



**Planning & Building Control Service
Development Management
Westgate Plaza
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Head of Service: Joe Jenkinson**

Mr H Robertshaw
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Our ref 2019/1573 and 2021/1006
Your Ref:
Date: 7th February 2022
Enquiries to: Elaine Ward
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Dear Sir/Madam

Details of condition 35 (on plot landscaping), condition 36 (on plot landscape management plan), and condition 44 (on plot provision for bicycle and motorised vehicle access, parking and turning areas) of planning permission 2019/1573 - Hybrid planning application for a development up to 102,193sqm of employment uses (use classes B1/B2 and B8) and associated works including provision of internal access roads, drainage and landscaping, a) Outline with all matters reserved apart from means of access; and b) full application for associated earthworks and creation of access points including new roundabout to access Local Plan allocation site ES15.

Phase 2A.1 area only

Land to the north and south of Dearne Valley Parkway, Hoyland, Barnsley

I refer to the Discharge of Condition application referenced above for Phase 2a only, and to the following documentation has been submitted in support of this discharge of condition application. These documents have also been submitted and approved as part of reserved matters submission 2021/1007:

Location Plan ref. 12006-2 (P)100C
Proposed site plan ref. 12006-2 (P)111J
Detailed site plan-Plot 1 ref. 12006-2 (P)112G
Detailed site plan-Plot 2 ref. 12006-2 (P)113F
Detailed site plan-Plot 3 ref. 12006-2 (P)114G
Landscape Plan [Plots 1-3] ref. 12006-2-VL_L01E
Landscape Plan [Plots 1] ref. 12006-2-VL_L02E
Landscape Plan [Plots 2] ref. 12006-2-VL_L03E
Landscape Plan [Plots 3] ref. 12006-2-VL_L04E
Proposed Levels Plan ref. Y20112-D100-REV8
Proposed Drainage Layout s1of3 ref. Y20112-D200 rev.2
Proposed Drainage Layout s2of3 ref. Y20112-D201 rev.2
Proposed Drainage Layout s3of3 ref. Y20112-D202 rev.2
Landscape Specification ref. 12006-2-VL_L05
Landscape Maintenance & Management Plan ref. 12006-2-VL-R01A



These planning conditions were requested by the Forestry Officer and Highways Officer at the planning application stage who have now reviewed the submitted documentation and confirmed that the documents are satisfactory.

I am happy to confirm therefore that **condition 35 (on plot landscaping), condition 36 (on plot landscape management plan), and condition 44 (on plot provision for bicycle and motorised vehicle access, parking and turning areas)** for Phase 2a only can be discharged.

It is anticipated that details relating to remaining areas are expected to be submitted in two further phases as part of the submission of reserved matters application for the related development phases (i.e. Phase 2A.2, 2B and Phase 3).

Yours sincerely

Elaine Ward

For and on behalf of:
Joe Jenkinson BA (Hons) MSc
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