

SITE: Deep Moor

Inset Plan No: TO06

District:	Torrige
Parish:	St Giles in the Wood/Great Torrington
Grid Reference:	2525 1212
Site Area:	65.8 hectares
Site Location:	Deep Moor Landfill Site, High Bullen, St Giles in the Wood, Torrington
Site Description:	The site is located adjacent to the B3232, and is accessed from the minor road to High Bullen. It is fairly prominent when viewed from the south
Policy Constraints:	Care must be taken to avoid pollution of neighbouring watercourses. There is a private airstrip in the vicinity, for which notification for a Safeguarding Zone has been given by the operator. Parts of the Site contain features of archaeological interest, including part of a Scheduled Ancient Monument and its setting buffer, and any proposals affecting these parts of the site should make provision for suitable archaeological evaluation and mitigation.
Existing Uses:	Household and commercial landraising site incorporating energy recovery from landfill gas, together with Recycling Centre and greenwaste shredding.
Planning History:	Tipping commenced prior to 1974, and a series of extensions and improvements have been granted, with the remaining permitted capacity anticipated to be fully utilised by the end of 2006. A gas collection system was installed in 1997, including electrical generation powered by landfill gas. Permission for the shredding of green waste for on-farm composting was granted in 2001, and a further permission to vary the location of this facility, and to include the chipping of wood, was given in 2005. In December 2002, permissions were given to vary the approved final contours and cessation deadline, to retain a road and cutting, and to retain temporary stockpiles of excavated materials. In June 2003, a planning application, accompanied by an Environmental Statement, was submitted for an extension to the landfill site northwards with some additional overlaying of the current site. This application also included an indicative proposal for a building to accommodate a MRF, waste transfer station, and/or in-vessel composting. Additional information has been requested from the applicant, and determination of the application has been deferred until this has been received and considered.
Other Considerations:	Local residents have expressed concern over the proposed extension of the site. The existing access from the B3232 needs improvement. It is accepted that the B3232 may be unsuitable to accommodate significant increased levels of heavy goods vehicles, and therefore this could restrict the scale of potential waste management facilities at this site. The presence of a Scheduled Ancient Monument together with the potential impact on the airstrip could severely limit the possibility of any extension northward for the surface tipping of waste. In the event of proposals for additional waste management facilities being submitted, then regard will be had, inter alia, to the cumulative effects of such proposals.
Potential Uses:	The current planning application will be considered on its individual merits in accordance with all the relevant policies in this Plan. Other potential facilities could include a MRF, a waste transfer station, MBT/BMT facility, greenwaste and mixed waste composting or a small energy from waste facility as part of an integrated waste management facility.

Constraints:

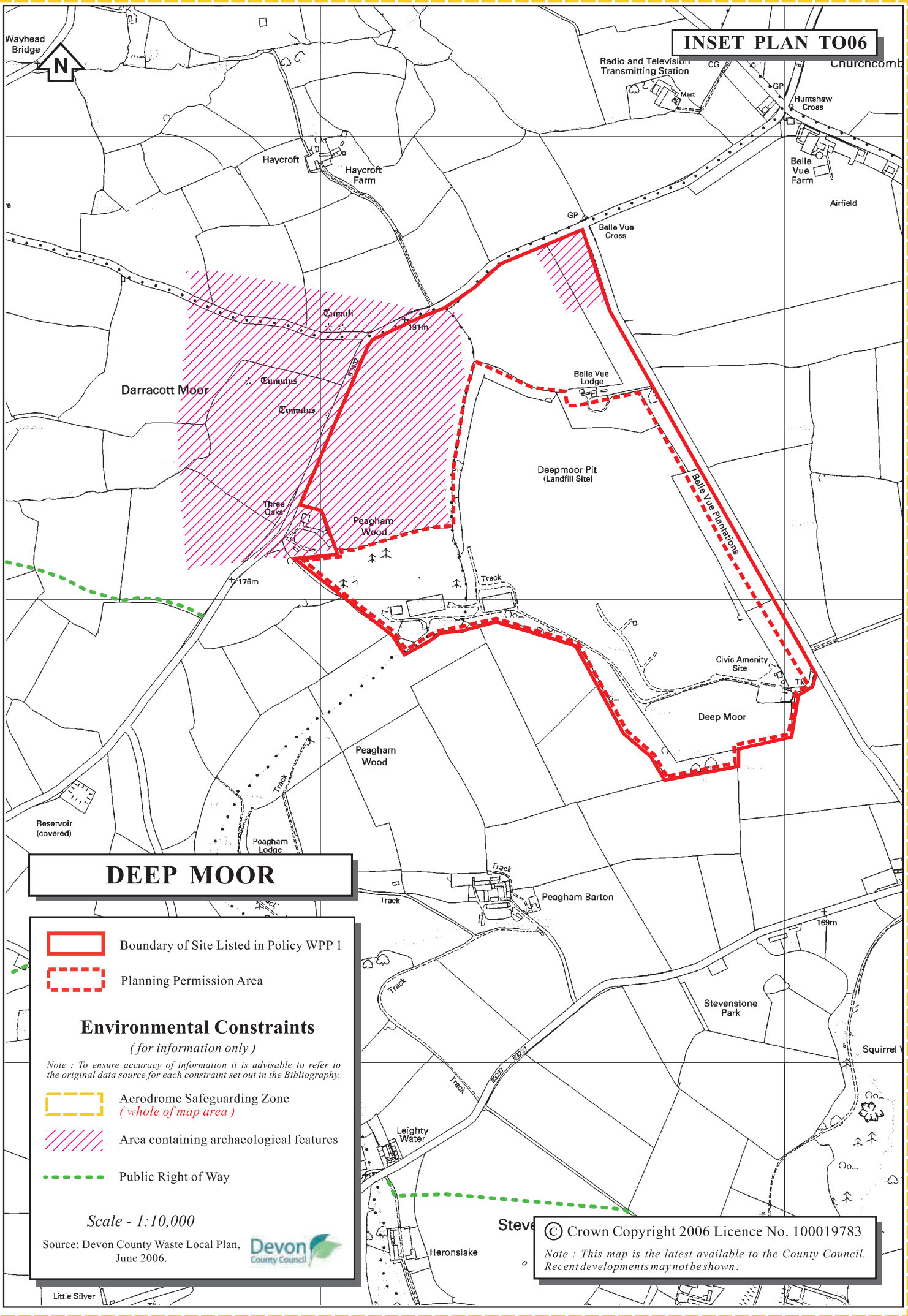
Ramsar Site	Coastal Protection Area	Risk of Flooding
World Heritage Site	A.G.L.V.	Groundwater Protection ●
Candidate S.A.C./S.A.C.	Conservation Area	Aquifer Protection
S.P.A.	County Wildlife Site	Risk of Birdstrike ●
National Park	County Geological Site	Public Right of Way ○
A.O.N.B.	Local Nature Reserve	
S.S.S.I.	Heritage Coast	Other Constraints
National Nature Reserve	Ancient Woodland	Proximity to Residential Property ○
Sched. Ancient Monument ●	Historic Park/Garden	Aerodrome Safeguarding ●
Listed Building	Sites & Monuments Reg. ●	
	Known Protected Species	

Key:

● Constraint refers to actual site area

○ Constraint adjacent to site or nearby

INSET PLAN T006






DEEP MOOR

-  Boundary of Site Listed in Policy WPP 1
-  Planning Permission Area

Environmental Constraints

(for information only)

Note : To ensure accuracy of information it is advisable to refer to the original data source for each constraint set out in the Bibliography.

-  Aerodrome Safeguarding Zone (whole of map area)
-  Area containing archaeological features
-  Public Right of Way

Scale - 1:10,000

Source: Devon County Waste Local Plan, June 2006.



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Note : This map is the latest available to the County Council. Recent developments may not be shown.