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Mr Andrew Burton
Senior Planning Officer
Development Management
Barnsley Metropolitan Borough Council
Development Services
PO Box 604
Barnsley
S70 9FE

24958/A3/LT/ck/ds

By Planning Portal Only

31st July 2015

Dear Andrew

RESERVED MATTERS PLANNING APPLICATION FOR THE LAYOUT, SCALE, APPEARANCE, LANDSCAPING AND INTERNAL ACCESS ARRANGEMENTS IN CONNECTION WITH THE ERECTION OF 174 DWELLINGS, AREAS OF OPEN SPACE AND ASSOCIATED INFRASTRUCTURE AND ANCILLARY WORKS PURSUANT TO OUTLINE PLANNING APPROVAL 2014/0452

We are instructed by Ben Baily Homes (Yorkshire) and Harworth Estates to submit a Reserved Matters Application for the development as detailed above. The application has been submitted today via the Planning Portal under the reference no. PP-04331344 and is supported by the following documents:

Document	Reference	Prepared By
Completed and signed Application Form	N/a	Barton Willmore
Ownership Certificates	N/a	Barton Willmore
Agricultural Land Declaration	N/a	Barton Willmore
Construction Phase Ecological Mitigation and Compensation Strategy	N/a	AccessEcology
Transport Statement	N/a	Development Planning Limited
Travel Plan	N/a	Development Planning Limited
Planning Statement inc Statement of Community Involvement	N/a	Barton Willmore
Design and Access Statement	N/a	STEN
Site Location Plan	1512.022	STEN
Planning Layout	1512.01.G	STEN
Materials Plan	1512.03	STEN
Street Scene	1512.04	STEN
Coloured Planning Layout	1512.CP	STEN
Knee rail fence	B.KRF.01	STEN
Estate railing	B.MER.01 - 1.2M	STEN
Pier & panel wall	B.PPW.01 - 1.8M	STEN
Post & rail divisional fence	B.PRD.01 - 0.9M	STEN
Timber screen fence	B.TSF.01 - 1.8M	STEN
Ashbury floor plans	ASHBURY-ASH.01.AS	STEN

bsi ISO 9001 Quality Management
FS 29637

Registered in England
Number: OC342692

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Ashbury floor plans	ASHBURY-ASH.01.OP	STEN
Ashbury elevations	ASHBURY-ASH.02.AS	STEN
Ashbury elevations	ASHBURY-ASH.02.OP	STEN
Coleford - Floor Plans	Coleford-COL.01.P	STEN
Coleford - Floor Plans	Coleford-COL.01.Q Coleford	STEN
Coleford - Floor Plans	Coleford-COL.01.T Coleford	STEN
Coleford – Elevations	Coleford-COL.02.P Coleford	STEN
Coleford – Elevations	Coleford-COL.02.Q Coleford	STEN
Coleford – Elevations	Coleford-COL.02.T Coleford	STEN
Cranford floor plans	Cranford-CDR.01.P	STEN
Cranford floor plans	Cranford-CDR.01.Q	STEN
Cranford elevations	Cranford-CDR.02.P	STEN
Cranford elevations	Cranford-CDR.02.Q	STEN
Thirston - Floor Plans (PAIR)	Thirston-THI.01.P	STEN
Thirston - Floor Plans (PAIR)	Thirston-THI.02.P	STEN
Thirston - Elevations (RENDER)	Thirston-THI.02.R	STEN
Hamilton elevations	Hamilton-HAM.02.P	STEN
Hamilton floor plans	Hamilton-HAN.01.P	STEN
Hanbury floor plans (as)	Hanbury-HAY.01.AS	STEN
Hanbury floor plans (op)	Hanbury-HAY.01.OP	STEN
Hanbury elevations (as)	Hanbury-HAY.02.AS	STEN
Hanbury elevations (as)	Hanbury-HAY.02.AS	STEN
Hanbury elevations (OP)	Hanbury-HAY.02.OP	STEN
Hanbury elevations Plot 28	Hanbury-HAY.02.OP.R	STEN
Kempton elevations	Kempton-KEM.02.T	STEN
Kempton floor plans	Kempton-KEN.01.T	STEN
Kilmington floor plans (detahced)	Kilmington-KIN.01.D	STEN
Kilmington floor plans (pair)	Kilmington-KIN.01.P	STEN
Kilmington elevations (detached)	Kilmington-KIN.02.D	STEN
Kilmington elevations (pair)	Kilmington-KIN.02.P	STEN
Morton floor plans	Morton-MON.01.AS	STEN
Morton floor plans	Morton-MON.01.OP	STEN
Morton elevations	Morton-MON.02.AS	STEN
Morton elevations	Morton-MON.02.OP	STEN
Norbury floor plans	Norbury-NOY.01.AS	STEN
Norbury floor plans	Norbury-NOY.01.OP	STEN
Norbury elevations	Norbury-NOY.02.AS	STEN
Norbury elevations - PLOTS 55 76 88 172	Norbury-NOY.02.AS.R	STEN
Norbury elevations	Norbury-NOY.02.OP	STEN
Norbury elevations - PLOT 77	Norbury-NOY.02.OP.R	STEN
Rosebury floor plans	Rosebury-ROY.01.AS	STEN
Rosebury floor plans	Rosebury-ROY.01.OP	STEN
Rosebury elevations	Rosebury-ROY.02.AS	STEN
Rosebury elevations	Rosebury-ROY.02.OP	STEN
Detailed Landscape Proposals (1 of 4)	2573/1 Rev B	Rosetta Landscape Design
Detailed Landscape Proposals (2 of 4)	2573/2 Rev B	Rosetta Landscape Design
Detailed Landscape Proposals (3 of 4)	2573/3 Rev B	Rosetta Landscape Design
Detailed Landscape Proposals (4 of 4)	2573/4 Rev B	Rosetta Landscape Design

Application Fee	N/a	A cheque to the sum of **£33,309** made payable to Barnsley Metropolitan Borough Council in respect of the relevant application fee will be hand delivered to the Councils offices today.

We trust that the enclosed package includes all of the documentation necessary for the prompt registration of the application. We look forward to your confirmation of this in the very near future. In the meantime, please do not hesitate to contact me should there be any queries.

Yours sincerely



LIAM TATE
Planner

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Cc: Sean Berry, Ben Bailey Homes
Duncan Armstrong-Payne, Harworth Estates

Enc. As detailed above