



PLANNING CONSULTATION RESPONSE

Application No	2026/0606
Proposal	2026 0606 Reserved Matters 173 Dwellings Open Space & Infrastructure Pursuant to 2024 0122 Land North of Hemingfield Road Hemingfield
Address	Land North of Hemingfield Road Hemingfield
Date of Consultation Reply	040926
Consultee	Tony Wiles Senior Conservation Officer

Consultation Assessment and Justification

The main consideration is: -

- Whether or not the proposal would harm the heritage significance or impact on the setting of a designated asset or other asset of demonstrable heritage significance

Planning (Listed Buildings and Conservation Areas) Act 1990

Section 66 (1): The local planning authority shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest

Policy

NPPF HE4: Securing the conservation of heritage assets

NPPF HE5: Assessing effects on heritage assets

NPPF HE6: Proposals affecting designated heritage assets

Barnsley Local Plan HE1 The Historic Environment

Barnsley Local Plan HE3 Developments affecting Historic Buildings

Conservation Comments:

This reserved matters application follows outline application 2024/0122, which was subsequently considered at appeal under reference APP/R4408/W/25/3359, and the earlier pre-application submission 2023/ENQ/00437. At both pre-application and outline stage I raised no objection to the principle of development from a conservation perspective. As previously noted, the land was assessed for archaeological potential through the scoping exercise undertaken by Wessex Archaeology during preparation of the Local Plan. The outline application was accompanied by an archaeological desk-based assessment, which concluded that the archaeological potential of the site was moderate and of local to regional significance. A programme of further evaluation, comprising geophysical survey and trial trenching, was proposed to better understand the survival and extent of any archaeological features or deposits. I note that the appeal decision referred to archaeology, and I am also aware that Andrew Lines of the South Yorkshire Archaeology Service suggested the use of a two-part archaeological condition. A Written Scheme of Investigation was subsequently prepared, and the permission granted following the appeal included a condition requiring further mitigation and recording. I am not aware whether this matter has been fully resolved, but the South Yorkshire Archaeology Service will be best placed to comment on the current position.

In relation to above-ground heritage assets, including non-archaeological designated and non-designated assets, my position has remained consistent: the submitted proposals are unlikely to result in harm to the setting or significance of such assets. With regard to setting and potential



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impacts on designated heritage assets, and on non-designated assets including those on the Local List, I consider that any effects are likely to be minimal. The listed buildings at Lundhill Farm Mews lie approximately 500 metres to the east of the site ([NHLE 1286996](#) and [NHLE 1151171](#)). However, views between those listed buildings and the application site are not available, due to intervening modern residential development to the north and screening provided by mature trees. On that basis, the application site makes little contribution to the significance of those listed buildings through setting, and the proposed development would not result in harm to that setting. There are also highly graded Grade II* buildings, together with a Local List building, at Hemingfield Colliery approximately 700 metres to the south-west. Given the absence of intervisibility between the colliery site and the application site, the proposal would not materially affect the ability to appreciate the heritage significance of those assets. Overall, the impact on above-ground heritage assets would be slight to negligible and would fall well below the threshold at which heritage harm would be identified.

Having regard to the reserved matters, and to the previous consideration of archaeological and above-ground heritage matters, I have no further detailed conservation comments to make. Subject to any separate advice from the South Yorkshire Archaeology Service on the archaeological condition and associated mitigation, I raise no objection to this reserved matters application.

NO OBJECTION*

*Delete as applicable

Consultation Suggested Conditions:

Consultation Informative(s):

Planning Obligations required: