BARNSLEY
Metropolitan Borough Council

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 reserved matters following outline approval.
Town and Country Planning (Development Management Procedure) (England) Order 2015

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.

1. Site Address

Number	
Suffix	
Property name	Land at Low Valley Farm
Address line 1	Pitt Street
Address line 2	Darfield
Address line 3	
Town/city	Barnsley
Postcode	S73 9PY

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

Easting (x)	440544
Northing (y)	404094

Description

Private land which benefits from outline planning permission for 107 homes.

2. Applicant Details

Title	
First name	
Surname	C/O Agent
Company name	Barratt Homes Yorkshire West Division
Address line 1	Paul Butler
Address line 2	PB Planning
Address line 3	PO BOX 778
Town/city	York
Country	

2. Applicant Details

Postcode	YO1 0LT

Are you an agent acting on behalf of the applicant? (•) Yes ( ) No

Primary number	
Secondary number	
Fax number	
Email address	

3. Agent Details

Title	
First name	Paul
Surname	Butler
Company name	PB Planning
Address line 1	PO Box 778
Address line 2	
Address line 3	
Town/city	York
Country	United Kingdom
Postcode	YO1 0LT
Primary number	
Secondary number	
Fax number	
Email	

4. Development Description

Please indicate all those reserved matters for which approval is being sought

- [x] Access
- [x] Appearance
- [x] Landscaping
- [x] Layout
- [x] Scale

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

Outline planning application for a residential development of up to 107 dwellings including internal circulation roads, structural planting and landscaping, an attenuation basin, a children's play area and a footpath. All matters reserved except the location of the vehicular access

Reference number	2019/1117

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

09/03/2021

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

4. Development Description

Development of 104 homes, structural planting and landscaping, an attenuation basin, a children's play area and associated infrastructure – including the provision of details to satisfy conditions 3, 7 & 14 of the outline planning permission.

The outline planning application was not an environment impact assessment application.

Has the work already started? ○ Yes ◉ No

5. Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

Please see enclosed Application Cover Letter

Please list all drawing numbers submitted with this application for approval

Please see enclosed Application Cover Letter

If applicable, please state the reasons for any changes to the original drawings

N/A

6. 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

7. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? ○ Yes ◉ No

8. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent. ○ Yes ◉ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

9. Declaration

I/we hereby apply for planning permission/consent as described in this form 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. ☑

Date (cannot be pre-application) 16/04/2021