



YorkshireWater

**Head of Planning and Transportation
Service
Barnsley Metropolitan Borough Council
PO Box 604
Barnsley
S70 9FE**

**Yorkshire Water Services
Developer Services
Sewerage Technical Team
PO BOX 52
Bradford
BD3 7AY**

Tel: 0345 120 8482

**Email:
planningconsultation@yorkshirewater.co.uk**

**Your Ref: 2026/0263
Our Ref: B/01174**

5th August 2026

Dear Sir/Madam,

28 Tivy Dale Drive, Cawthorne, Barnsley - (BARN) Erection of a new dwelling following the demolition of the existing dwelling (custom/self-build)

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

Submitted Documents

1.) The submitted 'Drainage Strategy' 2189 prepared by July 2026, dated July 2026 is acceptable.

In summary, the report states that

- a.) Foul water will discharge to public combined water sewer
- b.) Sub-soil conditions do not support the use of soakaways
- c.) A watercourse is remote from the site.
- d.) Surface water will discharge to public combined water sewer via storage with restricted discharge of 1.8 litres/second.





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Foul Water

As our powers under the Water Industry Act are limited it is important to ensure explicit control over the approach to foul water disposal in any planning permission. As such foul water discharge as shown in the proposed drainage strategy is acceptable.

Surface Water

YWS encourages sustainable development, which includes ensuring appropriate surface water disposal to prevent unnecessary hydraulic loading. Volume arising from surface water flows can be many times greater than the foul flows from the same development. As a result they have the potential to use up a significant hydraulic capacity in our infrastructure. If we can minimise surface water flows entering the public sewer, we are able to significantly manage the impact of development on wastewater infrastructure and minimise the risk of flooding.

The National Planning Policy Framework (NPPF) sets out the principle of sustainable drainage, while the National Planning Practice Guidance (NPPG) and National Standards for Sustainable Drainage Systems (SuDS) establish a hierarchy for surface water disposal. This hierarchy prioritises 1. Rainwater harvesting (non-potable use) 2. Infiltration to ground 3. Discharge to above ground SW body 4. Discharge to SW sewer 5. Discharge to combined sewer. YWS seeks to promote this hierarchy in collaboration with Local Planning Authorities and developers to improve water quality and reduce flood risk. As such surface water discharge as shown in the proposed drainage strategy is acceptable.

Recommended Conditions: -

The development shall be carried out in accordance with the details shown on the submitted plan, "'Drainage Strategy' 2189 prepared by July 2026, dated July 2026", unless otherwise agreed in writing with the Local Planning Authority.

(In the interest of satisfactory and sustainable drainage)

Yours faithfully

Reuben Thornton
Town Planning Team

