

Our Ref: MW/jd

4 December 2006

Barnsley Metropolitan Borough Council
Planning & Transportation Service
Central Offices
Kendray Street
Barnsley
S70 2TN

F.A.O. Bob Merryweather

Dear Sirs

**Re: Residential Development at Former Wombwell Foundry, Hough Lane,
Wombwell, Barnsley – Planning Ref: 2005/1783 (Outline) & 2005/1980 (RM)**

Further to the receipt of planning approval referenced above, please find attached, additional details and information to discharge the conditions on the approvals.

Outline Approval Ref: 2005/1783

Condition 1

Complied with.

Condition 2

All submitted and approved with reserved matters.

Condition 3

Acknowledged and agreed. This plan forms part of the Section 106 Agreement.

Condition 4

Foul and surface water details were submitted as part of the reserved matters application, however I enclose further details to ensure current drawings are on file.

Condition 5

Visibility splays as prescribed in this condition, have been adhered to and are shown on the approved site layout attached.

Condition 6

Acknowledged and agreed.

Continued/...

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Condition 7

Details for existing highway improvement works to Hough Lane to facilitate safe access to the site have been submitted in accordance with this condition and agreed as part of a Section 278.

Condition 8

A contract for a road sweeper has been commissioned on a daily basis. This will be monitored on site by the site manager and adjusted accordingly to suit weather conditions.

Condition 9

Please find attached, plan ref: 2461/600 which shows areas for the parking of all employees vehicles and storage areas.

Condition 10

Please find attached, plan ref: 2461/600 which shows the siting of sales and parking for staff and customers visiting the site.

Condition 11

To follow.

Condition 12

Please find attached, plan ref: 2461/600 which shows means of access for construction traffic.

Condition 13

Please find attached, phasing plan for the development listed on drawing ref:2461/600.

Condition 14

All highway and construction details have been submitted previously for approval. I enclose a further set for approval.

Condition 15

Acknowledged and agreed. Part of this sewer will be diverted as shown on the reserved matters application.

Condition 16

Acknowledged. Please refer to drainage scheme submitted with reserved matters application.

Condition 17

Acknowledged and agreed.

Condition 18

Acknowledged and agreed.

Continued/...

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Condition 19

Please find enclosed, a complete consolidated Geo-environmental Investigation Report and Specification for Remediation Works Report. A Validation Report will be completed soon.

Condition 20

An assessment of the pond to the south of the site for Great Crested Newts was submitted as part of the reserved matters application and concluded that the area was not suitable for such habitat and that no evidence of habitat was there now. Further copy of report enclosed.

Condition 21

The residual areas of land outside the development zone will be transferred to a Management Company as defined in schedule 2 of the Section 106 as signed.

Condition 22

A Noise Assessment Report was submitted with the reserved matters application and all mitigation measures recommended are shown on the approved site layout.

Condition 23

Please find attached, noise action plan highlighted on drawing ref:2461/600.

Condition 24

Acknowledged and agreed.

Condition 25

Acknowledged and agreed.

Condition 26

Please find attached, dust action plan highlighted on drawing ref:2461/600.

Reserved Matters Approval Ref: 2005/1980

Condition 1

I enclose a copy of the current site layout drawing (ref: 2461/01 Rev.E) which has been amended with minor alterations from the approved drawing revision C. Could you please confirm that these amendments are acceptable as a minor variation.

Condition 2

Please find attached, samples of external materials as described on the approved site layout.

Condition 3

Acknowledged and agreed.

Condition 4

Amended landscaping layout to be submitted subsequently.

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Condition 5

Acknowledged and agreed.

Condition 6

Please find attached, a complete consolidated Geo-environmental Investigation Report and Specification for Remediation Works Report. A Validation Report will be completed soon.

Conditions 7, 8, 9 & 10

Acknowledged and agreed.

Having submitted information for all conditions, could you please respond to confirm that each individual condition has been discharged in writing in a way that we can prove to plot purchasers' solicitors that all items on the planning permissions are resolved.

Yours faithfully

M. White

Senior Development Executive

Enc.