



YorkshireWater

**Head of Planning and Transportation
Service
Barnsley Metropolitan Borough Council
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**Yorkshire Water Services
Developer Services
Sewerage Technical Team
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Bradford
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**Your Ref: 2026/0040
Our Ref: B/00060**

9th February 2026

Dear Sir/Madam,

Schwabisch Gmund Way, Barnsley - (BARN) Variation of conditions 2 (Approved Drawing Schedule), 3 (Street Furniture and Signage Details), 5 (Parkour Area Details), 7 (Boundary Treatments), and 10 (Hard and Soft Landscaping) of planning application 2024/0475: Application for reserved matters relating to details pertaining layout, appearance, landscaping and scale of proposed activity park and associated buildings and infrastructure (relating to outline planning application 2022/0434)

Thank you for consulting Yorkshire Water regarding the above proposed development. We have the following comments:

Waste Water

Yorkshire Water has no objection to the variation of conditions 2 &10.

- 1.) On the Statutory Sewer Map, there is a 225mm diameter public combined and a 225mm public surface water sewer recorded to cross the site. It is essential that the presence of this infrastructure is taken into account in the design of the scheme.
 - a.) It may not be acceptable to raise or lower ground levels over the sewer and we will not accept any inspection chambers on the sewer to be built over.
 - b.) In this instance, Yorkshire Water would look for this matter to be controlled (by Requirement H4 of the Building Regulations 2010).





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- c.) There should be no new tree planting within 5 metres of the public sewer network
- d.) In this instance, it would appear that the public sewer is unlikely to be affected by building-over proposals, or landscaping proposals.

Yorkshire Water has no comment to make regarding the remaining conditions.

Yours faithfully

Reuben Thornton
Town Planning Team

