



Table 20 Black Cat

Proposed use	Sand and gravel extraction
Unitary Authority	Bedford Borough, bordering onto Central Bedfordshire
Parish	Wyboston, Chawston and Colesden Parishes
Site area	36.5 hectares
Operator	Black Cat: Hope Construction Materials
Reserve available	Between 670,000 and 770,000 tonnes
Grid reference	TL 16480, 55480
Primary/Secondary Freight route to be used	A1 and A421
Existing and likely future access routes	Access to the site would be via the A421/A1 Black Cat roundabout. A small link is proposed between the two smaller sites to the south and east of Roxton to facilitate vehicular movements between them for operational purposes.
Affected Public rights of Way	None
Mineral Safeguarding Area	Within the River Valley/Glacial Sand and Gravel MSA
Heritage Assets	<p>There are two areas of known archaeological cropmarks, both possibly prehistoric. Within land to the south of Black Cat is a block of subrectangular enclosures indicated by geophysical survey to include settlement and adjoining the Black Cat roundabout is another group of subrectangular enclosures. The whole site could be archaeologically sensitive.</p> <p>Land to the north of Black Cat is 800m south-east of a scheduled Moated enclosure and associated building platforms, at The Lane, Wyboston, and 1km east of the scheduled Chawston Manor moated site and associated fishpond.</p> <p>Land to the south of Black Cat is 200m north of the scheduled Tempsford Bridge.</p> <p>The site is within 2kms of three conservation areas (Roxton, Tempsford Church End, Tempsford Langford End) and numerous listed buildings.</p>
Proximity to active waste site	500m from a Sewage treatment works
Proximity to permitted mineral site	Approximately half of the site put forward at the Issues and Options Stage has since received planning permission for the winning and working of Sand and Gravel.

Green Infrastructure, Biodiversity and Geodiversity	The entire eastern boundary of the site borders to the River Great Ouse CWS. Immediately north of the site lies the Begwary Brook Pits CWS.
Landscape Designations	Green Infrastructure Strategy
Environment Agency Flood Zones	Within EA Flood Zones 2 and 3.
Processing plant site	Any extracted mineral from Black Cat would utilise the on-site processing plant to be constructed as part of the existing planning permission although the processing plant at Willington Quarry could be used initially.
Development and Restoration Requirements	<p>Any development of the site would need to consider the existing phasing and restoration plans identified in the existing Black Cat permission, which states that the site will be restored to agriculture, riverine channels and wet woodland, with floodplain pastures, incorporating the importation of inert waste.</p> <p>The north eastern boundary of the northern site abuts the rear of houses in Chawston. Measures need to be put in place to ensure that residential amenity is not adversely impacted upon (stand offs, planting, bunding etc).</p> <p>Consideration needs to be given to potential impact on the CWS to the north and east of the northern site and to the east of the southern site. There is potential for biodiversity benefits especially by improving wetland habitat and landscape reclamation proposals.</p> <p>Consideration should be given to improving the Great North Cycleway and the Ouse Valley Way</p> <p>The northern extension area is mostly grade 3a agricultural land whilst the smaller southern extension area is grade 3b.</p> <p>Operators need to be aware that the land at Black Cat is affected by a government pipeline</p>

Table 21 Blunham/ Roxton

Proposed use	Sand and gravel extraction
Unitary Authority	Bedford Borough and Central Bedfordshire
Parish	Roxton and Blunham parishes
Site area	145 hectares
Operator	Blunham Roxton: Lafarge Tarmac Black Cat: Lafarge Tarmac
Reserve	2,950,000 - 3,550,000 tonnes
Grid reference	TL 15085 53295
Primary/Secondary Freight route to be used	Primary Freight route: A1 and the A421

Existing and likely future access routes	Internal haul road shown from the site to the Bedford Road which would give access towards Black Cat quarry northwards or Willington processing plant southwards
Affected Public Rights of Way	Several rights of way run along the boundary of the northern section of the site. One footpath significantly affected, close to the proposed plant site location.
Mineral Safeguarding Area	Within the River Valley/Glacial Sand and Gravel MSA
Heritage Assets	<p>The whole of the southern section (near Blunham) is likely to be archaeologically sensitive. At its heart is a known area of multi-period (Bronze Age to Roman) occupation comprising a complex of rectilinear enclosures, a sub rectangular enclosure, linear features and several ring ditches. In the north-east corner, part of a possible pit alignment has been recorded, a rare river valley feature, and a small portion of medieval ridge and furrow may survive. Adjacent to the southern edge are two further areas of known archaeological cropmarks, and to the south west, a small block of rectangular enclosures, a ring ditch with a central pit and, at Grange Nurseries, a block of subrectangular enclosures.</p> <p>In the northern section (near Roxton) archaeological features of significant Bronze Age activity identified outside the boundary include five barrows (or burial mounds) and also evidence of enclosures and land divisions of Bronze Age date (although no settlement) and activity of Neolithic date and an Iron Age field system. Similar archaeological features could continue into the strategic site. The northern portion of this area also contains a pair of parallel linear cropmarks running east-west, probably indicative of a former trackway, possibly medieval.</p> <p>The southern section is 300m west of the scheduled Gannocks Castle moated site. The northern section is 180m south of the scheduled Tempsford Bridge. The site is within 2kms of six conservation areas (Roxton, Tempsford Church End, Tempsford Langford End, Great Barford, Great Barford Hill and Blunham) and numerous listed buildings.</p>
Proximity to active waste site	600m south-west of a sewage works facility. 660m north of an Aggregates recycling facility.
Green Infrastructure, Biodiversity and Geodiversity	The northern and western boundary of the southern section follows the line of the River Great Ouse CWS. 400m from the Great Barford House Grassland CWS and adjacent to the rivers Ivel and Hiz CWS. 900m from the Zwetsloots Pit CWS.
Landscape Designations	Within the Ivel and Ouse Countryside Project Area
Environment Agency Flood Zones	Partially within Flood Zones 2 and 3
Processing plant	Processed material would utilise an on-site processing plant facility.

Development and Restoration Requirements	<p>The site abuts Roxton to the north and Blunham to the south. Where there is close proximity to sensitive properties measures need to be put in place (stand-offs, planting, bunding etc) to ensure that amenity is not adversely affected by the extraction operations. Consideration needs to be given to the CWS to the east and mitigation measures developed. Consideration should be given to improving Sustrans Route 51 and the proposed Great North Cycle Route as part of the restoration scheme as well as opportunities for landscape enhancement and biodiversity by increasing wetland habitat and incorporating downstream benefits in respect to flood risk. Restoration to farmland with wetland habitat with opportunities to take into account, mitigate impacts and provide opportunities to improve biodiversity, landscape and public access. The land is classified as a mixture of 3A and 3B agricultural land. With careful soil handling these gradings can be maintained.</p>
--	--