



BARNSLEY
Metropolitan Borough Council

**Planning & Building Control Service
Development Management**

**Westgate Plaza
PO Box 603, Barnsley, S70 9FE
Head of Service: Joe Jenkinson**

Mr G Pardoe
Newlands Developments
Lumonics House Valley Drive
Swift Valley Industrial Estate
Rugby

Our ref: 2020/0647 and 2021ENQ00131
Your Ref: PP-09499951
Date: 8th April 2021
Enquiries to: Elaine Ward
Direct Dial: 01226 774731
Email: elaineward@barnsley.gov.uk

Dear Sir/Madam

APPLICATION SUBMITTED UNDER SECTION 96A OF THE TOWN AND COUNTRY PLANNING ACT (1990) AS AMENDED

NON-MATERIAL AMENDMENT APPLICATION TO PLANNING APPLICATION REF: 2020/0647HYBRID PLANNING APPLICATION FOR OUTLINE CONSENT FOR UP TO 71,515 SQ.M OF FLOORSPACE FOR EMPLOYMENT USES (USE CLASSES B1/B2/B8), AND DETAILED PERMISSION FOR 31,571 SQ.M OF B8, NEW LINK ROAD, EARTHWORKS AND DRAINAGE INFRASTRUCTURE

I refer to the above referenced application for a non-material amendment to planning permission reference 2020/0647. Amended plans have been submitted to support the non-material amendment application. The proposals comprise:

Alterations to the noise mitigation proposed by raising the height of the bund from 4m to 5m

The application states that the increase in height is recommended within the noise impact assessment to mitigate the potential adverse impact of the new link road and operational noise. It has been identified that a 5m bund would offer a better mitigation solution to the previously approved 4m bunding.

The noise impact assessment report demonstrates that there would be a decrease in noise levels at the Green Lane Farm receptor. With the barrier installed, no significant adverse effects are predicted to occur from traffic and operational noise associated with the proposed development. The application goes on to state that the installation of a 5m high barrier, reduces the predicted noise level from night-time operations to 3dB above the background sound level. It is therefore expected that over the night period, with the mitigation in place, there would be little to no adverse effect from the overall operational noise.

The proposals have been reviewed by the Environmental Health officer (Pollution Control) Regulatory Services who agrees that raising of the bund would further protect the nearby receptor. It is considered that these amendments will not alter the nature or scale of the original permission and the

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changes would not result in any development which lies outside of the description of development and does not contravene any conditions attached to the original permission.

Taking into account all the above I can confirm that your **non-material amendment is acceptable.**

As such, the following previously approved document/plans:

Noise Impact Assessment ref: VC-103201-EN-RP-0001

Will now be replaced with the following amended document/plans:

Noise Impact Assessment ref: VC-103201-EN-RP-0001 R.03

This decision letter only relates to the non-material amendment. It is not a reissue of the original decision notice for application 2020/0647 which still stands. The two documents should be read in conjunction.

Should you require anything further, please contact me again.

Yours sincerely

For and on behalf of:
Joe Jenkinson BA (Hons) MSc
Head of Planning and Building Control
www.barnsley.gov.uk/developmentmanagement