



Thursday, 19 November 2020

Planning Team A

Dorset Council

County Hall Colliton Park

Dorchester

DT1 1XJ

by-email

**Planning Application: Minerals and Waste WP/20/00692/DCC**

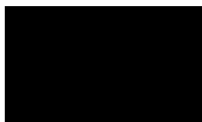
b-side is a not for profit arts and culture Community Interest Company based on the Isle of Portland with strong local and international recognition.

b-side is embedded in the community and attracts public funding and other income to Portland that supports jobs and training opportunities for young people, promotes health and wellbeing, educates and informs about local history and environment and contributes to the local economy. b-side is an Arts Council England national portfolio organisation. Our biennial festival attracts thousands of visitors to South Dorset.

Underpinning our work is the practice of Geotourism as defined by National Geographic as “tourism that sustains or enhances the distinctive geographical character of a place – its environment, heritage, aesthetics, culture and the well-being of its residents.” This approach is valued by national and international partners and collaborators. We have been working with communities, businesses and organisations on the Island and further afield for 10 years.

Portland is a multilayered landscape defined by remarkable sites of natural diversity and different levels of human development and application of the landscapes related to its location and geology. It is a unique and special place but its beauty is too often overlooked due to a perception that it is an industrial landscape based on the domination of quarrying in the past. Many of these former quarries have now been successfully re-wilded as habitats for rare insect and plant species and in themselves have now become a tourist attraction. With increased recognition of Portland's historical and environmental assets and associated recent investment, Portland is on the cusp of greatly enhanced and forward thinking cultural and environmentally sustainable tourism development.

Human environmental impact and the climate crisis requires an urgent global, community and individual response. As policies of growth and the impact of climate change collide, the opportunities to develop a sustainable community are challenged. We believe there is a way forward that supports economic growth on Portland but that harmonises Portland's industry with tourism in a way that benefits residents and the environment.





Whilst we understand the need for environmentally sustainable secure and safe waste disposal and a need to create new jobs on Portland having given careful consideration to the application for planning permission for an incinerator we find ourselves having to **object strongly** to it.

The basis for our objection is drawn from our involvement with the local community, partnerships with local businesses and our unique relationship with the landscape and physical environment of Portland.

We **OBJECT** to this planning application for the following reasons:

**1. Impact on the special landscape and UNESCO World Heritage Site**

It would have a detrimental effect on the landscape of the Island, the settings of the Jurassic Coast UNESCO World Heritage Site and of the Dorset Area of Outstanding Natural Beauty, and the settings of heritage assets such as Portland Castle, Sandsfoot Castle and the Portland Conservation Areas. This would seriously damage the area's visitor economy.

Consequently the application is not compliant with: Jurassic Coast Partnership Plan 2020-2025 Strategic Aim 1 and Regulation Policies 2 and 4; IM Policy 3; Strategic Aims 2 and 4; Waste Plan 2019 inv Policy 14; Local Plan Strategic Objectives 'will have special regard to the conservation of the area's natural beauty'; LP ENV1, ENV2 'over-riding policy consideration'; NPPF 172, 173

The site may technically be a brown field site in an industrial area but this fails to describe its value to local ecology and its historic context related to Portland's military and quarrying industries, It contains numerous 19th century (and earlier) structures and their ancestry.

The site forms a key part of the Jurassic coast within the context of the World Heritage Site designated area.

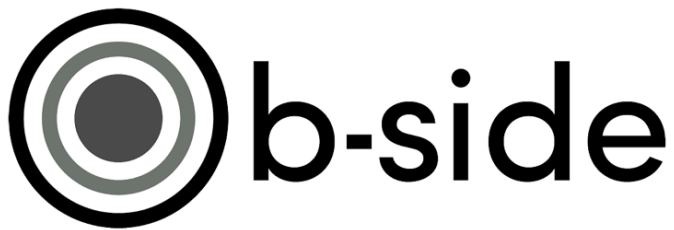
b-side knows how much the combination of the incredible landscape and the rich economic and social history of Portland is admired by artists, historians, ecologists and those involved in arts, heritage and culture from across the world. It attracts them to South Dorset. This is too precious to put at risk.

**2. Economic impact on tourism**

The development would be detrimental to tourism which is very important to the local economy, and its future.

Portland's unique and special limestone landscape includes multiple historic sites, incredible biodiversity and thriving outdoor pursuits businesses. As a growing tourism attraction (exemplified by its popularity this summer 2020 even during the Covid crisis) the destination economy could be at the heart of Portland's future.

The proposed incinerator would make Portland less attractive to visitors and hence undermine that future and the investment of public and private funding and huge volunteer input that is supporting the promotion, protection and enhancement of this special environment.



The relatively small amount of jobs created by the proposed development is potentially outweighed by the potential job losses due to adverse impact on other businesses related to tourism and outdoor activities and the loss of future jobs and related economic growth.

### 3. Traffic issues

The local road network is not suitable for or able to cope with the increased generation of vehicle movements, particularly of articulated lorries of about 25-tonne capacity. Counts of articulated lorries by the Stop Portland Waste Incinerator campaign suggest an increase in such movements of 133% at Foords Corner, already a bottleneck and with three schools in the immediate vicinity; and of 200% at Castletown, a narrow residential street with businesses and shops.

An increase in heavy goods vehicle traffic movement would be detrimental to local residents and businesses, the local environment, and in every likelihood would reduce tourist visits to Portland.

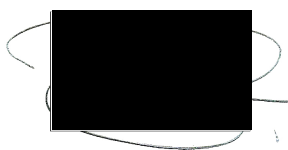
The application is, therefore, not compliant with: Dorset Councils and BCP Waste Plan 2019 Policies 3 and 4, and see e.g. 3.16, 9.15, 9.20.

### 4. Planning conditions

Whilst b-side hopes that the application is rejected should it be approved we would urge the following conditions be part of the permission:

- any development of structures would have to be sensitive to the site and not obtrusive so avoiding blighting the landscape and sight horizons
- traffic movements be controlled by time restrictions, numbers and size of vehicles and routes
- a local stakeholder group be established to monitor the impact of the incinerator operations
- strict limits on emissions in line with best international practice be applied, enforced, and monitored, and the results of such monitoring be shared with the local community
- public access to historic features in the vicinity and wider site area and reinstatement of the public footpath that runs through it is facilitated.
- the applicant be required to make an initial and then subsequent contributions to local community and cultural projects

Yours truly,



Rocca Holly-Nambi, Director, b-side

On behalf of b-side CIC

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