



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 to determine if prior approval is required for a proposed: Demolition of Buildings

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 11, Class B

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	<input style="width: 90%;" type="text" value="25"/>
Suffix	<input style="width: 90%;" type="text"/>
Property Name	<input style="width: 90%;" type="text"/>
Address Line 1	<input style="width: 90%;" type="text" value="Millhouses Street"/>
Address Line 2	<input style="width: 90%;" type="text" value="Hoyland"/>
Address Line 3	<input style="width: 90%;" type="text" value="Barnsley"/>
Town/city	<input style="width: 90%;" type="text" value="Barnsley"/>
Postcode	<input style="width: 90%;" type="text" value="S74 9BQ"/>

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

Easting (x)	Northing (y)
<input style="width: 90%;" type="text" value="437489"/>	<input style="width: 90%;" type="text" value="400226"/>

Description

Applicant Details

Name/Company

Title

Mr

First name

Samuel

Surname

Shaw

Company Name

FANTASMA INVESTMENTS

Address

Address line 1

5 Lundhill Farm Mews

Address line 2

Hemingfield

Address line 3

Town/City

Barnsley

County

South Yorkshire

Country

England

Postcode

S73 0PJ

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Proposed Demolition Works

Please describe the building(s) to be demolished

25-27 Millhouses Street, Hoyland, Barnsley – S74 9BQ (semi detached properties).

Please state the reasons why demolition needs to take place

The properties are in a severe state of disrepair and are subject to an outline planning application which is approved with conditions. As the current owner/developer, it is not my intension to construct the 4 x detached dwellings but we wish to relieve ourselves of the empty rates burden we are currently exposed to at both properties whilst the sales process is carried out and the planning application is further developed.

Please describe the proposed method of demolition

The method of demolition will be agreed with the council prior to commencement via the Section 80 however, this will be mainly machine demolition, compromising of several different machines and hand demolition may also be used for areas nearby to lamp and BT columns and any other area as required. For clarity, no explosives will be used in the demolition process.

- Estimated Duration - 5 consecutive days with the option to work weekends as required (subject to inclement weather)
- Estimate working times are to be 8:00 am up to 5:00pm Monday-Friday noting the conditions of the Outline Planning application

“Construction or remediation work comprising the use of plant, machinery or equipment, or deliveries of materials shall only take place between the hours of 0800 to 1800 Monday to Friday and 0900 to 1400 on Saturdays and at no time on Sundays or Bank Holidays.”

How and where would spoil/rubble be disposed of?

Materials will be recycled, salvaged and reclaimed where possible, including scrap metal, roof slates and brickwork. All other materials will be disposed of at a licenced waste site as agreed with the demolition contractor. Noting the presence of asbestos in the type 3 Dem/Refurb asbestos survey, this will also be removed by an approved contractor with the relevant authorisations and disposed of to a licenced facility. All waste transfer notes will be retained for audit purposes.

During the site works, plant and vehicles will be exclusively contained within the perimeter of the site, noting the large open area between No17 and No25 Millhouses Street and at the rear of the properties. Vehicles transporting the waste away will also utilise the perimeter of the site to reduce the impact on local residents. All welfare facilities will be at No13 or No17 Millhouses Street. Bulk excavated material will be mainly moved in an 8 wheel grab wagon. Any mud on the road will be cleaned with a road sweeper within the same working day. Loading/offloading will be minimised on Millhouses Street or any adjacent areas but this will be fully detailed within a Vehicle Management Plan prior to works commencing. Management of dust will also be detailed within the Method Statement.

Please provide details of the proposed restoration of the site

Foundations will be fully excavated, and site cleared of all spoil following demolition, leaving the site vacant and complimentary of the surrounding green space. All weeds and overgrown area's including trees will be fully removed to the boundary of the property (T1, T2, T4, G3 – Appendix 3) and the top scraped to make this visually complimentary of the local surroundings. This will also be maintained until construction commences. Site will be fully barriered off to prevent unauthorised access both throughout the demolition work and after work is completed.

All work will be carried out by a competent demolition contractor with a valid and acceptable Health & Safety Policy and audits and suitable references from other projects.

When do you expect the works to commence (date must be post application submission)?

20/10/2024

When do you expect the works to be completed (date must be post application submission)?

25/10/2024

Are there any public Rights of Way within the site or immediately adjoining the site?

- Yes
 No

Is redevelopment or rebuilding proposed at a later date?

- Yes
 No

Does the proposal involve the felling or pruning of any tree(s)?

- Yes
 No

If Yes, please show details on a plan and provide the reference number of the plan(s):

Trees will be fully removed to the boundary of the property (T1, T2, T4, G3 – Appendix 3).

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

Pre-application Advice

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

- Yes
 No

Declaration

I/We hereby apply for Prior Approval: Demolition of building 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.

I / We agree to the outlined declaration

Signed

Samuel Shaw

Date

09/09/2024