

LAND AT COWDALE  
QUARRY, BUXTON

**Landscape and Visual  
Impact Assessment**

On behalf of Express Park  
Buxton Limited

May 2012

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Status:	Issue
Issue Date:	May 2012
Revision:	A
Author:	JJ/NE
Checked:	NE
Approved:	NE

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## **Section 1      Introduction**

- 1.1    The landscape and visual impact assessment has been undertaken by chartered members of the Landscape Institute. The methodology is given in Appendix 1.
- 1.2    The assessed landscape impacts are recorded in Appendix 2, and visual impacts in Appendix 3; all assessments have been made against the baseline year, 2012.

## Section 2 The Baseline Situation

### The Site and Surrounding Area

- 2.1 The application site lies some 1.5km to the east of Buxton town centre, on the south side of the A6, as shown in red outline on Plan L1: Aerial Photograph: Site Context, in Appendix 4. The wider, adjoining land ownership is shown in blue outline.
- 2.2 The site extends to 10ha and comprises the western/north-western part of Cowdale Quarry, which ceased operations in the 1950s. The proposed development will be sited on the quarry floor, which is an average of 295m Above Ordnance Datum (AOD) (plus or minus 1m). This part of the quarry floor is defined:
  - i to the west and south, by the excavated quarry rockface, which rises some 13-17m above the quarry floor to between 320-322m AOD;
  - ii to the north, by a continuation of the quarry rockface, which diminishes in relative height to the quarry floor from west to east, in front of which sit two spoil heaps that rise some 10m above the quarry floor; and
  - iii to the east, by the remainder of the quarry, including part of the tallest and easternmost spoil heap that rises to 317m AOD (13m above the quarry floor) to wrap around its north-east corner.
- 2.3 The A6, on the northern side of the quarry wall and spoil heaps, runs along the bottom of Ashwood Dale. The land slopes some 30-40m from the top of the quarry wall down to the A6, which lies between 266m and 259m AOD adjacent to the western part of Cowdale Quarry, and falling in height from west to east. This land forms the southern side of Ashwood Dale.
- 2.4 A canalised section of the River Wye runs parallel to the northern side of the A6, set down below a stone wall and bank. Ashwood Dale Quarry lies beyond the river, and has recently been extended further west towards the edge of Buxton. A single track mineral railway line runs between the River Wye and the Ashwood Dale Quarry.
- 2.5 Further to the north-east lies a scattering of farmsteads and individual properties, including Bailey Flat Farm, Tim Lodge and Pictor Hall.
- 2.6 To the south of the quarry is agricultural land. Cowdale village lies 0.2km to its south-east edge, with King Sterndale lying approximately 1km further east beyond the block of woodland shown on Plan L1.
- 2.7 The hamlet of Staden and Slade Hill Farm lie on rising land some 0.3-0.4km to the south-west, with Staden Lane Business Park lying off the A515.
- 2.8 Vehicular access into the application site is currently via a narrow track from the A6, which joins the carriageway at an acute angle. There is a secondary access into the eastern part of the quarry, from the edge of Cowdale village.
- 2.9 The floor of the quarry is covered by calcareous grass and has some grazing use. Self-sown vegetation, comprising woodland trees and scrub, has colonised the spoil heaps and the top of the northern quarry wall along the A6. Ferns and other herbaceous ground flora may be also found on the rock ledges.

### Topography

- 2.10 The landform of the surrounding area is shown on Plan L2: Topography, in Appendix 4. The application site is in an undulating plateau, between 300m and 340m AOD, that is incised by a number of valleys, including Ashwood Dale and Cunning Dale. To the east of Buxton, the plateau is enclosed by higher land rising to over 520m AOD to form a bowl landform.
- 2.11 Operational and closed quarries are a common feature in the surrounding landscape, as shown on

Plan L2. Ashwood Dale Quarry lies immediately north of the site on the opposite side of the A6. Further north and north-east lie Waterswallows Quarry and the two quarries associated with Tunstead Works; Topley Pike Quarry lies to the east of the site, and Hoffman and Hillhead Quarries to the south-west of the site.

### **Landscape Planning Context**

- 2.12 Planning policy issues are dealt with in the Planning chapter.

#### Peak District National Park

- 2.13 The boundary of the Peak District National Park is shown on Plan L3: Visual Envelope, in Appendix 4. The boundary lies about 100m from the eastern end of Cowdale Quarry.
- 2.14 The National Park was designated in 1951 and covers some 555 sq. miles (1,440km<sup>2</sup>). The boundaries were drawn to exclude large built-up areas and industrial sites from the park. The town of Buxton and the adjacent quarries are surrounded by the National Park.

#### Special Landscape Areas

- 2.15 Cowdale Quarry lies within the Special Landscape Area (SLA), which extends eastwards from Buxton to join the National Park boundary, as shown on Plan L3. Other SLAs adjoin parts of the National Park; all are protected by Local Plan policy for the quality of their landscape.

#### Ecological and Tree Related Designations

- 2.16 A block of ancient semi-natural ash woodland, in Ashwood Dale Local Wildlife Site (LWS), extends east from Cowdale Quarry along the south side of the A6. This is considered further in the Ecology chapter.
- 2.17 A Tree Preservation Order (TPO) was made in 2011 and covers the woodland group (W1) along the northern edge of the quarry. TPO tree groups G1, G2, G3 and several individual trees (T1 - T5) lie on the tall spoil heap, outside and to the east of the application site. Tree issues are considered further in the Arboricultural chapter.

#### Scheduled Monument

- 2.18 The application site includes a Scheduled Monument, which includes a number of 20<sup>th</sup> Century buildings associated with a former lime works. The Scheduled Monument area includes TPO Woodland Group W1; and also, the spoil heap which lies within the north-east corner of the site.

#### Public Rights of Way

- 2.19 There is no public access to or within Cowdale Quarry. A short length of the Midshires Way long distance footpath lies close to the southern edge of the quarry, where it links Cowdale to Staden.

### **Landscape Character**

#### National Landscape Character

- 2.20 An overarching framework to landscape character is provided by 'Countryside Character - The Character of England's Natural and Man-made Landscape, Volume 4: East Midlands' (the Countryside Agency, now Natural England). It identifies an area surrounding Buxton, which includes Cowdale Quarry as lying within Character Area 52: White Peak. The key characteristics of this area are described in the Landscape Impact Table, in Appendix 2.

#### Peak District National Park Landscape Character Assessment

- 2.21 In the Peak District National Park Landscape Character Assessment, March 2008, the area to the east of Buxton is the Limestone Village Farmlands Landscape Character Type (LCT), which includes the quarry, and is described further in Appendix 2.

- 2.22 The Derbyshire County Council Landscape Character Assessment identifies most of Cowdale Quarry and the surrounding area as lying within the Plateau Pastures LCT, with the northern edge of the quarry, A6 and River Wye within the Limestone Dales LCT that relates to Ashwood Dale. These two LCTs overlap with the extent of the Peak District National Park Limestone Village Farmlands LCT.
- 2.23 The findings of Derbyshire County Council's assessment are reflected in the High Peak Borough Council 'Landscape Character Supplementary Planning Document SPD5', March 2006. Key characteristics of these two LCTs are listed in the Landscape Impact Table in Appendix 2.
- 2.24 None of the above assessments lists the presence of quarries as a key characteristic. However, the Derbyshire County Council description of the Plateau Pastures LCT states:

**'Quarrying in general is a prominent feature. Once small in scale, some areas are now dominated by large modern quarries with their associated plant.'** (page 38)

- 2.25 The High Peak's SPD5 description of the Plateau Pastures LCT states:

**'Much of the traditional landscape character has been eroded by post war developments... in the form of large agricultural and industrial sheds as well as quarry settlements.'** (page 14)

*Plateau Pastures LCT*

- 2.26 In summary, the Plateau Pastures LCT may be described as a gently rolling limestone plateau characterised by nucleated limestone villages and limestone quarries set within a pastoral landscape crossed by a network of dry stone walls, across which there are open and expansive views, with small plantations and tree groups concentrated around villages and farmsteads.
- 2.27 The Derbyshire County Council assessment sets out planting and management guidelines for the Plateau Pastures LCT on page 40, which are reiterated in High Peak's SPD5 at page 15. These are:
- i conserve and enhance the tree groups that occur within and around rural settlements and isolated farmsteads; and
  - ii conserve and enhance the plantations.
- 2.28 A summary table of landscape management guidelines is given on page 25 of the Derbyshire County Council assessment, which are defined in more detail on preceding pages 23 and 24. For the Plateau Pastures LCT, the primary aims are:
- i settlement and buildings:
    - a conservation of rural character;
    - b conservation of settlement pattern;
    - c conservation of vernacular character;
  - ii land management:
    - a conservation of historic features;
    - b conservation of pastoral character;
    - c restoration of unimproved permanent pasture;
    - d management of roadside vegetation; and
  - iii field boundaries, therefore conservation of historic field pattern.

## *Limestone Dales LCT*

- 2.29 Ashwood Dale comprises the narrow, deeply incised valley of the River Wye, with steep slopes and extensive amounts of exposed rock. There are blocks of ancient woodland and self-sown vegetation on the slopes. The character of the valley adjacent to Cowdale Quarry is heavily influenced by the presence of the busy A6, the single track mineral railway, and buildings and bridges associated with the operational Ashwood Dale Quarry. The utilisation of the Wye Valley as a transport corridor is noted within the Derbyshire County Council assessment on page 52.
- 2.30 Derbyshire County Council's planting and management guidelines for this LCT are set out on page 53 of their assessment, and are repeated in High Peak's SPD5, on page 32. These are:
- i conserve and restore all ancient woodland sites by natural regeneration or use of locally occurring native species;
  - ii ensure the use of indigenous tree and shrub species, including a proportion of large, long-lived species;
  - iii ensure a balance is maintained between new woodland planting and areas of nature conservation value; and
  - iv enhance the visual and ecological continuity of river corridors by management, natural regeneration and planting of riparian trees.
- 2.31 The primary land management aims for the Limestone Dales LCT, as defined by Derbyshire County Council assessment on page 215, are:
- i conservation of pastoral character;
  - ii restoration of unimproved permanent pasture;
  - iii management of river and stream corridors;
  - iv management of semi-natural habitats; and
  - v habitat creation/restoration.

### **Views at the Baseline**

#### Visual Envelope (VE)

- 2.32 The geographical spread of the theoretical visibility of the existing Cowdale Quarry is shown on Plan L3, in Appendix 4. The VE was produced using specialist computer software (see methodology in Appendix 1), and selecting target points within the western and north-western part of the quarry to coincide with the location of the proposed bottling plant and heritage centre buildings, and new access road. The VE was verified by site survey work.
- 2.33 Views of the existing quarry are limited to an area within 1km of the quarry. A comparison between the visual envelope and Plan L2 shows this because of the plateau landform to the east of Buxton.

#### Views Towards Cowdale Quarry

- 2.34 Ten viewpoint locations (visual receptors) were selected to represent typical views towards the quarry and application site from publicly accessible areas, and are shown on Plan L3. Photographs illustrating views from these locations are contained in Appendix 5. Available views towards the site may be categorised as follows:
- i from the north-east, where there are elevated views across Cunning Dale and the top of the operational Ashwood Dale Quarry to the top of the spoil heaps and north-facing wall within Cowdale Quarry, with glimpses of the quarry floor:



- a Viewpoint 1: from a public footpath west of Bailey Flat Farm (Special Landscape Area);
  - b Viewpoint 2: from a public footpath near Tim Lodge, Redgap Lane (edge of Peak District National Park); and
  - c Viewpoint 3: from a public footpath south-east of Tim Lodge, Redgap Lane (margin of Peak District National Park);
- ii from the east and south-east, close to the edge of the wider quarry, looking down onto the top of some of the spoil heaps and part of the quarry floor:
  - a Viewpoint 4: Quarry access track, by Swallow House, edge of Cowdale Village (boundary of Special Landscape Area/Peak District National Park). Although there is no public right of access, the viewpoint is adjacent to residential properties; and
  - b Viewpoint 6: Midshires Way, where the route passes close to the southern site boundary (Special Landscape Area);
- iii from the south and south-west, where there are elevated views looking across agricultural land towards the site, and in the context of the more prominent, operational Ashwood Dale Quarry:
  - a Viewpoint 5: Cowdale Lane, a public road to the south of the village (boundary of Special Landscape Area/Peak District National Park); and
  - b Viewpoint 7: public footpath by Staden Farm (Special Landscape Area);
- iv to the north, within Ashwood Dale, where views are focussed along the A6 corridor by the steep-sided slopes of the Dale landform:
  - a Viewpoint 8A: Opposite A6 layby to the west of the proposed entrance (Special Landscape Area); and
  - b Viewpoint 8B: Opposite the former quarry access on A6 (Special Landscape Area);
- v from the north-west across the top of the operational Ashwood Dale Quarry to the south-facing quarry wall of Cowdale Quarry in the midground, with Cowdale and Staden villages seen on rising land behind:
  - a Viewpoint 9: Tongue Lane, unmade road with public access to adjacent fields (on boundary of Special Landscape Area).

2.35 Description of the baseline views are given in the Visual Impact Table in Appendix 3.

## Section 3      The Proposals

### Built Elements

- 3.1 A full planning application was submitted in April 2011 for a new bottling plant within the western/north-western part of Cowdale Quarry. The proposals are illustrated by Delta Architect's site layout for Option B (Drawing 09011/03, Rev.C) and Jubb's access road and lay-by on their Proposed Access Layout plan (Drawing P9362/H100 Rev.L), and include the following:
- i a bottling plant building of approximately 190m x 75m, with a split level roof; at the western end, the taller warehouse will be up to 13m in height with grey cladding, the roof comprising two curved sections parallel to the long axis of the building; the lower production section will be up to 9m in height, with a 'green' roof split into two curved sections and dark grey clad panelled walls;
  - ii office space within the main building;
  - iii associated car and HGV parking and servicing areas;
  - iv a new heritage centre, constructed in rendered block work and limestone with a flat roof, up to 5m in height, and with associated car parking;
  - v a new access off the A6, including engineering works to remove sections of rock face to widen it to form a third lane within the carriageway, and accommodate visibility splays;
  - vi engineering works to provide a new, replacement layby on the A6, some 150m to the east of the new site entrance;
  - vii using material from spoil heaps on site to create new bunding; and
  - viii associated infrastructure works, including the creation of a series of ponds required in connection with the water extraction operation and habitat enhancement; and also, new planting, which is described further below under Mitigation Measures.
- 3.2 The plant will process mineral water from Rockhead Spring, a natural artesian spring, which is located to the east of Cowdale Quarry.

### Mitigation Measures

- 3.3 Plan L6: Landscape Strategy is in Appendix 4, and has been designed to:
- i integrate the proposals into their quarry setting, and character of the immediate landscape;
  - ii respond to landscape management objectives for the Plateau Pastures and Limestone Dales LCTs, as applicable to the locality; and
  - iii reinstate vegetation along the northern margin of the quarry, which will be lost as a result of the construction of the new site access road, and replacement layby on the A6.
- 3.4 New planting will comprise locally indigenous species, which will be agreed with the Council.
- 3.5 Specific mitigation measures will include:
- i using material from spoil heaps on-site to create new bunding, which will be hydroseeded for rapid establishment of grass cover;
  - ii construction of a traditional dry stone wall along the line of the agricultural fence above the southern edge of the quarry between Swallow House to the east, and the existing A6 woodland group to the west;

- iii retention of the block of ancient woodland and TPO trees along the northern site margin, as far as is practicable;
  - iv replacement trees and understorey planting on the reprofiled spoil heaps/bund adjacent to the A6;
  - v new area of woodland, including the translocation of ancient woodland soil and ground flora, between the new access road and bottling plant;
  - vi a total of one hectare of new woodland planting in two locations adjacent to the western and south-eastern corners of the quarry, to link with and extend existing woodland areas;
  - vii reinstatement of herbaceous and scrub species on new rockface ledges either side of the site entrance (and layby); and
  - viii protection of calcareous grassland within the western site area, and reinstatement of this grassland around the car park and service areas.
- 3.6 Within the floor of the quarry, new planting will be designed to create an attractive environment for the users of the new heritage centre and visitors to the site.

## Section 4 Landscape and Visual Impact Assessment

### Zone of Visual Influence

- 4.1 Plan L4 shows the Zone of Visual Influence (ZVI) for the proposals on completion, that is without established planting, but with the new dry stone wall and reprofiled/reinstated spoil heaps and bunding in place. The proposals will be seen over a similar distance as the existing quarry, albeit slightly more visible within this geographical spread.
- 4.2 A comparative ZVI for 15 years after planting is shown on Plan L5. It has been assumed that new tree planting will have reached a growth height of 6m to 7.5m after 15 years, assuming a planting height of between 1.5m to 3m, and an annual, average growth rate of 0.3m. The maturing planting will filter views of the proposal and further integrate them into their landscape setting.

### Landscape Impacts

- 4.3 Landscape impacts are assessed in the Landscape Impact Table given in Appendix 2; the description covers all time periods.
- 4.4 There will be no significant landscape impacts.
- 4.5 There will be moderately significant impacts on:
  - i the SLA, although despite the description of SLA characteristics set out in Appendix 2 taking no account of the existence of the quarry, there will be change to the quarry itself and the adjacent Dale; and
  - ii the Limestone Dales LCT, despite the significant influence of the route corridor and the existing mineral activities, there will be localised impacts in a narrow character area.

### Visual Impacts

- 4.6 Visual impacts (ie. changes in views) as a result of the proposals were assessed at three time periods; namely:
  - i during construction, in winter;
  - ii on completion, in winter; and
  - iii 15 years after planting (residual), in summer.

#### During Construction

- 4.7 Moderately significant impacts are identified on Viewpoints 1, 3 and 9, largely owing to the temporary removal of the spoil heaps.
- 4.8 Moderately significant adverse impacts are identified from Viewpoint 2, as the bunds will provide partial screening.
- 4.9 Significant benefits are identified for Viewpoint 4 and moderately significant for Viewpoint 6, as the proposed wall with screen the quarry and the development.

#### On Completion

- 4.10 Significant impacts are identified for Viewpoints 2, 3 and 4, largely as a result of the temporary removal of the screening effects of the spoil heaps and the sensitivity of the receptors, all within or adjacent to the National Park.

### 15 Years After Planting

- 4.11 Moderately significant benefits are identified in Viewpoints 4 and 6, owing to the continued screening effect of the wall.

**Appendix 1:**  
**Landscape and Visual Impact Assessment Methodology**

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## **APPENDIX 1: LANDSCAPE AND VISUAL IMPACT ASSESSMENT METHODOLOGY**

### **1.0 GUIDANCE**

- 1.1 The assessment follows the Landscape Institute/Institute of Environmental Management and Assessment 'Guidelines for Landscape and Visual Impact Assessment', 2002 (Reference 1).
- 1.2 The assessment has been undertaken by chartered landscape architects.

### **2.0 STUDY AREA**

- 2.1 The spatial scope of this assessment was determined firstly by the geographical spread of the area from where the existing site can be seen at the baseline. This is called the Visual Envelope (VE), and is established by specialist computer software (as shown on Plan L3), as described further at paragraph 7.1 below.
- 2.2 Views of the proposals may extend to greater distances than those of the site. This wider spread is called the Zone of Visual Influence (ZVI). The ZVI of the proposals was also established by computer modelling and the study area adjusted accordingly (see Plans L4 and L5).
- 2.3 The actual visibility of the site and proposals was then verified by site observation.
- 2.4 To gain an indepth understanding of the wider landscape around the site, a study area extending some 4km distance around Cowdale Quarry was considered, as shown on Plan L1: Topography.

### **3.0 BREADTH OF TOPIC**

- 3.1 The assessment considers landscape and visual matters as separate, but linked issues. Landscape impact relates to physical changes to the landscape resource, for example, landform, existing vegetation, field boundaries, watercourses and other landscape features. Visual impacts relate to changes in the composition of views. These two factors are combined to assess the impact on landscape character.
- 3.2 Visual and landscape impacts may be negative or positive. Within the assessment, negative changes are referred to as 'impacts', and positive changes as 'benefits'.

### **4.0 TEMPORAL SCOPE**

- 4.1 This assessment considers potential impacts at three time periods:
  - i During Construction of the proposals, in winter;
  - ii On Completion: on completion of the works, in winter, which includes the completion of new buildings, without the benefit of effective mitigation; and
  - iii After 15 Years (residual): fifteen years after completion, in summer, with the benefit of effective mitigation.
- 4.2 In all cases, the assessment of impacts makes comparison with the baseline, during which the assessments were carried out.

### **5.0 ASSESSMENT METHOD**

- 5.1 A three-stage process has been adopted. First, the sensitivity of the landscape resource and the sensitivity of visual receptors were assessed. This was followed by an assessment of the magnitude of the landscape and visual impacts. Using these, the significance of landscape and visual impacts was then assessed.
- 5.2 A written description of impacts is provided for each of the assessment periods, in the Landscape and Visual Impact Tables given in Appendices 2 and 3, respectively.

- 5.3 The assessment seeks to be as objective as possible. However, the evaluation of landscape and visual impacts is based upon the experience and knowledge of a chartered landscape architect, using a methodology based on the Guidelines for Landscape and Visual Impact Assessment:

**'Landscape impact assessment, in common with any assessment of environmental impacts, includes a combination of objective and subjective judgements, and it is therefore important that a structured and consistent approach is used. It is necessary to differentiate between judgements that involve a degree of subjective opinion (as in the assessment of landscape value) from those that are normally more objective and quantifiable (as in the determination of magnitude of change).'**

(paragraph 2.11 of Reference 1)

- 5.4 The area surrounding the site was surveyed and photographed to assess the visibility of the site and the proposals, including built structures. Selected viewpoints include those to which the public has access; for example footpaths, bridleways, roads and other publicly available areas. No private viewpoints were assessed. The purpose of this field work was to:
- i determine the extent of visibility of the existing site;
  - ii determine the visibility of the proposals, the actual extent of which being determined by landform, vegetation and built development;
  - iii gain further understanding of the landscape character; and
  - iv carry out an assessment of landscape and visual impacts.
- 5.5 No visual impact assessments are made within the site boundary, as these are deemed to be subject to change given the proposals comprise development of the site.

## 6.0 CRITERIA FOR LANDSCAPE IMPACTS

### Landscape Sensitivity

- 6.1 The term 'landscape receptor' means a group of elements which will be directly or indirectly affected by the proposals. Landscape receptors are physical elements of the landscape that could be affected by the development, such as landform, drainage, woodland or hedgerows, land uses and field boundaries, with consequent impacts on landscape character.
- 6.2 Prior to the advent of the landscape character assessment procedure now used by local authorities, the sensitivity of landscape receptors was often defined in terms of landscape value which took the form of planning designations such as National Parks, Areas of Outstanding Natural Beauty (AONB), and Special Landscape Areas. Relevant landscape planning designations are shown on Plan L3: Visual Envelope.
- 6.3 The sensitivity of landscape receptors is defined in Table 1, below. A Medium - High category has been added to reflect the presence of the Special Landscape Area within the study coverage:

Table 1: Sensitivity of Landscape Resource	
Sensitivity	Landscape Receptor
High	An area possessing a particularly distinctive sense of place, in good condition, or highly valued for its scenic quality and/or landscape character, a landscape with low tolerance to change of the type identified; for example National Parks, AONBs, Heritage Coasts, setting of listed buildings and Scheduled Monuments.
Medium - High	An area with a clearly defined sense of place and/or character in moderate to good condition; an area valued at a district or regional level, a landscape which is partially tolerant of change of the type identified; for example, Special Landscape Areas and Conservation Areas.
Medium	An area with a recognisable sense of place and/or character in moderate condition; an area valued at a local or district level; a landscape which is tolerant of some change of the type identified.



Table 1: Sensitivity of Landscape Resource	
Sensitivity	Landscape Receptor
Low	An area with a weak sense of place, and/or landscape character in poor condition, often not valued for its scenic quality, an area that is tolerant of substantial change of the type identified.

## Magnitude

- 6.4 The criteria to assess the magnitude of landscape impacts (including those on landscape character and historic landscape character) are based upon the amount of physical change that will occur as a result of the proposals, as described in Table 2, below. These are based on best practice examples and experience:

Table 2: Landscape Impact Magnitude	
Category	Description
Major adverse landscape impact	The proposals will be at total variance with the landscape character, and its landform, scale, pattern and features; will introduce elements totally uncharacteristic to the attributes of the receiving landscape; and/or will result in a significant or total loss or alteration of key elements/features/characteristics.
Moderate adverse landscape impact	The proposals will be at odds with the landscape character, and its landform, scale, pattern and features; will introduce elements that may be prominent, but may not be necessarily uncharacteristic to the attributes of the receiving landscape; and/or will result in partial loss or alteration of one or more key elements/features/characteristics.
Slight adverse landscape impact	The proposals will not quite fit into the landscape character, and its landform, scale, pattern or features; will introduce elements that are not uncharacteristic of the attributes of the receiving landscape; and/or may result in minor loss or alteration of one or more key elements/features/characteristics.
Negligible adverse landscape impact	The proposals will create a just discernible change to the landscape character, and its landform, scale, pattern or features of the landscape.
No change	The proposals will not cause any change to the landscape character, and its landform, scale, pattern or features of the landscape.
Negligible landscape benefit	The proposals will provide a just discernible improvement to the landscape character, and its landform, scale, pattern or features of the landscape.
Slight landscape benefit	The proposals will achieve a degree of fit with the landscape character, and its landform, scale, pattern or features of the landscape and go some way towards improving the condition or character of the landscape.
Moderate landscape benefit	The proposals will fit well into the landscape character, and its landform, scale, pattern or features of the landscape, or would noticeably improve the condition or character of the landscape.
Major landscape benefit	The proposals will totally accord with the landscape character, and its landform, scale, pattern or features of the landscape, or would restore, recreate or permanently benefit the condition or character of the landscape.

## 7.0 CRITERIA FOR VISUAL IMPACTS

### Visual Envelope and Zones of Visual Influence

- 7.1 The Visual Envelope (VE) Plan L3 shows the theoretical geographical area from which the existing quarry site, at the baseline, may be seen, using five target point locations selected to correspond to the location of the proposed buildings and new access road, and set at Ordnance Survey Datum. Based on the topographical survey, the height of the surrounding landform was mapped using specialist computer software, using Ordnance Survey Landform Profile DTM tiles and height data. Existing woodland blocks along the northern margin of the quarry were incorporated as a visual barrier of average 15m height.
- 7.2 The Zone of Visual Influence (ZVI) was also produced using the same computer software and data. Plan L4 shows the ZVI on completion, with the four target points reflecting the ridge/roof heights of the proposed bottling plant and new heritage centre; and also, top of a lorry on the new

access road, as well as mitigation in the form of a 1.5m dry stone wall to the south of the quarry and bunding between the access road and the bottling plant.

- 7.3 The ZVI for 15 years after planting is shown on Plan L5. This assumes new planting on the reprofiled bunding within the northern margin of the site will have achieved an overall growth height of 7.5m to form an appreciable visual barrier.

### **Sensitivity of Visual Receptors**

- 7.4 The term 'visual receptor' means an element or group of elements that will be directly or indirectly affected by the proposals. Visual receptors have been drawn from publicly accessible viewpoints, the sensitivity of which would be dependent on the location, the activity of the viewer and the importance of the view. These would include viewpoints available to users of outdoor facilities, sporting activities and users of rights of way; viewpoints from landscape features and beauty spots; viewpoints outside local properties; and viewpoints available to people travelling through the landscape.
- 7.5 The determination of the sensitivity of visual receptors is a matter of professional judgement. The guidelines (Reference 1, paragraph 9.1) recommend that the assessment of sensitivity should have regard to many factors such as:
- i the location and context of a viewpoint;
  - ii the expectations and activity of the viewer and the number of people affected;
  - iii the nature of a particular view;
  - iv the popularity of the viewpoint, its appearance in guidebooks, on tourist maps, in the facilities provided for its enjoyment, references in literature or art;
  - v the capacity for change, with regard to factors such as landform, land use, the pattern and scale of the landscape;
  - vi the sense of enclosure;
  - vii the sense of remoteness;
  - viii the nature of the surrounding settlement pattern;
  - ix impacts on the skyline;
  - x intervisibility; and
  - xi the rareness of any landscape features.
- 7.6 This assessment of the sensitivity of visual receptors is simplified by reference to the nature of the viewer, any proprietary interest in the view, and opportunity to appreciate the view, as set out in Table 3 below:

<b>Table 3: Sensitivity of Visual Receptors</b>	
<b>Sensitivity</b>	<b>Visual Receptor</b>
High	Viewers with proprietary interest and/or prolonged viewing opportunities and/or who have a particular interest in their visual environment and/or open to many viewers, for example visitors to landmark buildings or landscapes.
Medium	Viewers with moderate interest in their visual environment, for example users of local parks, open space facilities, walkers on footpaths or streets.
Low	Viewers with passing or momentary interest in their everyday surroundings, for example motorists or people at their place of work and/or infrequent views, whose attention is focussed on other activities and are therefore less susceptible to change.

## Visual Impact Magnitude

- 7.7 The magnitude of visual impacts depends on factors such as distance, elevation and aspect, as well as the context of the view. With reference to Table 4, below, the following scale has been adopted for the magnitude of visual impact, based on the degree of change to the view, or to the composition. This is based on best practice examples and experience:

Table 4: Visual Impact Magnitude	
Visual Impact Magnitude	Description
Major adverse visual impact or benefit	The proposals will cause a dominant or complete change to the composition of the view, resulting in the loss or addition of features in the view; will significantly alter the appreciation of the landscape character, or the ability to take or enjoy the view.
Moderate adverse visual impact or benefit	The proposals will cause a clearly noticeable change to the view, which would affect the composition, including the loss or addition of features in the view; will noticeably alter the appreciation of landscape character or the ability to take or enjoy the view.
Slight adverse visual impact or benefit	The proposals will cause a perceptible change to the view, but which would not materially affect the composition, the appreciation of landscape character, or the ability to take or enjoy the view.
Negligible adverse visual impact or benefit	The proposals will cause a barely perceptible change to the view, which would not affect the composition, the appreciation of landscape character, or the ability to take or enjoy the view.
No change	The proposals will cause no change to the view.
Neutral	There will be a change to the view, but it is not possible to judge whether this change is an adverse or beneficial impact.

## Duration

- 7.8 The following terminology is used to describe the duration of the proposals:

- i short-term: under 3 years
- ii medium-term: 3 - 15 years
- iii long-term: over 15 years

## Distance of Views

- 7.9 The following terminology is used to describe the approximate distance between the viewer and the proposals:

- i local: under 1km
- ii medium: 1 - 2.5km
- iii distant: over 2.5km

## 8.0 SIGNIFICANCE

- 8.1 The scale shown in Table 5, below, has been adopted to assess the significance of both landscape and visual impacts (the details of which are set out in the Landscape and Visual Impact Tables). The basis of this scale is derived from professional experience:

Table 5: Assessment of Landscape or Visual Significance					
Impact Magnitude	Major Impact or Benefit	Moderate Impact or Benefit	Slight Impact or Benefit	Negligible Impact or Benefit	Neutral Impact
Landscape/Visual Sensitivity					
High	Severe Significance	Significant	Moderately Significant	Not Significant	Not Significant
Medium - High	Significant	Moderately Significant	Not Significant	Not Significant	Not Significant
Medium	Moderately Significant	Moderately Significant	Not Significant	Not Significant	Not Significant
Low	Not Significant	Not Significant	Not Significant	Not Significant	Not Significant

## 9.0 REFERENCES

9.1 The main guidance documents used in the assessment are:

- Reference 1: Guidelines for Landscape and Visual Impact Assessment, Landscape Institute/Institute of Environmental Management and Assessment, 2002.
- Reference 2: Landscape Character Assessment - Guidance for England and Scotland, Countryside Agency and Scottish Natural Heritage, 2002.
- Reference 3: Landscape Character Assessment - Guidance for England and Scotland, Topic Paper 6: Techniques and Criteria for Judging Capacity and Sensitivity, Countryside Agency and Scottish Natural Heritage.

**Appendix 2:**  
**Landscape Impact Table**

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Appendix 2: Landscape Impact Table										
Landscape Character Area or Type		Baseline Description (Key Characteristics)		Description of Change (all time periods)		Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact	Significance
Landscape Planning Designations										
Peak District National Park <b>Boundary lies to east and south-east of Cowdale Quarry</b>	The Environment Act 1995 sets out two statutory purposes for National Parks in England and Wales: <ul style="list-style-type: none"><li>Conserve and enhance the natural beauty, wildlife and cultural heritage.</li><li>Promote opportunities for the understanding and enjoyment of the special qualities of National Parks by the public.</li></ul>		New buildings, hardstanding, and access roads with associated engineering within existing, largely grassed quarry, removal and remodelling of tips; engineering works for access in Ashwood Dale existing transport corridor, not within National Park; none of which compromise the statutory purposes.		New stone wall around top of southern edge of quarry, replacement tree and understorey planting on new bunding, reinstatement of calcareous grassland on quarry floor.	High	Negligible	Indirect Adverse	Not Significant	
Special Landscape Area (east of Buxton) <b>Site lies within this area</b>	From High Peak Saved Local Plan Policies: The Special Landscape Area has a very high intrinsic quality because of the strength and variety of its scenery, with its steep slopes, undulation, woodland, patterns of hedgerow or boundary walls, areas of water and heritage features, and freedom from despoilation such as quarries and electricity pylons that detract from its quality.		New buildings, hardstanding, and access roads with associated engineering within existing, largely grassed quarry, removal and remodelling of tips; engineering works for access in Ashwood Dale existing transport corridor; change to characteristics of intrinsic quality through new development, within a relatively small Special Landscape Area.		New stone wall around top of southern edge of quarry, replacement tree and understorey planting on new bunding, reinstatement of calcareous grassland on quarry floor help to restore landscape elements.	Medium	Moderate	Direct Adverse	Moderately Significant	
National Landscape Character										
Character Area 52: White Peak <b>Site lies within this National Character Area</b>	<p><u>Published Source:</u> Countryside Agency (now Natural England) Countryside Character - The Character of England's Natural and Man-made Landscape, Volume 4: East Midlands.</p> <ul style="list-style-type: none"><li>Elevated limestone plateau dissected by steeply cut dales and gorges with rock outcrops, screes, and cave systems.</li><li>Long, narrow, shelter belts of broadleaved trees on high ground and along lead rakes with semi-natural broadleaved woodland along dale sides.</li><li>Clear, fast-flowing rivers and streams in some dales; others are dry or seasonal.</li><li>Nucleated villages and small towns connected by crest and valley roads.</li><li>Improved farmland for intensive dairy farming characterised by small narrow fields, often of medieval origin, around many villages and large rectangular fields away from the villages, formed by white, limestone, dry stone walls and walled up lead rakes (forming a combination of white walls and green grass).</li><li>Poorly vegetated dew ponds, common over the whole plateau, lined with concrete, limestone or clay.</li><li>Mosaic of herb-rich grassland, woodland and scrub along dales.</li><li>Lack of unifying style of architecture for buildings and settlements due to the availability of two dissimilar rock types, limestone and 'gritstone' used either singly or in combination in various parts of the area.</li><li>Large-scale limestone quarries creating major scars in limited places in an otherwise attractive landscape.</li><li>Long-disused workings for limestone and ores, particularly lead rakes, provide features rich in ecological, historical and cultural interest.</li><li>Features of special archaeological interest together with strong cultural heritage dating from the earliest prehistoric past.</li></ul>		New buildings, hardstanding, and access roads with associated engineering within existing, largely grassed quarry, removal and remodelling of tips; engineering works for access in Ashwood Dale existing transport corridor, within small part of large character area and does not adversely affect key characteristics.		New stone wall around top of southern edge of quarry, replacement tree and understorey planting on new bunding, reinstatement of calcareous grassland on quarry floor.	Medium - High	Slight	Direct Adverse	Not Significant	

Terminology for Landscape Impact:

Magnitude of Impact: Major, Moderate, Slight, Negligible, Neutral, No Change

Nature of Impact: Direct, Indirect

Impact Type: Adverse, Benefit, Neutral, No Impact

Sensitivity of Landscape Receptors: High, Medium-High, Medium, Low

Significance: Severe Significance, Significant, Moderately Significant, Not Significant

Appendix 2: Landscape Impact Table						
Landscape Character Area or Type	Baseline Description (Key Characteristics)	Description of Change (all time periods)	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact
Local Landscape Character Types/Areas						
Peak District National Park Landscape Character Type: Limestone Village  <b>Site lies within this Landscape Character Type</b>	<p><u>Published Source:</u> Peak District National Park Authority Landscape Character Assessment, March 2008.</p> <ul style="list-style-type: none"> <li>• A gently undulating plateau</li> <li>• Pastoral farmland enclosed by dry stone walls made from limestone</li> <li>• A repeating pattern of narrow strip fields originating from medieval open fields</li> <li>• Scattered boundary trees and tree groups around buildings</li> <li>• Discrete limestone villages and clusters of stone dwellings</li> <li>• Relict mine shafts and associated lead mining remains</li> <li>• Localised field dewponds</li> </ul> <p><u>Cooper Partnership Observations:</u></p> <ul style="list-style-type: none"> <li>• Landform and landscape character influenced by the presence of various quarries (eg. for limestone), including Cowdale Quarry, Ashwood Dale Quarry, Topley Pike Quarry and Tunstead Works quarry areas.</li> <li>• Visually significant woodland in adjacent Ashwood Dale (Limestone Dales and east of Cowdale Village).</li> </ul>	New buildings, hardstanding, and access roads with associated engineering within existing, largely grassed quarry, removal and remodelling of tips within largely contained site. Does not adversely affect key characteristics, but introduces new woodland and dry stone wall.	New stone wall around top of southern edge of quarry, replacement tree and understorey planting on new bunding, reinstatement of calcareous grassland on quarry floor.	Medium - High	Slight	Direct Adverse
Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures  <b>Site lies within this Landscape Character Type, which overlaps with Peak District National Park Landscape Character Type</b>	<p><u>Published Source:</u> High Peak Borough Council, Landscape Character Supplementary Planning Document, SPD5 March 2006.</p> <ul style="list-style-type: none"> <li>• Gently rolling upland plateau that are free draining due to the permeable nature of the limestone</li> <li>• Small shelter blocks of woodland and tree groups around farms and villages</li> <li>• Semi-natural habitats confined to dry stone walls and trees due to the dominant pastoral land use</li> <li>• Fields enclosed by a regular pattern of dry stone walls constructed from rough rubble, with some isolated field barns</li> <li>• Straight roads with wide verges, main routes dating back to Roman times</li> <li>• A settled landscape with villages, hamlets and isolated farmsteads</li> <li>• Simple and functional buildings with little detailing or ornamentation</li> <li>• Buildings have a distinctive form with a narrow frontage creating deep rectangular shaped properties</li> <li>• Rough rubble limestone walls with detailing limited to dressed gritstone lintels and sills</li> <li>• Roofs are generally dark slate with very shallow eaves and substantial chimneys</li> <li>• Some individual farmhouses are larger than other properties with more dressed stone and some modest detailing such as gable finials. These properties have a wide frontage and a shallow depth</li> <li>• Farm outbuildings are generally sited lower than the ridge of adjacent farmhouses</li> </ul>	New buildings, hardstanding, and access roads with associated engineering within existing, largely grassed quarry, removal and remodelling of tips within largely contained site. Does not adversely affect key characteristics, but introduces new woodland and dry stone wall.	New stone wall around top of southern edge of quarry, replacement tree and understorey planting on new bunding, reinstatement of calcareous grassland on quarry floor.	Medium - High	Slight	Direct Adverse

Terminology for Landscape Impact:

Magnitude of Impact:  
Nature of Impact:  
Impact Type:

Major, Moderate, Slight, Negligible, Neutral, No Change  
Direct, Indirect  
Adverse, Benefit, Neutral, No Impact

Sensitivity of Landscape Receptors:  
Significance:

High, Medium-High, Medium, Low  
Severe Significance, Significant, Moderately Significant, Not Significant



Appendix 2: Landscape Impact Table						
Landscape Character Area or Type	Baseline Description (Key Characteristics)	Description of Change (all time periods)	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact
	<p><u>Published Source:</u> The Landscape Character of Derbyshire, Derbyshire County Council.</p> <ul style="list-style-type: none"> <li>• A gently rolling upland plateau</li> <li>• Fine, silty brown soils (over silty, loess, Aeolian drift) over Carboniferous Limestone</li> <li>• Stock rearing on improved pasture</li> <li>• Limestone outcrops on hill summits and steeper slopes</li> <li>• Small shelter blocks of plantation woodland and tree groups around villages and farmsteads</li> <li>• Medium to large regular fields enclosed by dry stone walls with narrow strip fields around settlements</li> <li>• Straight roads with uniform verges</li> <li>• Small pits and hummocks in areas of historic lead mining</li> <li>• Nucleated limestone villages and isolated limestone farmsteads with slate roofs</li> <li>• Small isolated field barns</li> <li>• Open landscape with expansive views</li> </ul> <p><u>Cooper Partnership Observations:</u></p> <ul style="list-style-type: none"> <li>• Landform and landscape character influenced by the presence of various quarries (eg. for limestone), including Cowdale Quarry, Ashwood Dale Quarry, Topley Pike Quarry and Tunstead Works quarry areas.</li> <li>• Large-scale industrial sheds at the edges of Buxton (eg. Tongue Lane and Staden Lane), but outside the character type intrude into the traditional rural character, as do large-scale agricultural buildings.</li> </ul>					
<p>Derbyshire County Council Landscape Character Type: White Peak - Limestone Dales</p> <p><b>This Landscape Character Type includes River Wye valley, and A6 corridors to east of Buxton, and boundary of site: Landscape Character Type overlaps with Peak District National Park Landscape Character Type</b></p>	<p><u>Published Source:</u> The Landscape Character of Derbyshire, Derbyshire County Council and High Peak Borough Council, Landscape Character Supplementary Planning Document, SPD5 March 2006.</p> <ul style="list-style-type: none"> <li>• Very steeply sloping valley sides</li> <li>• Frequently bare rock outcrops and scree slopes</li> <li>• Very shallow loamy soils over carboniferous limestone</li> <li>• Blocks of ancient woodland</li> <li>• Areas of scrub dominated by hawthorn</li> <li>• Rough grazing by sheep in enclosures bounded by dry stone walls</li> </ul> <p><u>Cooper Partnership Observations:</u></p> <ul style="list-style-type: none"> <li>• Character of Ashwood Dale heavily influenced by presence of busy A6, the railway line, and overhead gantries, buildings and bridges associated with the operational Ashwood Dale Quarry.</li> </ul>	<p>Localised engineering works for access in Ashwood Dale existing transport corridor, including significant changes to rock face, removal of woodland and scrub in a dale influenced by transport and mineral extraction.</p>	<p>Reinstatement of herbaceous flora and scrub on new rockface of north-facing slope.</p>	Medium	Moderate	Direct Adverse
						Moderately Significant

Terminology for Landscape Impact:

Magnitude of Impact:  
Nature of Impact:  
Impact Type:

Major, Moderate, Slight, Negligible, Neutral, No Change  
Direct, Indirect  
Adverse, Benefit, Neutral, No Impact

Sensitivity of Landscape Receptors:  
Significance:

High, Medium-High, Medium, Low  
Severe Significance, Significant, Moderately Significant, Not Significant



## **Appendix 3: Visual Impact Table**

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Appendix 3: Visual Impact Table												
Viewpoint	Location	Approx. Distance to Application Site Boundary	Landscape Character Area of Viewpoint	Designation	Description of Baseline View	Type of View and Number of Users	Description of Change	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact	Significance of Impact
1	Public footpath 250m west of Bailey Flat Farm	0.8km, looking south	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Special Landscape Area  Public footpath	One of sequence of views along footpath, walking eastwards towards the farm. Local view across Cunning Dale and Ashwood Dale Quarry. Quarry floor within site seen either side of central spoil heap, with southern quarry wall on intermediate skyline. Buildings of Ashwood Dale Quarry visible in left of view. Peak District National Park forms skyline beyond.	Few to moderate number of walkers.	<u>During Construction:</u> Part removal of spoil heaps on quarry floor to accommodate new access road with associated vegetation loss, opening up view of main construction works within quarry.  <u>On Completion:</u> New bunding will largely screen new bottling plant.  15 Years After Planting: New tree and understorey planting on bunding, and new woodland planting by western corner of quarry, will soften views of the southern quarry face and further integrate the proposals into their landscape setting.	Bunding on southern edge of quarry floor with new screen planting.	Medium  Medium  Medium	Moderate  Slight  Negligible	Short-term Adverse  Medium-term Adverse  Long-term Adverse	Moderately Significant  Not Significant  Not Significant
2	Tim Lodge, Redgap Lane	0.9km, looking south-west	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Edge of Peak District National Park  Public footpath	Local view across Ashwood Dale, Ashwood Dale Quarry and Cunning Dale.	Properties with proprietary interest in view and moderate number of walkers, few drivers.	<u>During Construction:</u> Part removal of spoil heaps on quarry floor to accommodate new access road with associated vegetation loss, opening up view of main construction works within quarry.  <u>On Completion:</u> New bunding will largely screen new bottling plant.  15 Years After Planting: New tree and understorey planting on bunding, and new woodland planting by western corner of quarry, will soften views of the southern quarry face and further integrate the proposals into their landscape setting.	Bunding on southern edge of quarry floor with new screen planting.	High  High  High	Moderate  Slight  Negligible	Short-term Adverse  Medium-term Adverse  Long-term Adverse	Significant  Moderately Significant  Not Significant
3	South-east of Tim Lodge, Redgap Lane	1km, looking south-west	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Margin of Peak District National Park  Public footpath	Local view across Cunning Dale and Ashwood Dale Quarry in midground to Cowdale Quarry and rising land with Special Landscape Area on intermediate skyline and Peak District National Park on distant skyline. Ashwood Dale Quarry buildings visible. Small sections of Cowdale Quarry floor and central spoil heap visible.	Moderate number of walkers, few drivers.	<u>During Construction:</u> Part removal of spoil heaps on quarry floor to accommodate new access road with associated vegetation loss, opening up view of main construction works within quarry.  <u>On Completion:</u> Reinstated spoil heaps/bunding will screen new bottling plant.  15 Years After Planting: New tree and understorey planting on bunding, and new woodland planting by western corner of quarry, will soften views of the southern quarry face and further integrate the proposals into their landscape setting.	Bunding on southern edge of quarry floor with new screen planting.	High  High  High	Moderate  Slight  Negligible	Short-term Adverse  Medium-term Adverse  Long-term Adverse	Significant  Moderately Significant  Not Significant

Notes:

- Viewpoints 1-7 and 9 inclusive are original Delta Architects viewpoints.
- Viewpoints 8a and 8b are substituted Cooper Partnership viewpoints.

Terminology for Visual Impact:

Type of View: Glimpsed, Open, Oblique, Framed, Filtered  
Number of Viewers: Few, Moderate, Many  
Sensitivity of Visual Receptor: High, Medium-High, Medium, Low  
Magnitude of Impact: Major, Moderate, Slight, Negligible, Neutral, No Change

Nature of Impact: Long-term, Medium-term, Short-term, Direct, Indirect  
Impact Type: Adverse, Benefit, Neutral, No Impact  
Significance: Severe Significance, Significant, Moderately Significant, Not Significant

Appendix 3: Visual Impact Table												
Viewpoint	Location	Approx. Distance to Application Site Boundary	Landscape Character Area of Viewpoint	Designation	Description of Baseline View	Type of View and Number of Users	Description of Change	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact	Significance of Impact
4	Quarry access track, by Swallow House, edge of Cowdale Village	0.15km, looking west	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Boundary of Special Landscape Area/Peak District National Park	Private, local view across field and top of quarry to housing at edge of Buxton. Parts of spoil heaps and quarry floor visible below rock face of quarry walls. Route of Midshires Way visible along southern edge of quarry, with rising farmland around Staden/Slade Hill Farm, with trees on skyline seen behind.  Degraded landscape with farmland.	Property with proprietary interest in view.	<u>During Construction:</u> View of a narrow section of the spoil heaps to be removed and reinstated to accommodate the access road, with loss of associated vegetation, and construction works for bottling plant and new heritage centre.  <u>On Completion:</u> New dry stone boundary wall will screen views of the proposals, and represent a traditional feature in the landscape.  15 Years After Planting: New woodland planting between the edge of the quarry and the access track will largely screen the view of the southern quarry wall and eastern/tallest spoil heap in the centre of the view. Planting designed to retain and frame views to south-west, but openness of view will be reduced.	New 1.5m dry stone wall along southern quarry boundary; woodland planting.	High	Moderate	Short-term Adverse	Significant
5	Cowdale Lane, to south of village	0.4km, looking north-west	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Boundary of Special Landscape Area/Peak District National Park	Local view across farmland and village to operational Ashwood Dale Quarry on far side of Ashwood Dale, with newly exposed rock face. Land rising in Special Landscape Area seen beyond, with Peak District National Park on skyline. Higher land around Staden and Slade Hill Farm visible in left of view. Edge of Buxton in midground.  Just glimpse of top of central spoil heap within quarry site.	Few - moderate number of walkers and drivers near village.	<u>During Construction:</u> Glimpses of construction activities associated with the new road construction and removal of spoil heaps and construction of bunding.	New 1.5m dry stone wall along southern quarry boundary.	Medium	Slight	Short-term Adverse	Not Significant
							<u>On Completion:</u> Loss of a little vegetation and remodelled spoil heap discernible.		Medium	Negligible	Medium-term Adverse	Not Significant
							15 Years After Planting: New woodland planting adjacent to the A6, and western and eastern quarry margins will further integrate the proposals into their landscape setting.		Medium	Negligible	Long-term Adverse	Not Significant
6	Midshires Way, where route passes close to southern site boundary (and landform allows view into quarry)	0.015km, looking north	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Special Landscape Area  Long distance footpath	Local view looking down towards spoil heaps in quarry site, set against higher quarry walls of operational Ashwood Dale Quarry on opposite side of A6 - processing building of operational quarry seen above, with rising land in Special Landscape Area.	Moderate number of walkers.	<u>During Construction:</u> View of a narrow section of the spoil heaps to be removed and reinstated to accommodate the access road, with loss of associated vegetation; construction of access road in cutting.  <u>On Completion:</u> View of new dry stone boundary wall, which will also screen most of Ashwood Dale Quarry and create the appearance of a more rural landscape without manmade features.  15 Years After Planting: New woodland planting adjacent to the eastern quarry edge will visually extend the woodland by Cowdale.	New 1.5m dry stone wall along southern quarry boundary.	Medium - High	Slight	Short-term Adverse	Not Significant
									Medium - High	Moderate	Medium-term Benefit	Moderately Significant
									Medium - High	Moderate	Long-term Benefit	Moderately Significant

Notes:

- Viewpoints 1-7 and 9 inclusive are original Delta Architects viewpoints.
- Viewpoints 8a and 8b are substituted Cooper Partnership viewpoints.

Terminology for Visual Impact:

Type of View: Glimpsed, Open, Oblique, Framed, Filtered  
Number of Viewers: Few, Moderate, Many  
Sensitivity of Visual Receptor: High, Medium-High, Medium, Low  
Magnitude of Impact: Major, Moderate, Slight, Negligible, Neutral, No Change

Nature of Impact: Long-term, Medium-term, Short-term, Direct, Indirect  
Impact Type: Adverse, Benefit, Neutral, No Impact  
Significance: Severe Significance, Significant, Moderately Significant, Not Significant

Appendix 3: Visual Impact Table												
Viewpoint	Location	Approx. Distance to Application Site Boundary	Landscape Character Area of Viewpoint	Designation	Description of Baseline View	Type of View and Number of Users	Description of Change	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact	Significance of Impact
7	Footpath by Staden Farm	0.25km, looking north-east	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	Special Landscape Area  Public footpath	Local view across fields to top of spoil heaps within quarry site, seen against higher quarry walls and operational activities of Ashwood Dale Quarry on opposite side of A6. Urban edge of Buxton visible in left of view, and Cowdale village to right with Peak District National Park on skyline.	Few to moderate number of pedestrians.	<u>During Construction:</u> Partial view of removal of central spoil heap to accommodate new road; construction works at eastern end of building possibly visible.  <u>On Completion:</u> Loss of vegetation on part remodelled spoil heaps; new boundary dry stone wall, eastern end of bottling plant and other structures possibly visible.  <u>15 Years After Planting:</u> New tree and understorey planting on bunding, and new woodland planting adjacent to western and eastern margins of quarry will soften appearance of existing quarry and potentially Ashwood Quarry in the landscape.	New 1.5m dry stone wall along southern quarry boundary; new planting.	Medium  Medium  Medium	Slight  Slight  Slight	Short-term Adverse  Medium-term Adverse  Long-term Benefit	Not Significant  Not Significant  Not Significant
8A	Opposite existing A6 layby to west of proposed entrance	0.2km, looking south-east	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Limestone Dales (Ashwood Dale)	Special Landscape Area	Local view to proposed new access from A6. Existing rock face with natural fissure and ledges, covered by ferns, lichen, self-sown trees; behind grass verge, which forms north-facing side of Ashwood Dale.  Further left of view, the canalised section of the River Wye can be seen below the road, set back behind a low stone wall, with the south-facing slope of Ashwood Dale and the mineral railway behind.	High number of drivers.	<u>During Construction:</u> New site entrance with removal of sections of existing rockface to accommodate sightlines; construction traffic.  <u>On Completion:</u> New rock face either side of site entrance, with loss of vegetation to accommodate associated sightlines; additional road surface and markings, street furniture etc.  <u>15 Years After Planting:</u> Establishment of herbaceous/scrub flora on new rock face either side of site access will soften appearance.	Reinstatement of herbaceous/scrub flora on new rock faces.	Low  Low  Low	Major  Major  Moderate	Short-term Adverse  Medium-term Adverse  Long-term Adverse	Not Significant  Not Significant  Not Significant

Notes:

- Viewpoints 1-7 and 9 inclusive are original Delta Architects viewpoints.
- Viewpoints 8a and 8b are substituted Cooper Partnership viewpoints.

Terminology for Visual Impact:

Type of View:

Number of Viewers:

Sensitivity of Visual Receptor:

Magnitude of Impact:

Glimpsed, Open, Oblique, Framed, Filtered

Few, Moderate, Many

High, Medium-High, Medium, Low

Major, Moderate, Slight, Negligible, Neutral, No Change

Nature of Impact:

Impact Type:

Significance:

Long-term, Medium-term, Short-term, Direct, Indirect

Adverse, Benefit, Neutral, No Impact

Severe Significance, Significant, Moderately Significant, Not Significant

Appendix 3: Visual Impact Table												
Viewpoint	Location	Approx. Distance to Application Site Boundary	Landscape Character Area of Viewpoint	Designation	Description of Baseline View	Type of View and Number of Users	Description of Change	Mitigation	Sensitivity of Receptor	Magnitude of Impact	Nature and Type of Impact	Significance of Impact
8B	Opposite former Cowdale Quarry access on A6	0.015km, looking south-east	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Limestone Dales (Ashwood Dale)	Special Landscape Area	Local view to proposed new access location off A6. Existing rock face with natural fissure and ledges, covered by ferns, lichen, self-sown trees; behind grass verge, which forms north-facing side of Ashwood Dale. Cycle of vegetation clearance for safety reasons adjacent to A6.  From this viewpoint, the river is screened by the stone wall.	High number of drivers.	<u>During Construction:</u> New site entrance, with removal of sections of existing rockface to accommodate sightlines; removal of vegetation and slope to construct layby near furthest bend; construction traffic.  <u>On Completion:</u> New slopes and rock faces either side of site entrance, with loss of vegetation to accommodate associated sightlines; views to additional road surface and markings, street furniture, etc. New slopes and rock face and loss of vegetation for layby, with possible oblique views through remaining trees to southern rock face on access road.  <u>15 Years After Planting:</u> Establishment of herbaceous/scrub flora and natural weathering on rock faces will soften appearance, and be in character with revegetating slopes and rock faces as a result of highway maintenance. New highway infrastructure remains.	Reinstatement of herbaceous/scrub flora on slopes and new rock faces.	Low	Major	Short-term Adverse	Not Significant
									Low	Major	Medium-term Adverse	Not Significant
									Low	Moderate	Long-term Adverse	Not Significant
9	Tongue Lane adjacent to southern edge of Ashwood Dale Quarry	0.5km, looking south-east	Peak District National Park Landscape Character Type: Limestone Village Farmlands  Derbyshire County Council Landscape Character Type: White Peak - Plateau Pastures	On boundary of Special Landscape Area  Permitted access route delineated.	Local view from defined access route diverted by extension to Ashwood Dale Quarry, looking across active quarry and A6/Ashwood Vale to north-facing wall of Cowdale Quarry; rising land around Staden. Cowdale village visible to left, below wooded skyline and edge of National Park.	Few walkers.	<u>During Construction:</u> Removal of some of existing spoil heaps to accommodate the new access road will open up views into the central part of the quarry, and provide glimpses of the main construction works.  <u>On Completion:</u> Glimpse of part of taller roof, and remodelled spoil heap with associated tree loss.  <u>15 Years After Planting:</u> New tree and understorey planting on the bunding will soften views of the existing southern quarry wall and filter views of roof.	Bunding adjacent to A6, with new planting.	Medium	Slight - Moderate	Short-term Adverse	Moderately Significant
									Medium	Slight	Medium-term Adverse	Not Significant
									Medium	Negligible	Long-term Adverse	Not Significant

Notes:

- Viewpoints 1-7 and 9 inclusive are original Delta Architects viewpoints.
- Viewpoints 8a and 8b are substituted Cooper Partnership viewpoints.

Terminology for Visual Impact:

Type of View:

Number of Viewers:

Sensitivity of Visual Receptor:

Magnitude of Impact:

Glimpsed, Open, Oblique, Framed, Filtered

Few, Moderate, Many

High, Medium-High, Medium, Low

Major, Moderate, Slight, Negligible, Neutral, No Change

Nature of Impact:

Impact Type:

Significance:

Long-term, Medium-term, Short-term, Direct, Indirect

Adverse, Benefit, Neutral, No Impact

Severe Significance, Significant, Moderately Significant, Not Significant

## Appendix 4: Plans

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## **Appendix 5: Viewpoints 1-9**

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