



PLANNING CONSULTATION RESPONSE

Application No	2026/0596
Proposal	(RETROSPECTIVE) Change of use from Class E to Hot Food Takeaway (Use Class Sui Generis) including installation of extraction equipment.
Address	1 Peel Street, Barnsley, S70 2RA
Date of Consultation Reply	27 th August 2026
Consultee	Highways DC

Consultation Assessment and Justification

The site is located on Peel Street in Barnsley town centre and as such has good pedestrian and cycle access, it is within comfortable walking distance of Barnsley Interchange as well as the many services and amenities within the town centre. The site is therefore considered to be in a sustainable location which complies with NPPF 9 Promoting Sustainable Transport policies and Barnsley Local Plan (January 2019) Policy T3 New Development and Sustainable Travel.

The site has no off-street parking provision and none is proposed; within the vicinity of the site there are other hot food takeaways and eating establishments along with public houses/bars and retail stores, the vast majority of which also have no off-street parking provision which is typical of the town centre location. Notwithstanding this, the proposed change of use from a Florists (Use Class E) to a Hot Food Takeaway does not result in an increased parking requirement.

The site is positioned on the corner of Peel Street and Graham's Orchard and sits within a signalised junction; there are parking restrictions (double yellow lines) in place in and around the junction and along the entire length of Graham's Orchard due to its narrow carriageway width. However, Peel Street does have a significant amount of on-street parking available along the site side of the road as well as a loading bay approx. 12m from the site which would allow the proposed Takeaway to be adequately serviced.

In view of the above, it is considered that the proposals would not result in an unacceptable impact on highway safety, nor would the residual cumulative impact on the road network be severe. As such, I do not wish to raise an objection from a highways point of view.

NO OBJECTION

Consultation Suggested Conditions:

No specific highways related conditions are deemed necessary.

Consultation Informative(s):

No specific highways related informative notes are deemed necessary.

Planning Obligations required:

—