



**Planning & Building Control Service
Development Management
Westgate Plaza
PO Box 603, Barnsley, S70 9FE
Head of Service: Joe Jenkinson**

Ms K Hulse
Cushman & Wakefield
St Paul's House
23 Park Square South
Leeds LS1 2ND

Our ref 2020/0999 & 2021/ENQ/00210
Your Ref:
Date: 29th June 2022
Enquiries to: Elaine Ward
Direct Dial: 01226 774731
Email: elaineward@barnsley.gov.uk

Dear Sir/Madam

APPLICATION SUBMITTED UNDER SECTION 96A OF THE TOWN AND COUNTRY PLANNING ACT (1990) AS AMENDED

Non material amendment of planning permission 2020/0999 (Earthworks to create plateaus for the creation of football pitches and an archery range and associated changing facilities, vehicular access, car parking, drainage works and boundary treatments) to vary trigger points of condition 14 (submission of hedgerow and fence details), condition 18 (scheme for landscaping works), and proposed new condition 28 (provision of fence details)

Land to the east of Sheffield Road Hoyland

I refer to the above referenced application for a non-material amendment to planning permission reference 2020/0999.

Since planning permission 2020/0999 was granted, the Councils plans for the site have progressed. It is anticipated that the Council will be taking on some of the responsibilities of the site, and intend to seek planning approval for enhanced facilities at the Parkside site over and above what was approved by planning permission 2020/0999. These are detailed in a Cabinet Report of 23rd March 2022. As a result the applicant has proposed amendments to the following conditions to reflect the above:

Original condition 14 states:

On commencement of development a scheme shall be submitted for the provision of a hedgerow and fence in the location identified on approved plan ref 4400-SP02 P5. The scheme shall comprise a hedgerow planted as a double staggered row at 20cm centres. Species shall comprise 60-70% hawthorn/blackthorn and 30% of a mix of hornbeam, fruit and holly or other suitable native species. Standard trees of native species shall be placed every 30m. The hedgerow shall be fenced on both sides with chickenwire or other suitable rabbit proof barrier and affixed to wooden posts with 3 stand high tensile wires. Once approved, the scheme shall be implemented prior to the occupation of the site

CUSTOMER
SERVICE
EXCELLENCE



Proposed wording of condition 14:

Prior to the intended use of the site as permitted by this planning approval a scheme shall be submitted for the provision of a hedgerow and fence in the location identified on approved plan ref 4400-SP02 P5. The scheme shall comprise a hedgerow planted as a double staggered row at 20cm centre. Species shall comprise 60-70% hawthorn/blackthorn and 30% of a mix of hornbeam, fruit and holly or other suitable native species. Standard trees of native species shall be placed every 30m. the hedgerow shall be fenced on both sides with chicken wire or other suitable rabbit proof barrier and affixed to wooden posts with 3 stand high tensile wires. Once approved, the scheme shall be implemented prior to the occupation of the site

Original wording of condition 18

Upon commencement of development, full details of soft landscaping works, including details of the species, positions and planted heights of proposed trees and hedges; together with details of the position and condition of any existing trees and hedgerows to be retained shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the approved scheme shall be implemented in full in prior to commencement of use.

Proposed wording of condition 18

Prior to the installation of the landscaping works, full details of soft landscaping works, including details of the species, positions and planted heights of proposed trees and hedges; together with the details of the position and condition of any existing trees and hedgerows to be retained shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the approved scheme shall be implemented in full prior to commencement of use as permitted by this planning approval.

As the archery facility will be delivered ahead of the playing pitches and other enhanced facilities, a new condition is suggested that enables the (football) ball stop fencing to be delivered prior to the archery facilities being brought into use.

28. Prior to the installation of the ball stop fence works, the details of the fence, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the approved scheme shall be implemented in full prior to the commencement of use of the archery facilities.

Reason: For the safety of spectators and as a ball stop barrier, in accordance with Local Plan Policy D1 Design.

It is considered that these amendments will not alter the nature or scale of the original permission and the changes would not result in any development which lies outside of the description of development and does not contravene any conditions attached to the original permission.

The following consultees have reviewed the proposed amendments and have no objections: Forestry Officer (verbal comments only), Biodiversity Officer, Sport England.

Taking into account all the above the **non-material amendment is acceptable.**

This decision letter only relates to the non-material amendment. It is not a reissue of the original decision notice for application 2020/0999 which still stands.

Yours sincerely

Elaine Ward

For and on behalf of:
Joe Jenkinson BA (Hons) MSc
Head of Planning and Building Control
www.barnsley.gov.uk/developmentmanagement