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For Office Use Only:	
Library Reference	131/16
Date Received	30/08/16
Bulletin	Aug 16



proposed local development plan
technical note 5 2016

PLANNING FOR WASTE

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LIST OF ABBREVIATIONS

ABBREVIATION	FULL TITLE
BPEO	Best Practicable Environmental Option
CA	Civic Amenity
EU	European Union
LDP	Local Development Plan
NPF	National Planning Framework
PAN	Planning Advice Note
SDP	Strategic Development Plan
SEPA	Scottish Environmental Health Agency
SESPlan	The South East Scotland Strategic Development Planning Authority
SPP	Scottish Planning Policy
WFD	Waste Framework Directive
ZWP	Zero Waste Plan

1 INTRODUCTION

1.1 East Lothian Council's Proposed Local Development Plan (LDP) is accompanied by a series of Technical Notes that explain how key aspects of the Local Development Plan for East Lothian have been developed. It draws together issues that have influenced the development of the LDP and describes the approach taken by the Council to various planning strategy or policy issues.

1.2 This Technical Note explains the considerations that underlie the waste policies in the LDP, as defined in policies W1 to W4 of the plan. It describes how national and regional policy as well as associated advice and guidance on waste management has shaped the strategy to meet the requirements set out in the Strategic Development Plan (SDP). The main focus of the Technical Note is on the four policies the Proposed LDP requires for waste management and design quality. These policy areas meet Scottish Government requirements.

1.3 This Technical Note sets out the background on waste across the East Lothian area and explains the approach of the proposed LDP takes to meet the Scottish Planning Policy (SPP) and Strategic Development Plan Waste requirements.

2 NATIONAL AND REGIONAL PLANNING POLICY, GUIDANCE AND ADVICE

The EU Directives

2.1 The EU Waste Framework Directive (2008/98/EC) and Landfill Directive (1999/31/EC) establish the framework for waste policy. These EU Directives may lead to fines for member states if certain quantitative measures are not met. Waste authorities across Scotland have significantly increased the recycling rate over the last 10 years as a consequence. The Waste Framework Directive states that Member States must have a National Waste Management Plan, including sufficient information on the locational criteria of future disposal or major recovery installations. For locational purposes, consideration of proximity as set out in Article 16 of the Waste Framework Directive. Article 16(4) states that the principles of proximity and self-sufficiency do not mean that each member state has to possess the full range of final recovery facilities within its borders. Similarly, in considering waste management in development plans, not every authority is likely to need to accommodate a materials recycling or treatment plant of strategic scale and reach, although providing certainty in development plan policy and land allocations remains crucial.

2.2 The Commission recognises that the directive can be fulfilled by Scotland's tiered system of planning which includes development plans. For planning purposes, the Zero Waste Plan will constitute the National Waste Management Plan along with: the NPF3, SPP, PAN63, SEPA waste data sources including Waste Data Digests, Local Waste Management Reports, Site Capacity and Infrastructure Reports & Maps, and the SEPA Thermal Treatment of Waste Guidelines 2009.

National Planning Framework 3

2.3 The Scottish Government's National Planning Framework 3 (NPF3) is a material consideration in plan-making. The NPF3 ambition is for Scotland's built environment is to be more

energy efficient and produce less waste with a target of at least 70% of waste recycled by 2020. Planning authorities are expected to work with the market to identify viable solutions and leave a sustainable legacy for future generations. Working together with the Zero Waste Plan, the Scottish Planning Policy 2014 provides a policy framework for achieving this within development planning and management.

Scottish Planning Policy 2014

2.4 The SPP sets out national planning policy which reflects Scottish Ministers' priorities for operation of the planning system for the development and use of land. It directly relates to the preparation of development plans; the design of development and the determination of planning applications and appeals. The SPP introduces a presumption in favour of development that contributes to sustainable development which includes reducing waste, facilitating its management and promoting resource recovery.

2.5 SPP 2014 states that development plans must provide for the development of new waste management infrastructure covering all forms of waste, not just municipal waste, through policy, site allocations and action programmes in order to meet expected future waste infrastructure needs, drawing on data provided by SEPA. LDPs should identify a plentiful supply of employment and industrial land as a network of sites suitable for waste management uses, consistent with SPP 2014, to ensure private sector competition, as not all industrial sites will be developed for waste management uses.

2.6 The Policy Principles when planning for Zero Waste, state that the planning system should:

- promote developments that minimise the unnecessary use of primary materials and promote efficient use of secondary materials;
- support the emergence of a diverse range of new technologies and investment opportunities to secure economic value from secondary resources, including reuse, refurbishment, remanufacturing and reprocessing;
- support achievement of Scotland's zero waste targets: recycling 70% of household waste and sending no more than 5% of Scotland's annual waste arisings to landfill by 2025; and
- help deliver infrastructure at appropriate locations, prioritising development in line with the waste hierarchy: reduce, reuse, recycle, recovery and disposal.

2.7 The waste hierarchy is the foundation of waste management policy and is reflected in SPP 2014. Planning decision-making should, for all new developments, not just waste facilities, recognise the hierarchy's preference for prevention, reduction, reuse, recycling and energy recovery over waste disposal. At the top of the waste hierarchy is reduction – avoiding waste by not creating it in the first place. Next on the hierarchy is reuse. This generates a need for facilities to bring and exchange goods. Further down the hierarchy is recycling; this generates a demand for facilities from civic amenity sites and localised drop off points through to processing facilities. Further down still is composting and energy recovery. This can involve incineration provided it is efficient – and may require the capture and use of waste heat. Disposal is at the bottom of the waste hierarchy: landfill of putrescible wastes leads to release of greenhouse gas (although this effect can be partially ameliorated by gas collection systems) and gives rise to environmental effects which require long term management long after the material has been deposited.

2.8 SPP 2014 paragraph 182 states that while a shortfall exists in waste management infrastructure, emphasis is on need over proximity. That does not constrain planning authorities in taking a view on where new installations are best located – in collaboration with other planning

authorities where appropriate and where the site is suited to the use. The technology mix and phasing is not prescribed by the Scottish Government. Individual technologies are described on Zero Waste Scotland and SEPA's websites. As SEPA will regulate operations, it is not necessary to constrain site flexibility by ascribing sites to particular processes, other than for safeguarding purposes.

2.9 Modern waste management infrastructure is designed and regulated to high standards and is similar to other industrial processes. Subject to detailed site specific considerations, waste management facilities can be considered appropriate for sites allocated in development plans for employment and industrial use. SPP paragraph 184 stresses the importance of site safeguarding.

Review of Recent Changes in Scottish Planning Policy

2.10 Policy on waste at national level is set out in the Zero Waste Plan for Scotland (ZWP) 2010. Both SPP 2010 and SPP 2014 reflect this and therefore both have the same underlying intent of waste policy: to help deliver infrastructure at appropriate locations, prioritising development in line with the waste hierarchy: waste prevention, reuse, recycling, energy recovery and waste disposal. Achieving these goals requires measures which go beyond the scope of the land use planning system.

2.11 As the two SPP's have the same underlining intent and both refer to the up to date ZWP, the list below sets out the additional requirements that have been included in the ZWP and SPP2014 that were not reflected in or have changed since SPP2010. These are:

- The **proximity principle** and the concept of 'regional self-sufficiency' have now been amended by the ZWP and the BPEO concept is also no longer applicable. While a significant shortfall of waste management infrastructure exists, emphasis should be placed on need over proximity.
- Advice on identifying appropriate locations and assessing suitability for required waste management facilities has been updated in the rewritten PAN63 (2015).
- National guidance now considers that waste processing is compatible with sites allocated for **employment** and industrial use. Local development plans should identify appropriate locations for new infrastructure, allocating specific sites where possible, and should provide a policy framework which facilitates delivery. Suitable sites will include those which have been identified for employment, industry or storage and distribution.
- Development plans should support opportunities for integrating efficient energy and waste innovations within business environments. Industry stakeholders should engage with planning authorities to help facilitate co-location. For new developments, including industrial, commercial and residential, plans should promote resource efficiency and the minimisation of waste during construction and operation.
- Any sites identified specifically for energy from waste facilities should enable links to be made to potential users of renewable heat and energy. Such schemes are particularly suitable in locations where there are premises nearby with a long-term demand for heat.
- Landfill will continue to be required for residual waste and planning authorities must safeguard potential landfill sites in their Development Plans.

2.12 This Planning Advice Note complements the National Planning Framework (NPF3), Scottish Planning Policy (SPP2014) and Scotland's Zero Waste Plan (ZWP). The advice provides step-by-step advice on development planning and development management.

2.13 At the outset of the process, waste management can be considered as part of the development plan scheme. Circular 6/2013 indicates that matters to be included in the development plan and not in supplementary guidance (SG) include development proposals of more than local impact. Waste flows relate to the dynamics of contracts, to arisings, recycle value, points of collection, transfer, treatment, disposal and, in some cases, export; across local authority and therefore development plan boundaries.

2.14 Statutory supplementary guidance forming part of the development plan under Section 22 of the Planning etc. (Scotland) Act 2006) can support or build on the detail of recently adopted policies which do not require substantial change.

2.15 Effective engagement with key agencies, notably SEPA, in the preparation of development plans is necessary to enable them to discharge their duty to co-operate in the development plan process.

2.16 Establishing need, based on SEPA's annual shortfall updates is a significant milestone. For locational purposes, the second consideration is proximity as set out in Article 16 of the WFD. Article 16(4) states that the principles of proximity and self-sufficiency do not mean that each member state has to possess the full range of final recovery facilities within its borders. Similarly, in considering waste management in development plans, not every authority is likely to need to accommodate a materials recycling or treatment plant of strategic scale and reach, although providing certainty in development plan policy and land allocations remains crucial.

2.17 Development Plans will provide the context for appropriate land use decisions for waste management facilities. Identifying potential waste management sites is complex and it will often not be possible to do so conclusively until, for example, environmental impact assessment has been carried out. Planning authorities should nevertheless aim to identify sites in plans to provide a degree of certainty for the community and for the waste management industry. Care should be taken to ensure that allocations for adjacent sites do not compromise waste handling operations. Where appropriate, sufficient land should also be identified to enable existing waste handling installations to expand without being constrained by adjoining land uses. Potential suitable sites for waste management activities include:

- Industrial and employment uses
- Degraded, contaminated or derelict land
- Working and worked out quarries
- Sites that have the potential to maximise the potential for the re-use of waste heat through co-location with potential heat users
- Existing or redundant sites or buildings that can easily be adapted
- Existing waste management sites, or sites that were previously occupied by waste management facilities
- Sites accessible to railways, waterways or the trunk and principal road network junctions

2.18 Household waste recycling and transfer infrastructure capacity is unconstrained by the ZWP in order to encourage the efficient and effective collection and transfer of material resources and in support of the specific measures of The Waste (Scotland) Regulations 2012. The key to delivery is a sufficient choice of locational options. The disposal of residual wastes from which no further value can be derived to landfill is a locational decision in its own right. There are additional planning reasons to avoid technology-specific land allocations:

- existing sites may be able to accommodate other waste management activities without the need for planning consent where other consents such as licences provide adequate safeguards
- local authority procurement processes commonly specify outputs rather than how these are to be achieved
- applications for 'planning permission in principle' may be submitted where it is neither possible nor desirable to specify a particular technology (however, the information accompanying such applications must meet any environmental impact assessment requirements); and
- the industry's propensity to innovate, identify economies of scale and find new solutions may result in the clustering of a number of recovery and treatment methods on a single site

2.19 Development plan allocations which allow for these possibilities, should maximise the opportunities for on-site flexibility. This will help ensure that enough waste management infrastructures can be delivered to deal with all of Scotland's waste.

Zero Waste Scotland 2010

2.20 The Scottish Government has adopted Zero Waste as a goal and in 2010 published the Zero Waste Plan (ZWP) which acts as the national policy on waste. The documents relating to national policy for waste have changed significantly since the East Lothian Local Plan 2008 was adopted, with the replacement of the National Waste Strategy, National Waste Plan, and the Lothian and Borders Area Waste Plan. The underlying intent of waste policy has however remained: to promote (in order of preference) reduction, reuse, recycling, and energy recovery and to seek to move waste away from landfill. Whilst the planning system has an important role in facilitating a move towards these goals, achieving them requires measures which go beyond the scope of the land use planning system.

2.21 While previous waste plans have concentrated on municipal waste (waste generated by households), the ZWP sets out an approach covering all forms of waste including waste generated by construction and the commercial and industrial sectors. In accordance with Scottish Planning Policy (2010 and 2014), the ZWP contains ambitious targets for recycling of waste in Scotland and requires local authorities to plan for all waste streams, not just Municipal Solid Waste. This means that additional waste management facilities *may* be required to ensure that all types of waste are managed as sustainably as possible. The ZWP states that Development Plans should include policies to require all new developments (including commercial, business, industrial and residential) to demonstrate that they can minimise the generation of waste during the construction and operational phases e.g. through the use of Site Waste Management Plans.

2.22 Annex B of the Zero Waste Plan clarifies the Scottish Government's position regarding waste policy and sets out the Government's position relating to proximity principle and need; para 4.3

states that “need and proximity for waste management facilities should be considered strategically as the achievement of a sustainable strategy may involve waste crossing planning boundaries within Scotland”. Essentially there is now considered to be a ‘national’ need for waste management facilities, rather than a preference for it to be dealt with as close as possible to where it arises.

2.23 ZWP Annex B also states at para 4.3 that “In preparing local and strategic development plans, planning authorities should set out a locational or spatial strategy which includes waste management development. For all wastes arising in Scotland, this can be achieved either by allocating specific sites for waste management facilities, and/or indicating clearly and positively that land designated for employment, industrial or storage and distribution uses is appropriate for many waste management installations (subject to site specific considerations).”

2.24 Existing and committed waste management sites in East Lothian are set out in Table 1. National guidance and regional policy stresses the need not to compromise the function of operational waste sites, this matter is considered further in paragraph 2.6.

Table1: Existing waste sites in East Lothian

Site name	Waste Activity	Comments
Finlayson Autosalvage, Market Street, Musselburgh	Metal Recycler	Household, commercial, Industrial
Cockenzie Ash Lagoons, nr Musselburgh	Landfill	Not Operational (Industrial waste)
Kinwegar Recycling Centre & WTS, Wallyford	Civic Amenity/Transfer station	Household, Commercial, Industrial, Special, Inert
Unit 6G, Wallyford Ind Est	Metal Recycler/Transfer station	Household, Commercial, Industrial Waste
Smeaton Bing, Whitecraigs	Metal Recycler/Transfer station	Household, Commercial, Industrial, Special, asbestos, Other special
East Coast Skips, Macmerry Industrial Estate	Transfer station	Household, commercial, Industrial
Macmerry Depot, Macmerry Ind Est	Transfer station	Special Waste
Macmerry CA site, Macmerry	Civic Amenity	Household, commercial, Industrial
West Fortune Transfer Station & Landfill, N Berwick	Landfill/Transfer station	Industrial and Inert waste

West Fortune Farm Steading, N Berwick	Transfer station	Household
North Berwick CA Site, Heugh Road	Civic Amenity	Household, commercial, Industrial
18 Greenburn, East Fortune, North Berwick	Metal Recycler	Household, commercial, Industrial
East Fenton Composting Site, North Berwick	Civic Amenity/Composting	Household, Commercial
Land at Pure Malt Products, Haddington	Transfer station	Commercial and Industrial waste
Drylaw hill Composting Site	Civic Amenity/Composting	Household, Commercial
Dunbar Recycling Facility (CA Site), Dunbar	Civic Amenity	Household, commercial, Industrial
Viridor EfW Plant, Oxwell Mains Landfill, Dunbar	Incineration	Not Operational (Household, commercial, Industrial)
Dunbar Landfill, Oxwell Mains, Dunbar	Landfill	Household, commercial, Industrial, inert
Edinburgh and Lothian Pet Crematorium, Dunbar	Pet Crematorium	Household, Commercial

Source: SEPA Waste Management Facility Maps (correct at 2014)

SESPlan – Strategic Development Plan

2.25 SDP1 was prepared and approved in the context of Scottish Planning Policy (2010) and NPF2. Since approval of SDP1, the Scottish Government has published a new Scottish Planning Policy (2014) and NPF3. Despite this, SDP1 reflects the policies set out in the Zero Waste Plan (National Policy on Waste)

2.26 SDP1 notes that there is an estimated 20 year supply of residual landfill capacity, which is in excess of Scottish Government requirements. There is therefore no need for more landfill during the plan period unless justified in the context of the Zero Waste Plan and SEPA Landfill Capacity Reports.

2.27 SDP1 reiterates the requirements of ZWP that the function of operational waste sites is not to be compromised and states that LDPs may include a schedule of sites where appropriate. The SDP specifies that Oxwellmains in East Lothian is to be safeguarded as a location for waste management.

- 2.28 SDP1 Policy 14: Waste Management and Disposal states that Local Development Plans will:
- Encourage proposals for the recycling and recovery of waste where the proposal is in accordance with the Zero Waste Plan, taking into account relevant economic, social, environmental and transport considerations; and
 - Consider proposals for landfill development where the need for the facility is supported by the Zero Waste Plan and SEPA Landfill Capacity Reports, and taking into account relevant economic, social, environmental and transport considerations.

East Lothian Local Plan 2008

2.29 The adopted Local Plan 2008 predates SPP and the ZWP and refers to the now superseded National Waste Plan and Area Waste Plans. The Local Plan is therefore out of date on waste in policy terms.

2.30 The adopted Local Plan however does safeguard the existing Oxwellmains landfill site (policy W1) and proposes a waste transfer station at Dophingstone (proposal W1) as well as containing a commitment to identifying a location for a community recycling centre to serve Haddington (proposal W2). The Dolphingstone site is now operational; the council is continuing to consider where a waste management facility to serve the Haddington area could be delivered.

2.31 Policy BUS1, which relates to business and general industrial land allocations, does indicate that waste management facilities may be permitted within such areas if they are compatible with employment use. The adopted Plan does not provide any further locational guidance for waste management facilities nor set out any criteria-based approach to the assessment of any such proposals. Any windfall proposals not within sites identified by the plan could be assessed on a case-by-case basis. The plan also contains a requirement that the layout and design of certain types of new development makes provision for recycling facilities (policy DP23).

3 THE PROPOSED LDP APPROACH

3.1 The Local Development Plan must, by law, conform to the Strategic Development Plan for Edinburgh and South East Scotland (SESplan). The SDP1 was prepared and approved in the context of Scottish Planning Policy (2010). Since approval of the SDP1, the Scottish Government has published a new Scottish Planning Policy (2014). This means the SDP1 and LDP will be prepared under different national policies. However, the new SPP is clear that plans, such as the SDP1, are not to be considered out-of-date if adopted prior to the publication of SPP 2014. SPP 2014 is a material consideration in plan-making and determining applications¹, but it should be read and applied as a whole² when preparing plans and making decisions.

Waste Infrastructure Requirements

3.2 Considerable progress has been made in the Council area over recent years to reduce the reliance on the landfilling of municipal waste. According to Natural Scotland³, between 2005 and 2013, total waste landfilled decreased by 45%, and biodegradable municipal waste landfilled

¹ Scottish Planning Policy (2014) footnote 22 page 11.

² Scottish Planning Policy (2014) paragraph v page 3.

³ Key Scottish Environment Statistics 2015 – National Statistics Publication for Scotland.

decreased by 50%. The household waste recycling rate in 2013 was 42.2%, increasing from 41.2% in 2012 and 16.6% in 2004. In 2014, 40% of households reported using local authority provided food waste caddies to dispose of their household waste compared with 34% in 2013. There has been an associated decline in households throwing food out with general waste, from 73% in 2012 to 60% in 2014.

3.3 This has been achieved through a comprehensive recycling service and measures to increase the number and types of materials that can be recycled. A kerbside recycling collection is provided to every household, and a network of Household Waste Recycling Centres and recycling Bring Sites throughout the Council area helps to achieve and exceed targets set by the Scottish Government and the EU.

3.4 In order to continue improving and meeting and exceeding the national landfill diversion targets that are set, it is essential that existing facilities are upgraded and new facilities for separating and processing waste are introduced, as required, to deal with the increasing demand for waste management generated by new development. It is crucial that development takes proper consideration of its potential impact on the existing waste management infrastructure and on the recycling/landfill diversion targets set by the Scottish Government and EU Directives.

3.5 The ZWP sets out that additional capacity for the treatment and recovery of source segregated (225,000 tonnes) and unsorted (605,000 tonnes) wastes is required to be provided within the SESplan area. Through the delivery of projects with planning consent and other proposals which may come forward additional capacity for the treatment and recovery of source segregated (925,000 tonnes per year) and unsorted (710,000 tonnes per year) wastes may be provided within the SESplan area, meeting the capacity requirements of the ZWP. Support will be given to the facilities which have been identified to provide the necessary capacity.

3.6 The SDP is required to maintain a 10 year rolling landfill capacity. Within the SESplan area there is landfill capacity for 23,572,820 tonnes of waste. This equates to just under a 20 year capacity, which is more than adequate to meet the requirements of SPP and the ZWP (11,000,000⁴ in the SESplan area). No additional landfill capacity is required within the SESplan area over the life of the present SDP1. As at December 2014 Oxwellmains, Dunbar had a remaining capacity of 14,394,062 tonnes and West Fortune transfer station has a remaining capacity of 55,000 tonnes.

3.7 The Local Development Plan will provide the context for appropriate land use decisions for waste management facilities. Identifying potential waste management sites is complex and it will often not be possible to do so conclusively. SEPA maintain a record of operational waste management sites (Table 1). Existing and committed waste management sites will be safeguarded by the new Local Development Plan in accordance with SDP1 (Policy 14). Proposals that compromise their operation will be resisted. However, if 'sensitive receptors' such as housing encounter harmful noise impacts from a nearby use, such as waste processing, this may lead to the originator of the nuisance being required to modify or cease their operations. This principle is applicable, irrespective of which use was established first.

3.8 Modern waste management infrastructure is designed and regulated to high standards and is similar to other industrial processes. Subject to other policies and detailed site specific considerations, waste management facilities will be considered appropriate for sites allocated in the Local Development Plan on land identified for the established economic land supply for general

⁴ <http://www.gov.scot/Resource/0045/00459157.pdf>

industry, business/general industry, and storage & distribution, but not on land identified solely for business use. Accordingly, in East Lothian such sites are land west of Queen Margaret University (QMU) at Craighall, Blindwells, Macmerry, and Spott Road (Dunbar). Existing and committed waste management sites are safeguarded by the Plan. Proposals that would compromise their operation will be resisted. The Council supports the principle of additional waste management developments on land designated for employment uses, subject to site-specific considerations; however, sites allocated for class 4 (business) uses may not be appropriate for certain technologies, depending on their impacts. A key consideration in applying the policy in all cases will be compatibility with surrounding uses. The origin of waste is unlikely to be a material consideration.

3.9 Proposals for waste management developments in other locations, including in the countryside, will be assessed against relevant Plan policies. Potential suitable sites for waste management activities include:

- industrial and employment areas where appropriate
- degraded, contaminated or derelict land
- working and worked out quarries
- sites that have the potential to maximise the potential for the re-use of waste heat through co-location with potential heat users
- existing or redundant sites or buildings that can be easily adapted
- existing waste management sites, or sites that were previously occupied by waste management facilities
- sites accessible to railways, waterways or the trunk and principal road network junctions

3.10 New waste management development is only one part of the sustainable management of waste. Some new sites may emerge that are more efficient in environmental terms, with respect to re-use of waste heat and transport. Policy W2: Waste management developments states that any proposals for 'Energy from Waste' facilities should enable links to be made to potential users of renewable heat and energy, consistent with policy SEH1. Proposals should indicate how the waste hierarchy has been addressed.

3.11 The planning system is largely concerned with facilities at the lower end of the waste hierarchy. The design of new developments to facilitate sustainable waste management can maximise recycling and recovery opportunities and enable efficient storage and collection of separate waste streams (Policy W3: Waste Separation and Collection). In accordance with the requirements of SPP and ZWP the LDP includes a policy that requires all new developments (including commercial, business, industrial and residential) to demonstrate that they can minimise the generation of waste during the construction and operational phases e.g. through the use of Site Waste Management Plans. This is set out in Policy W4: Construction Waste. Supplementary Planning Guidance will provide more detailed guidance on integrating sustainable waste management measures into new development.

3.12 The planning system cannot address all sustainable waste issues and recognises that the market will be key to infrastructure delivery, and that planning consent does not in itself guarantee construction and commissioning. Additionally, while we currently meet the waste requirements set by Government, the removal of the proximity provision means that waste management policies have been put in place to address any unforeseen circumstances that may arise outwith the East Lothian boundary.

SPP 2014 Criteria	Policy
<p>Plans should give effect to the aims of the Zero Waste Plan and promote the waste hierarchy.</p>	<p>Policy W2: Waste Management Developments <i>Proposals should indicate how the waste hierarchy has been addressed.</i></p> <p>Policy W3: Waste separation and collection <i>All new development including residential, commercial and industrial properties should include appropriate provision for waste separation and collection to meet the requirements of the Waste (Scotland) Regulations and address the waste hierarchy</i></p> <p>Policy W4: Construction Waste <i>Site waste management plans should be submitted with all planning applications for major developments and should detail the following, having regard to the waste hierarchy</i></p>
<p>For new developments, including industrial, commercial, and residential, plans should promote resource efficiency and the minimisation of waste during construction and operation.</p>	<p>Policy W4: Construction Waste <i>Site waste management plans should be submitted with all planning applications for major developments and should detail the following, having regard to the waste hierarchy</i></p>
<p>Plans should enable investment opportunities in a range of technologies and industries to maximise the value of secondary resources and waste to the economy, including composting facilities, transfer stations, materials recycling facilities, anaerobic digestion, mechanical, biological and thermal treatment plants. In line with the waste hierarchy, particular attention should be given to encouraging opportunities for reuse, refurbishment, remanufacturing and reprocessing of high value materials and products. Industry and business should engage with planning authorities to help identify sites which would enable co-location with end users of outputs where appropriate.</p>	<p>Policy W2: Waste management developments <i>Waste management development will be supported in principle on sites allocated for employment uses under policy EMP1, subject to site-specific considerations including compatibility with surrounding uses. Proposals in other locations, including in the countryside, will be assessed against relevant Plan policies. Any proposals for 'Energy from Waste' facilities should enable links to be made to potential users of renewable heat and energy, consistent with Policy SEH1. Proposals should indicate how the waste hierarchy has been addressed</i></p>
<p>While a significant shortfall of waste</p>	<p>Policy W2: Waste management developments</p>

<p>management infrastructure exists, emphasis should be placed on need over proximity. The achievement of a sustainable strategy may involve waste crossing planning boundaries. However, as the national network of installations becomes more fully developed, there will be scope for giving greater weight to proximity in identifying suitable locations for new waste facilities.</p>	<p><i>Waste management development will be supported in principle on sites allocated for employment uses under policy EMP1, subject to site-specific considerations including compatibility with surrounding uses. Proposals in other locations, including in the countryside, will be assessed against relevant Plan policies.</i></p>
<p>Any sites identified specifically for energy from waste facilities should enable links to be made to potential users of renewable heat and energy. Such schemes are particularly suitable in locations where there are premises nearby with a long-term demand for heat. Paragraphs 158 to 160 set out policy on heat networks and mapping.</p>	<p>Policy W2: Waste management developments <i>Waste management development will be supported in principle on sites allocated for employment uses under policy EMP1, subject to site-specific considerations including compatibility with surrounding uses. Proposals in other locations, including in the countryside, will be assessed against relevant Plan policies. Any proposals for ‘Energy from Waste’ facilities should enable links to be made to potential users of renewable heat and energy, consistent with Policy SEH1.</i></p>
<p>Plans should safeguard existing waste management installations and ensure that the allocation of land on adjacent sites does not compromise waste handling operations, which may operate 24 hours a day and partly outside buildings.</p>	<p>Existing and committed waste management sites are safeguarded by the Plan. Proposals that would compromise their operation will be resisted.</p> <p>Policy W1: Waste management safeguards <i>The following existing and consented waste management sites are identified on the Proposals Map and are safeguarded for waste management purposes. Development proposals that would compromise the operation of any of these sites will be resisted. Proposals for additional complementary waste management uses on these sites will be supported in principle. The terms of this policy will also apply to any additional waste management sites consented during the lifetime of the Plan.</i></p>
<p>Strategic development plans and local development plans outwith city regions should set out spatial strategies which make provision for new infrastructure, indicating clearly that it can generally be accommodated on land designated for employment, industrial or storage and distribution uses.</p>	<p>Policy W2: Waste management developments <i>Waste management development will be supported in principle on sites allocated for employment uses under policy EMP1, subject to site-specific considerations including compatibility with surrounding uses. Proposals in other locations, including in the countryside, will be assessed against</i></p>

	<i>relevant Plan policies.</i>
Local development plans should identify appropriate locations for new infrastructure, allocating specific sites where possible, and should provide a policy framework which facilitates delivery. Suitable sites will include those which have been identified for employment, industry or storage and distribution.	<p>The Council supports the principle of additional waste management developments on land designated for employment uses, subject to site-specific considerations; however, sites allocated for class 4 (business) uses may not be appropriate for certain technologies, depending on their impacts. A key consideration in applying the policy in all cases will be compatibility with surrounding uses.</p> <p>Policy W2: Waste management developments <i>Waste management development will be supported in principle on sites allocated for employment uses under policy EMP1, subject to site-specific considerations including compatibility with surrounding uses. Proposals in other locations, including in the countryside, will be assessed against relevant Plan policies. Any proposals for 'Energy from Waste' facilities should enable links to be made to potential users of renewable heat and energy, consistent with Policy SEH1. Proposals should indicate how the waste hierarchy has been addressed.</i></p>
Local development plans should identify where master plans or development briefs will be required to guide the development of waste installations for major sites.	<p>Policy W3: Waste separation and collection <i>Supplementary planning guidance will provide more detailed guidance on integrating sustainable waste management measures into new development.</i></p>

St Baldred's Craule

Tyne Mouth



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