



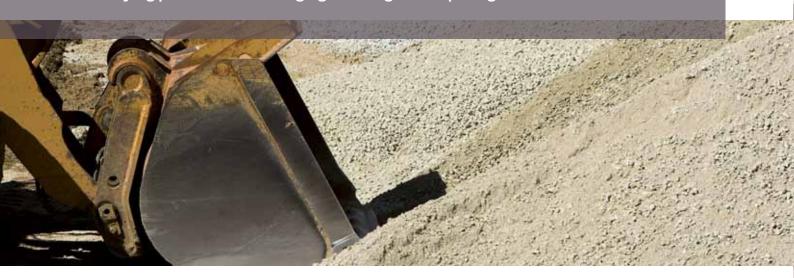
The Property People

Minerals and Waste Management

carterjonas.co.uk

Minerals and Waste Management

Our specialist Minerals and Waste Management Team can provide expert advice on how best to develop your assets to ensure that you achieve the maximum return from your property. This may be through unlocking the latent value of mineral resources or identifying potential for managing, treating and disposing of waste.



Development appraisal and identifying potential requires imaginative thinking by people who can come up with innovative and creative proposals. Our highly skilled team of property professionals has a proven track record in unlocking full development value.

By drawing on our experience and well-developed negotiation skills, we can ensure you have the competitive advantage, both financially and contractually.

Securing planning permission for development is an increasingly complex and sensitive area. We are committed to helping our clients obtain the necessary consents and permits that satisfy environmental and policy constraints with the minimum of compromise.

To ensure accurate valuation of property, our team maintain an in-depth and up-to-date knowledge of the marketplace and keep abreast of business, political and social issues, so ensuring that our clients can have total confidence in reported value.

Our clients

The type of clients we work for include:

- mineral extraction companies
- waste management facility operators (landfill, recycling, treatment, energy from landfill gas, combined heat and power)
- heavy materials manufacturers and processors, including brick, tile and concrete producers
- land owners, including private individuals, institutional, schools and colleges, and charitable trusts
- local authorities
- banks



Our services

Management

- Careful site management on behalf of the landowner to ensure compliance with lease and planning requirements
- Accurate monitoring of extraction volumes and assessment of client royalty payments
- Client accounting for royalty receipts and site rents

Development appraisal

- Early identification of development potential
- Desktop geological and planning studies
- Detailed planning appraisals
- On-site physical resource testing

Negotiation for acquisition, disposal and lease

- Preparation of terms for lease, licence or sale
- Negotiation of royalties or capital sums
- Sales of minerals, waste and industrial properties

Planning

- Strategic advice in respect of development control policies
- Planning appraisals for minerals and waste management projects
- Preparation of planning applications for minerals and waste management facilities
- Environmental assessments
- Planning appeals and inquiries
- Advice on and negotiation of planning obligations
- Footpath diversions

Valuation

- Red Book valuations for all forms of minerals, waste and industrial properties
- Valuations for loan security, sale, company accounts, takeover,
 Capital Gains Tax, insurance, stock market flotation
- Informal valuation advice for internal discussion purposes

Non-domestic Rating

- Appeals and negotiation with Mineral and District Valuers
- Rateable Value assessments for development proposals
- Full client accounting, bill checking and void application service through dedicated rates clerk team
- Site inspections and measurements for rating purposes

Dispute Resolution and Expert Witness

- Provision of Expert Witness reports for court proceedings
- Advice on the sterilisation of minerals or waste assets through public works or statutory undertakings
- Negotiation of compensation claims
- Advice in respect of Mining Code
- Representation at Lands Tribuna

Contact:





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Paul is a Chartered Minerals Surveyor and Head of the Carter Jonas Minerals and Waste Management Team. He advises on a wide variety of issues relating to minerals and waste management developments, specialising in the identification, appraisal, acquisition and planning of such sites and the provision of advice on rating and valuation. He is experienced in long term strategic advice on large minerals and waste portfolios and is actively involved throughout the UK advising on a range of developments in the industry.





Paul Clarke Senior Associate
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Paul is a Chartered Minerals Surveyor and Chartered Environmentalist advising on negotiation and management of leases and licences, valuations of minerals/waste interests, the acquisition and disposal of interests and planning issues with regard to quarrying and waste management operations. He also has experience in assessing and identifying potential mineral prospects, advancing these through the development plan system on behalf of landowners and mineral operators.

hrewsbury



Mary Davies Minerals & Waste Surveyor 01939 210126 mary.davies@carterjonas.co.uk

Mary is a Chartered Minerals Surveyor advising on the management of minerals and waste interests, including site prospecting and appraisal, the negotiation of leases and licenses and general management of mineral and waste properties. She also has experience in the valuation of mineral and waste assets and advises operators on rating throughout the UK.