

12<sup>th</sup> December 2025

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Development Management  
Barnsley MBC  
Planning and Transportation  
PO Box 604  
Barnsley  
South Yorkshire  
S70 9FE**

Dear Mr Hood,

Re.

**Application Number - 2025/0166 - Land off Ben Bank Road**

**Discharge of Pre-Commencement Condition 11 – Continuous Water Supply, Dust Suppression and Contaminated Land Risk**

In accordance with Condition 1 pre-commencement requirements, we confirm the following:

- A continuous water supply will be available on site prior to the commencement of works and maintained throughout the development.
- During groundworks and construction, the risks to workers, neighbours and other off-site receptors will be managed and mitigated.

To ensure the above the measures to be implemented are as follows:

**1. Provision of Continuous Water Supply**

- A dedicated metered mains water connection will be established to serve the construction site. This connection is to be installed by Yorkshire Water.
- Until this mains water connection is established by Yorkshire Water: To enable both the groundworks required to bring this mains connection to the site and the commencement of the development groundworks, a water bowser will be utilised as required.
- In addition, temporary use of a neighbour's external garden tap has been agreed and will be used as necessary to ensure continuous water availability. The location of this garden tap in relation to the site is shown on the attached plan.
- This supply strategy ensures that adequate water provision is available at all stages of pre-commencement and construction activity.

**2. Methods for Dampening Down the Site**

To minimise airborne dust and ensure good environmental management, the following methods will be employed:

- Regular dampening of working areas, access routes, and material stockpiles as required using hose lines.
- Water spray applications during periods of high dust generation or dry/windy weather.

- Dampening of demolition, excavation, or soil-moving activities to suppress dust at source.
- Ongoing monitoring of site and weather conditions, with dust-suppression frequency adjusted as needed.
- Site management oversight to ensure operatives adhere to the approved dust-suppression regime.

### **3. During Groundworks and Construction**

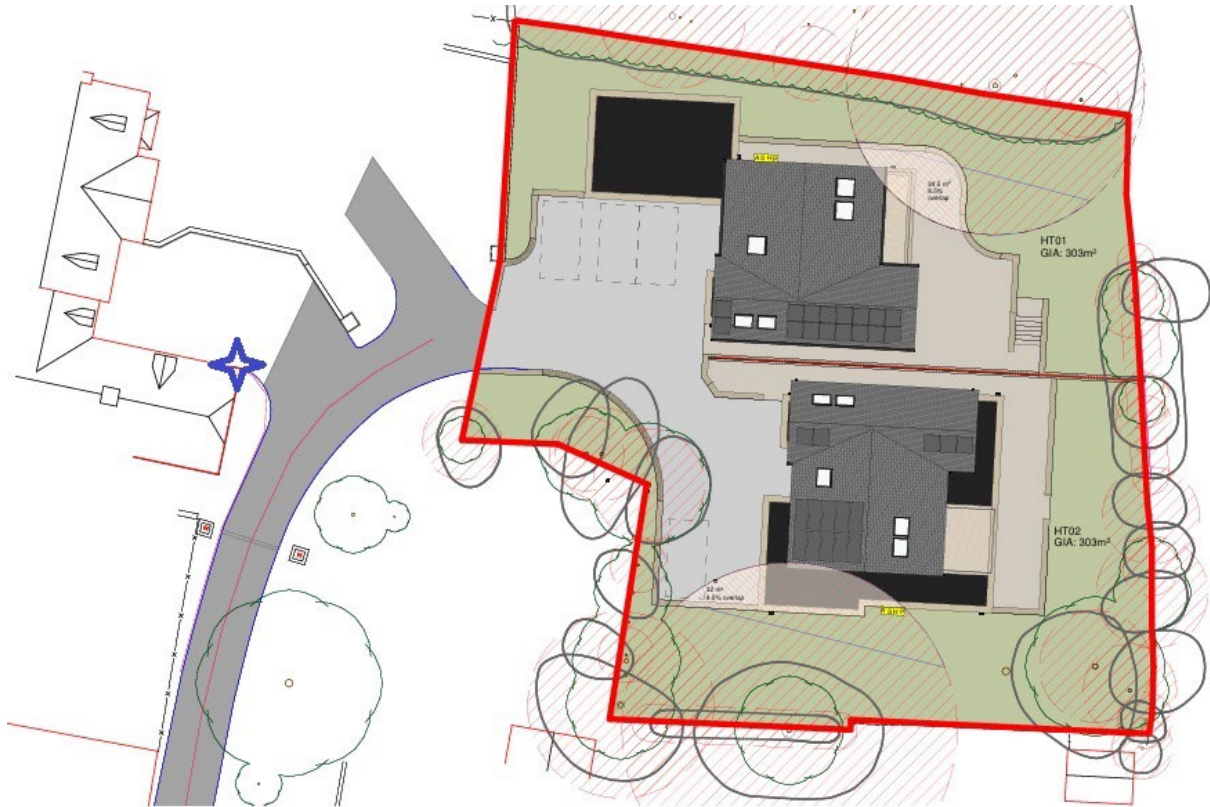
The Contractor's Health and Safety Plan and site-specific Method Statements will include the following elements relating to the safe handling of potentially contaminated soils and dust management:

- Site operatives at all levels will be made aware of the hazards associated with working with potentially contaminated soils.
- Personal hygiene facilities (including washing and mess facilities) will be provided, and site operatives will be encouraged to use them regularly.
- In dry weather, the site will be dampened down to avoid dust generation (as detailed in Section 2). Dust masks will also be provided to all site operatives for use during dry conditions.
- Vehicles transporting soil to a licensed landfill facility will be covered to prevent dust emissions and avoid contamination of surrounding areas.
- Any stockpiles of contaminated soil on site will be securely sheeted to prevent the creation of airborne dust.

These measures ensure safe working practices and compliance throughout the groundworks and construction phases.

### **4. Ongoing Compliance**

All measures outlined above will be implemented prior to commencement of works and adhered to throughout the construction period, in accordance with the approved condition.



Location of neighbours outside tap to be used along with bowser, until trenches are dug up the side of the access road to the site and Yorkshire Water install the metered connection, which all has to be brought up from Ben Bank Road.