nineteen47
CHARTERED TOWN PLANNERS & URBAN DESIGNERS

BJ/03/n1982

Plann ng Development Management
Barnsley Metropol tan Borough Counc l
1 Westgate
Western Street
Barnsley
S70 2DR

15th November 2023

Dear S r/Madam,

Discharge Of Planning Conditions 7, 19, 25, 26 & 28 Pursuant to Planning Permission ref: 2023/0195 for Residential Development of 95no. Dwellings (Amended Plans) At Land North Of Barnburgh Lane, Goldthorpe.

n neteen47 are nstructed on behalf of Homes by honey to subm t the aforement oned d scharge of cond t ons appl cat on pursuant to the grant of 2023/0195.

A summary of the nformat on that s be ng subm tted as part of th s d scharge of cond t on appl cat on s prov ded below.

Cond t on 7

No development (including construction, land raising and demolition if required) shall be carried out other than in accordance with a Construction Environment Management Plan (CEMP) that is first submitted to, and approved in writing by, the local planning authority. The CEMP is expected to include measures to control noise and dust.

Reason: To reduce or remove adverse impacts on health and the quality of life, especially for people living and/or working nearby, in accordance with Local Plan Policy POLL.

Cond t on 19

No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to, and approved in writing by, the Local Planning Authority. The approved statement shall be adhered to throughout the construction period. The statement shall provide for:

i. The parking of vehicles of site operatives and visitors.
ii. Means of access for construction traffic including measures to prevent, so far as is reasonably practicable, the arrival/departure of construction traffic at school drop- off/pick-up times.
iii. Loading and unloading of plant and materials.
iv. Storage of plant and materials used in constructing the development.
v. Measures to prevent mud/debris being deposited on the public highway.
vi. Measures to minimise dust.

Reason: In the interests of highway safety in accordance with Local Plan Policy T4 New Development and Transport Safety and to reduce or remove adverse impacts on health and the quality of life, especially for people living and/or working nearby in accordance with Local Plan Policy POLL1.

Homes by Honey have provided a Construction Environmental Management Plan (CEMP) and associated Construction Management Plan to meet the requirements of both Condition 7 and Condition 19.

Condition 25

No development shall take place (including vegetation/site clearance) until a Precautionary Working Method Statement (PWMS) for amphibians, bats (including details regarding the soft felling of trees with bat roost potential) and small mammals has been submitted to and approved in writing by the Local Planning Authority. The PWMS will be completed by a suitably qualified ecologist and the approved PWMS shall be implemented in full according to the specified timescales, unless otherwise agreed in writing by the Local Planning Authority.

Reason: To conserve and enhance biodiversity in accordance with Local Plan BIO1 Biodiversity and Geo Diversity and the SPD's Biodiversity and Geodiversity, and Trees and Hedgerows.

In support of condition 25, BWB have prepared a Precautionary Working Method Statement (BLG-BWB-ZZ-XX-RP-LE-0005-PWMS.

Condition 26

A Biodiversity Enhancement Management Plan (BEMP), completed by a suitably qualified ecologist will be submitted to the Local Planning Authority prior to the commencement of works on site. The BEMP will include the following:

- *A recent landscape plan detailing the location of mitigation works and the size of each habitat/linear feature to be enhanced and/or created;*
- *Management aims and prescriptions detailing the methods required to create and/or enhance each habitat/linear feature at the required quality for a period of 30 years;*
- *A timetable of delivery for each habitat/linear feature created and/or enhanced;*
- *A schedule of ecological monitoring for a minimum 30 year period, identifying when key indicators of habitat/linear feature maturity should be achieved;*
- *Details on the monitoring of habitats and linear features and the provision of a report, which shall be provided to the LPA on the 1st November of each year of monitoring (years one-three after creation, years five, ten and every ten years thereafter), which will assess the condition of all habitats and linear features created and/or enhanced and any necessary management or replacement/remediation measures required to deliver the Net Gain values set out in the BEMP;*
- *A schedule of actions to be undertaken in case signs of failing are identified; the schedules must include details of technique(s) to be used, equipment to be used, roles and relevant expertise of personnel and organisations involved and timing of actions including submission of monitoring report to the Council.*

Reason: To conserve and enhance biodiversity in accordance with Local Plan BIO1 Biodiversity and Geo Diversity and the SPD's Biodiversity and Geodiversity, and Trees and Hedgerows.

A Biodiversity Enhancement and Management Plan (BLG-BWB-ZZ-XX-RP-LE-0003_BEMP), prepared by BWB has been submitted to meet the requirements of condition 26.

Condition 28

Notwithstanding the submitted details, no development shall take place (including demolition, ground works and vegetation clearance) until a Construction Environmental Management Plan - Biodiversity (CEMP-B) has been submitted to and approved in writing by the local planning authority. The CEMP-B shall include, but not necessarily be limited to, the following:

- *Risk assessment of potentially damaging construction activities;*
- *Identification of 'biodiversity protection zones';*
- *Practical measures (both physical measures and sensitive working practices) to avoid or reduce impacts during construction (may be provided as a set of method statements);*
- *The location and timing of sensitive works to avoid harm to biodiversity features (e.g. daylight working hours only starting one hour after sunrise and ceasing one hour before sunset);*
- *Use of protective fences, exclusion barriers and warning signs, including advanced installation and maintenance during the construction period;*
- *The times during construction when specialists ecologists need to be present on site to oversee works;*
- *Responsible persons and lines of communication;*
- *The role and responsibilities on site of an Ecological Clerk of Works (ECoW) or similarly competent person(s);*

Reason: To conserve and enhance biodiversity in accordance with Local Plan BIO1 Biodiversity and Geo Diversity and the SPD's Biodiversity and Geodiversity, and Trees and Hedgerows.

BWB have prepared a Construct on Env ronmental Management Plan (B od vers ty) to sat sfy cond t on 28.

I trust that the nformat on prov ded s suff c ent for the purposes of d scharg ng the above cond t ons. However, please do not hes tate to contact me should you have any quer es.

Yours fa thfully

[redacted]

Beth Justice
Graduate Planner

[redacted]