycling is provided; and
- iv) Facilities to manage the waste arising from the development of an appropriate type and scale have been considered as part of the development.

Table 2 Monitoring for Policy 4 – Sustainable Construction and Waste at Development Sites

Measure/Indicator	<ul style="list-style-type: none"> • Consultation Protocol is kept up to date
Data Source(s)	<ul style="list-style-type: none"> • SCC Consultation Protocol
Key Organisation(s)	<ul style="list-style-type: none"> • Waste Planning Authority • Local District and Borough Planning Authority • Development Industry
Target(s)	<ul style="list-style-type: none"> • Consultation Protocol has been reviewed in the past 12 months
Trigger	<ul style="list-style-type: none"> • Consultation Protocol has not been reviewed in the past 24 months

² Major development is as defined in the Town & Country Planning (Development Management Procedure) (England) Order 2015