



**Growth and Sustainability
Regeneration and Culture
Planning and Building Control**

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My Ref: 2022/0182 & 2021/1007
Your Ref:
Date: 02/09/2024
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Dear Joe

**Details of condition 3 (full engineering, drainage, street lighting and constructional details of the street intended for highway adoption) of application 2021/1007 - Erection of 3no. buildings for industrial (class E(g)(iii)/B2) or storage and distribution (class B8) use with associated spur road, yards, parking, landscaping and drainage infrastructure (Reserved matters of outline planning permission 2019/1573 for Phase 2A.1 seeking approval of appearance, landscaping, layout and scale) .
Gateway 36, Phase 2a, Land south of Dearne Valley Parkway, Hoyland, Barnsley**

I refer to the discharge of condition application relating to referenced above and to the document submitted in support:

- Proposed Levels Plan ref. Y20112-D100-REV15
- Proposed Drainage Layout s1of3 ref. Y20112-D200-REV9
- Proposed Drainage Layout s2of3 ref. Y20112-D201-REV9
- Proposed Drainage Layout s3of3 ref. Y20112-D202-REV12
- Manhole Schedules ref. Y20112-D205-REV2
- Access Road Longsection ref. Y20112-D300-REV4
- Proposed Road Cross Sections ref. Y20112-D301-REV3
- Section 38 Highway Details ref. Y20112-D700-REV1
- Proposed Street Lighting ref. Y20112-LTG-5000
- Lighting Design Report - Y20112
- Lighting Design Roadway Report - Y20112
- Lighting Designers' Hazard Analysis and Risk Assessment - Y20112

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Condition 3 states:

No construction of the streets proposed for highway adoption including accesses shall be commenced until full engineering, drainage, street lighting and constructional details of these have been submitted to and approved in writing by the LPA. The development shall, thereafter, be constructed in accordance with the approved details.

Notwithstanding the wording of the condition states "street intended for highway adoption", officers of BMBC Highways have confirmed that the stretch of road in question is to remain private (not adopted by the highway authority), and as such have no objection to the proposals set out on the plans above relating to Phase 2a only.

It has been confirmed therefore that condition 3 relating to Phase 2a only, can be discharged.

Yours sincerely

A handwritten signature in black ink, consisting of a stylized 'G' followed by a horizontal line.

For and on behalf of:
Garry Hildersley
Head of Planning and Building Control
www.barnsley.gov.uk/developmentmanagement