



Minerals Recovery Statement

at

**Kings Copse Avenue, Hedge End, Southampton,
Hampshire SO30 2SZ**

for

Eastleigh Borough Council

**Reference: 22023/MRS Rev I.0
July 2025**

Control Document

Project

Kings Copse Avenue, Hedge End, Southampton, Hampshire SO30 2SZ

Document Type

Minerals Recovery Statement

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Final

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This is not a valid document for use in the design of the project unless it is titled Final in the document status box.

Current regulations and good practice were used in the preparation of this report. The recommendations given in this report must be reviewed by an appropriately qualified person at the time of preparation of the scheme design to ensure that any recommendations given remain valid in light of changes in regulation and practice, or additional information obtained regarding the site.



Commission

This document comprises the Minerals Recovery Statement (MRS) and sets out the methodology for the proposed works. General site data is recorded below:

Commission Record	
Client	Eastleigh Borough Council
Site Name	Kings Copse Avenue, Hedge End, Southampton, Hampshire SO30 2SZ
Grid Reference	449863 112028
Soils Limited Quotation Ref	Q30115 dated 18 th June 2025
Clients Purchase Order	PO-70576 dated 26 th June 2025

The record of revision is presented below:

Record Of Revisions		
Revision	Date	Reason
1.0	July 2025	Original to the Client

Note: The latest revised document supersedes all previous revisions of the MRS produced by Soils Limited.

Documents associated with this development that must be referred to are given below.

Record Of Associated Documents				
Reference	Type	Date	Creator	
22023/MSR	Minerals Safeguarding Report	Jul 25	Soils Limited	
21876/MIR	Main Investigation Report	Jun 25	Soils Limited	
21876/PIR	Desk Study	Jun 25	Soils Limited	
AKSW-XX-XX-DR-C-9300_PO2	Proposed Development	Dec 24	AKS Ward Construction Consultants	
22-148 0001 Rev P01	Site Location Plan	Feb 24	mh Architects	

Caveats

Soils Limited are of the understanding that all reasonable skill and care were taken during the whole investigation to assess possible contaminants extent and distribution across the site, and within the time constraints applied by the project, it should be appreciated that uncertainties may occur owing to the natural variability of soil material within a defined area or as a result of unknowns that are associated with contaminated land assessment in general. The site conditions may be different from that indicated by the site investigations, particularly on a site with a history of past development. No responsibility can be accepted should such conditions alter the recommendations made in this report.

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Section I Introduction

I.1 Objective of Investigation

This Minerals Recovery Method Statement has been prepared following the Minerals Safeguarding Report Ref: 22023/MSR dated July 2025, prepared by Soils Limited. The purpose of this document is to outline the procedures for safeguarding and utilising viable minerals recovered during the construction process.

To ensure compliance with regulatory requirements, this will be conducted following an overall Material Management Plan (MMP) and the Definition of Waste: Code of Practice (DoW:CoP) as an alternative to Environmental Permits or Waste Exemptions.

The DoW:CoP enables the direct transfer and reuse of clean naturally occurring soil materials between sites and the reuse of both contaminated/uncontaminated materials on their site of origin and between sites within defined Cluster projects. The key objectives are:

- To ensure the efficient recovery and beneficial use of minerals generated during site development.
- To record and report the quantity of minerals recovered and reused on-site or off-site.
- To comply with the requirements of the Local Planning Authority (LPA) and the Mineral Planning Authority (MPA).

I.2 Location

The site was located at Kings Copse Avenue, Hedge End, Southampton, Hampshire SO30 2SZ and has an approximate O.S Land Ranger Grid Reference of 449863 112028.

The site location plan is given in Figure 1.

I.3 Proposed Development

The proposed development was for a new housing estate comprising 200No. residential dwellings, including a mixture of two-storey houses and four-storey blocks of residential flats. The proposal was to include hard landscaping in the form of car park spaces, access roads and pavements and soft landscaping in the form of residential gardens.

In compiling this report, reliance was placed on drawing number AKSW-XX-XX-DR-C-9300_PO2, dated December 2024 and prepared by AKS Ward Construction Consultants. The recommendations provided within this report are made exclusively in relation to the scheme outlined above and must not be applied to any other scheme without further consultation with Soils Limited. Soils Limited must be notified about any change or deviation from the scheme outlined.

Development plans provided by the Client are presented in Appendix A.

I.4 Geology

According to the site investigation report ref:21876/MIR dated June 2025, prepared by Soils Limited, the site is underlain by Topsoil, which overlies relatively minor amounts of the Whitecliff Sand Member at two isolated locations near the site boundaries, and mostly the London Clay Formation.

I.4.1 Topsoil

The Topsoil typically comprised firm, dark brown, slightly sandy, slightly gravelly, silty CLAY to very clayey SILT to greyish brown, slightly silty, slightly clayey, fine to medium SAND. Gravel was subangular to subrounded, fine to coarse flint. Abundant rootlets were noted.

I.4.2 Whitecliff Sand Member

The Whitecliff Sand Member stratum typically comprised a greyish brown, slightly clayey slightly gravelly fine to medium SAND with occasional rootlets. Gravel is subangular to subrounded fine to medium flint.

I.4.3 London Clay Formation

The London Clay Formation bedrock typically comprised stiff to very stiff, dark brownish grey, mottled grey, slightly sandy, slightly silty CLAY with occasional shell fragments. Sand was fine. A band of greyish brown, slightly clayey, subangular to subrounded, fine to coarse GRAVEL of septarian nodules was encountered in WS5 from 3.20m to 3.45m bgl.

Section 2 Mineral Recovery Method Statement

2.1 Site Assessment and Mineral Potential

A Minerals Safeguarding Report Ref: 22023/MSR, dated July 2025, prepared by Soils Limited, has identified the limited presence of the Whitecliff Sand Member in two isolated borehole locations across the site, which are not sufficient for economical extractions. However, during development, where feasible, site-won materials should be retained and reused within the project according to this Mineral Recovery Statement.

The site comprised 6.96ha of land on the eastern side of Kings Copse Avenue and Tanhouse Lane and falls within the River Hamble County Park estate.

Based on the site investigation undertaken, overburden comprising Topsoil is anticipated to an average thickness of 0.35m, which was calculated to result in the removal of 24,360m³ over the whole site.

Within a limited extent of “sand”, circa 1.20m in depth, identified in two boreholes, estimated with a radius of 20m between other exploratory holes, there is an estimated recoverable resource of 3,015m³. However, this is unlikely to be recovered as pure sand in the circumstances and, within a limited extent, a recovery of potentially only 40-50% of viable material could be estimated at 1,206m³ to 1,507m³.

2.2 Methods for Safeguarding and Recovery

The following measures will be implemented to safeguard and maximise the recovery of minerals during the site development/construction phases:

2.2.1 Excavation and Segregation

- Topsoil and subsoil will be stripped and stored separately to prevent contamination.
- Mineral-rich materials e.g. sands and gravels will be excavated, segregated, and stockpiled for processing.

2.2.2 Screening and Processing

- Appropriate equipment such as a screening plant will be used to process recovered minerals to meet the required specifications. This plant must be capable of separating materials by size, removing impurities, and ensuring that the final product is suitable for its intended use.
- Oversized or unsuitable materials will be separated and handled appropriately. This process will entail:
 - Initial Screening: Materials will first be passed through a vibrating or rotating screen, or equivalent, to separate fines and undersized materials from larger particles.
 - Crushing: Oversized materials that exceed the desired particle size but are otherwise suitable for processing will be directed to a crusher. Jaw

crushers or impact crushers may be used to reduce their size so they can be reintroduced into the screening process.

- **Waste Sorting:** Materials identified as unsuitable (e.g., contaminated, non-mineral waste, foreign objects, or degraded materials) will be removed during this stage. These will be sorted for proper disposal or further evaluation, depending on site-specific protocols.
- **Stockpiling and Storage:** Rejected materials may be temporarily stockpiled in designated areas with appropriate containment to prevent environmental contamination or dust generation. Signage and tracking logs will be maintained.
- **Recycling or Disposal:** Where feasible, non-conforming materials will be recycled or repurposed for other construction or restoration applications (e.g. backfilling, landscaping). Otherwise, materials will be transported to licensed waste management facilities in compliance with local regulations.
- **Documentation and Monitoring:** All handling of oversized and unsuitable materials will be documented as part of the site's quality assurance procedures. This ensures traceability and supports environmental compliance.

2.3 Stockpiling and Storage

- Designated areas will be established for stockpiling and screening recoverable materials.
- Stockpiles will be managed to prevent contamination and degradation.

2.3.1 Covering:

Stockpiles will be covered using appropriate materials (e.g., tarpaulins, geosynthetic sheeting, or temporary shelters) to protect against:

- Rainfall infiltration, which could lead to leaching or alteration of mineral properties.
- Dust suppression, minimizing wind-blown loss and air quality impacts.
- UV degradation, particularly for organic-rich or sensitive materials.

2.3.2 Containment:

- Constructed on impermeable or lined surfaces to prevent seepage of contaminants into the soil or groundwater.
- Bunds or berms will surround stockpile bases to capture any runoff or leachate.
- Drainage systems (e.g., sumps, collection trenches) will be installed to control surface water flow and prevent cross-contamination.
- Segregation of materials to avoid mixing of ore types, waste, or deleterious substances.

2.4 Beneficial Use of Recovered Minerals

Recovered minerals will be put to beneficial use complying with the DoW:CoP as follows:

- On-site Use:
 - Use of recovered aggregates for road construction, ground levelling, and other infrastructure.
 - Incorporation into landscaping and reinstatement works.
- Off-site Use:
 - Surplus materials that cannot be used on-site will be transported to authorised facilities for reuse in other construction projects.
 - Opportunities for supplying materials to local construction sites or infrastructure projects will be explored.

2.5 Monitoring, Recording, and Reporting

Works undertaken must be recorded with records retained up to 10 years.

2.5.1 Data Collection and Recording

- A record of the quantity and type of minerals recovered during excavation will be maintained.
- The data will include:
 - Volume/tonnage of type of materials recovered.
 - Volume reused on-site.
 - Volume transported off-site and the destination.

2.5.2 Reporting to the LPA / MPA

- A detailed report summarising the quantity of minerals recovered, and their usage will be submitted to the LPA / MPA at agreed intervals in line with their requirements.
- The report will include:
 - A summary of materials recovered.
 - Breakdown of materials reused or disposed of.
 - Any relevant supporting documentation as required by the LPA / MPA.

2.6 Compliance and Review

- The Minerals Recovery Method Statement will be reviewed periodically to ensure compliance with planning conditions.
- Any changes to the recovery process will be communicated to the LPA and MPA in advance.

2.7 Conclusion

This Minerals Recovery Method Statement outlines the strategy for safeguarding and beneficially using viable minerals recovered during the construction process. By

implementing this strategy, the project will contribute to sustainable construction practices and meet the requirements of the Local and Mineral Planning Authorities.

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Appendix A Information Provided by the Client



Figure I – Site Location Map

Job Number 22023	Project Kings Copse Avenue, Hedge End, Southampton, Hampshire, SO30 2SZ
Client Eastleigh Borough Council	Date July 2025



Figure 2 – Aerial Photograph

Job Number

22023

Project

Kings Copse Avenue, Hedge End, Southampton, Hampshire, SO30 2SZ

Client

Eastleigh Borough Council

Date

July 2025

Appendix A Information Provided by the Client



Client Approval					
X	A - Approved				
X	B - Approved with comments				
X	C - Do not use				
Rev.	Revision Note/Purpose of Issue	Drw By	Date	Chk By	Date
A	Issued for Information (First Issue)	MW	16.11.23	HJG	16.11.23



Client

Eastleigh Borough Council

Job title

Kings Copse Avenue

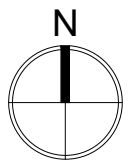
Drawing title

Site
Location
Plan

Drawn	Date		Checked		Date		Scale at A1	
JDM	FEB 24		HJG		FEB 24		1:1250	
Job No.	Pro.	Org.	Zone	Level	Type	Role	No.	Rev.
22-148	KCA	MHA	ZZ	XX	DR	A	0001	P01
Purpose of Issue								

Purpose of issue

PRE APPLICATION



Licence number LIG0975
Location Plan 1:1250 @ A1
10 0 10 20 30 40 50 100m
1:1250