

Planning and Development
PO Box 634
Barnsley
S70 9GG

23 March 2022

Our Ref: 20/5468

Dear Sir/Madam,

Application for approval of details reserved by Condition 4 of permission APP/E2530/W/20/324782 at Merkur Slots Ltd, Part Ground Floor, 15-19 Peel Street, Barnsley, S70 2RA

On behalf of Merkur Slots Ltd (previously known Cashino Gaming Ltd), please find enclosed a planning application to discharge the following condition attached to Decision Notice 2021/1700, which was approved on 06 January 2022:

Condition 4 - Before the use of the adult gaming centre commences, full details of the proposed screens that are to be displayed in the shopfront windows shall be submitted to and agreed in writing by the Local Planning Authority. The agreed details shall be fully implemented and thereafter retained.

A drawing which details the proposed shopfront elevation has been submitted detailing a proposed scheme of vinyl manifestations and shopfront detailing. The proposed measure includes the utilisation of tv screens in the unit's frontage and are appropriate in ensuring the premises is contributory to town centre vitality in both an aesthetic and economic sense.

Appeal decision ref: APP/N5090/W/21/3270129 has also been attached for reference alongside this covering letter. Paragraph 11 of the appeal decision is considered relevant in setting precedent for the determination of this application, and reads as follows:

"The Council contends that the proposed development would not create an active street frontage. However, this is not a determining factor as the policy sets out that community uses are expected to present active frontages. This requirement does not extend to other uses. Despite this, the appellant has indicated that the window display would include a television to create interest and activity. I am satisfied that this approach would create interest along the street frontage."

The integration of televisions into the shopfront was justified by our client through the perspective that moving imagery assists in stimulating aesthetic interest and activity within the window display, a perspective which was agreeable by the planning inspector.

Supporting documentation for the application is listed below, and is considered sufficient for enabling the discharge of condition 4 attached to decision notice 2021/1700. [REDACTED]

- Cover Letter
- Site Location Plan
- Drawing no. 999-PR-02 'Proposed Vinyl Manifestations and Shopfront Detail'

Directors
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- Decision Notice ref: 2021/1700
- Appeal Decision Notice ref: APP/N5090/W/21/3270129

[REDACTED]
[REDACTED] We trust the application is sufficient in approving the details reserved by condition 4 and await acknowledgement of the condition's discharge.

Yours sincerely,

[REDACTED]

Joseph Warren-McCoy

Assistant Planner

Planning Potential

Harrogate

Enc.