

**HEARING SESSION NOTE  
BY HORSHAM DISTRICT COUNCIL &  
CRAWLEY BOROUGH COUNCIL**

**ISSUE 5 – Agenda Item No. 2**

**Paragraph 5.6**

**HORSHAM DISTRICT AND CRAWLEY BOROUGH LOCAL  
DEVELOPMENT FRAMEWORKS**

**WEST OF BEWBUSH JOINT AREA ACTION PLAN  
DEVELOPMENT PLAN DOCUMENT**

**JANUARY 2009**



**Horsham  
District  
Council**



**Issue 5: Policies for Development; whether the JAAP provides sufficiently clear and comprehensive guidance to developers on the various necessary requirements to provide a functioning neighbourhood - Chapter 4: Policies WB 23 to 27**

**Proposed changes to the Joint Area Action Plan**

In response to the Inspector's questions set out in Agenda Item 2:

WB 23: Are the Councils' explanations and suggested changes in their Statement concerning remediation accepted? If not, what technical evidence is there to the contrary? And what are the likely implications of not accepting the Councils' evidence?

Following the Examination hearing session, the Councils have put forward an amendment to the existing proposed change included in the Councils' Examination statement six.

Proposed change included in the Councils' Examination statement six.

- 5.6** The process for surrendering the Landfill Waste Management Licence and then remediating the landfill commenced in 2006 following the closure of the landfill. It will conclude in late 2012 to facilitate the development of Core Phase Two. Licence surrender and remediation of the former inert landfill site will commence in 2008 and conclude in early 2012 to facilitate the development of Core Phase Two. Remediation will be broadly undertaken in accordance with the following key milestones:
- Waste Management Licence surrender application submitted to EA – ~~June~~ October 2008
  - Waste Management Licence surrendered – ~~January~~ early 2009
  - Agreement of remediation strategy with Horsham District Council – April/June 2010
  - Bewbush Brook realignment – June/September 2010
  - Earthworks and remediation Core Phases One and Two – ~~July/December 2010~~ Autumn 2010 to Autumn 2012
  - Core Phase One Infrastructure – July 2010 / March 2011
  - Ground improvements / foundations Core Phase Two – January/June 2011
  - ~~Earthworks and remediation for Core Phase Three – March/November 2011~~

Proposed change following Examination hearing session.

- 5.6 For the purposes of development control and clarity, the following definitions have been adopted in order to define the spatial distribution and timing of the activities set out below;

Remediation

The excavation, sorting, treatment and ultimate off-site disposal of contaminating materials or materials that could give rise to contamination.

Ground Improvement and Foundations

The re-grading and improvement of the ground to provide a stable and well graded development platform followed by the installation of appropriate foundations (including any necessary gas protection measures incorporated in individual dwellings) and topsoil.

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- Waste Management Licence surrender application submitted to EA – October 2008
- Waste Management Licence surrendered – early January 2009
- Agreement of remediation strategy with Horsham District Council – April/June 2010
- Bewbush Brook realignment – June/September 2010
- Earthworks ~~and remediation~~ Core Phase One and remediation Core Phase Two – Autumn 2010 to Autumn 2012
- Core Phase One Infrastructure – July 2010 / March 2011
- Ground improvements and foundations Core Phase Two – 2013/4 to 2016/7