All new applications and amendments submitted between Monday 17th and Friday 21st February 2025 may incur a delay in being acknowledged, as our Planning system is being upgraded. We apologise for any inconvenience this may cause.

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

Land north of Shaw Lane

Address Line 2

Carlton

Address Line 3

Town/city

Barnsley

Postcode

S71 3HH

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

Easting (x)

437443

Northing (y)

410370

Description

Land north of Shaw Lane

Applicant Details

Name/Company

Title

First name

Surname

Countryside Properties (UK) Ltd

Company Name

Countryside Properties (UK) Ltd c/o Vistry West Yorkshire

Address

Address line 1

1 Redhall Avenue

Address line 2

Paragon Business Park

Address line 3

Town/City

Wakefield

County

West Yorkshire

Country

Postcode

WF1 2UL

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

-

Surname

Acanthus WSM

Company Name

Acanthus WSM Architects

Address

Address line 1

Studio 11

Address line 2

2 King Charles Street

Address line 3

Town/City

Leeds

County

Country

Postcode

LS1 6LS

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of the Proposal

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

Reserved matters application for residential development of 214 dwellings (C3 Use Class), with consideration of matters of appearance, layout, scale and landscaping, of outline application reference 2022/0115: Outline planning application for up to 215 dwellings with associated car parking/garages, landscaping, public open space including both equipped and non-equipped areas of play, SUDS and drainage, with details of a new vehicular access onto Shaw Lane. All other matters reserved at Land north of Shaw Lane, Carlton, Barnsley, S71 3HH

Reference number

2026/0285

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

06/11/2026

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

Condition number(s)

3 and 4

Has the development already started?

◯ 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

HYDRAULIC CALCULATIONS
ADOPTABLE DRAINAGE MANHOLE SCHEDULE
IMPERMEABLE AREA PLAN
FLOOD ROUTING PLAN
SECTIONS THROUGH BASINS
DETENTION BASIN DETAILS
HEADWALL CONSTRUCTION DETAILS
FLOW CONTROL DETAILS
S104 PLAN
Flood Risk Assessment & Drainage Strategy
DOC letter - Outline Condition 24 Discharge

Site Visit

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

- [x] Yes
- [ ] No

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

- [x] The agent
- [ ] The applicant
- [ ] Other person

Pre-application Advice

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

- [ ] Yes
- [x] 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.

- [x] I / We agree to the outlined declaration

Signed

- Acanthus WSM

Date

11/11/2026