



**Planning and Building Control
Economic Regeneration - Place Directorate**
Barnsley Metropolitan Borough Council, PO Box 634, Barnsley, S70 9GG
DevelopmentManagement@barnsley.gov.uk
www.barnsley.gov.uk/services/planning-and-buildings

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Land to the North of Lundhill Road

Applicant Details

Name/Company

Title

Mr

First name

Joshua

Surname

Brodrick

Company Name

Miller Homes Yorkshire

Address

Address line 1

Lapwing House

Address line 2

Peel Avenue

Address line 3

Calder Park

Town/City

Wakefield

County

West Yorkshire

Country

United Kingdom

Postcode

WF2 7UA

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Variation of condition 20 (landscaping) of application 2022/0608 (development of 235no homes) to allow changes to number of trees felled and planted.

Reference number

2023-0523

Date of decision (date must be pre-application submission)

23/02/2024

Please state the condition number(s) to which this application relates

Condition number(s)

2, 6 & 7

Has the development already started?

☒ Yes

☐ No

If Yes, please state when the development was started (date must be pre-application submission)

31/10/2022

Has the development been completed?

☐ Yes

☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

☐ Yes

☒ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Condition 2 - Within four weeks of the date of this decision, plans to show the following levels shall be submitted to the Local Planning Authority for approval; finished floor levels of all buildings and structures; road levels; existing and finished ground levels. Thereafter the development shall proceed in accordance with the details approved by the LPA.

Reason: To enable the impact arising from need for any changes in level to be assessed and in accordance with Local Plan Policy D1, High Quality Design and Place Making.

Condition 6 - Within four weeks of the date of this decision, full engineering, drainage and street lighting and constructional details of the streets proposed for highway adoption shall be submitted to in writing to the LPA for approval. The development shall, thereafter, be constructed in accordance with the approved details.

Reason: To ensure that the internal streets are planned and approved in good time to a satisfactory standard for use by the public in the interests of highway safety in accordance with Local Plan Policy T4.

Condition 7 - Within four weeks of the date of this decision, details of a scheme of works to improve visibility at the junction of Lundhill Road with Park Street/Wath Road shall be submitted to in writing to the Local Planning Authority for approval. The works shall be completed in accordance with the details approved by the LPA and a timetable to be submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of safe, secure and convenient access and movement, in accordance with Local Plan Policy T4.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ No

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Miller Homes (Yorkshire)

Date

29/02/2024