BARNSLEY
Metropolitan Borough Council

Place Directorate
Regeneration and Culture
Planning and Building Control

GRANT OF LISTED BUILDING CONSENT

PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990

PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) REGULATIONS 1990

APPLICATION NO. 2021/1474

To JS Design Partnership
2 Taunton Street
Unit 5 Peel House
Shipley
BD18 3NA

Proposal Change of use of retail unit (class E) to drinking establishment (sui generis use class) and associated external reconfigurations to create new partially open drinking area including removal of former hairdressers shopfront, new balustrades, doors and internal alterations (Listed Building Consent)

At 11 Royal Street and 11 Church Street, Barnsley, S70 2AB

Consent is granted for the proposals which were the subject of the Application and Plans registered by the Council on 13/12/2021 and described above.

The approval is subject on compliance with the following conditions:

1 The works hereby permitted shall begin no later than three years from the date of this consent.
Reason: In order to comply with the provision of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2 The consent hereby approved shall be carried out strictly in accordance with the plans (Nos.) and specifications as approved unless required by any other conditions in this permission.

- Existing Plan drawing number 8031
- Location Plan and Block Plan drawing number 8031-SLP
- Amended Proposed Plan drawing number 8031-02
- Amended Existing and Proposed Elevations drawing number 8031-03 Rev D

Reason: In the interests of the visual amenities of the locality and in accordance with Local Plan Policies D1 High Quality Design and Place Making and HE3 Developments affecting Historic Buildings.

3 The shopfront alterations hereby permitted shall be fully implemented before the commencement of the use hereby permitted.
Reason: In the interests of the satisfactory appearance of the completed scheme and in accordance with Local Plan Policy HE3 Developments affecting Historic Buildings.

4 The submitted method statement for façade cleaning shall be fully complied with and the approved façade cleaning shall be fully completed before the commencement of the use hereby permitted.
Reason: In the interests of the satisfactory appearance of the completed scheme and in accordance with Local Plan Policy HE3 Developments affecting Historic Buildings.

Informative(s)

Pursuant to article 35 (2) of the Town and Country Planning (Development Management Procedure) Order 2015 (as amended), the Local Planning Authority have, where possible, made a pre-application advice service available, and otherwise actively engaged with the applicant in dealing with the application in a positive and proactive manner.

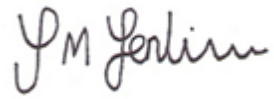
1 The developer is advised that both listed building consent and advertisement consent will be required for any advertisements to be displayed on the buildings. The design of the advertisements will require careful design to ensure that they are appropriate and sympathetic to the listed building.

Please be aware that the Council monitors construction sites and open land within the vicinity of such sites in an attempt to prevent fly tipping (i.e. unauthorised deposit of waste on land), which is illegal under the Environmental Protection Act 1990. The penalties for fly-tipping can include:

- a fine of up to £50,000 and
- up to six months imprisonment on conviction.

Therefore, if necessary, please ensure that all demolition waste and waste associated with the construction of any development is disposed of via approved methods and that documents are retained to prove this.

Signed Dated 07/04/2022



Joe Jenkinson
Head of Planning and Building Control

The grant of this consent does not constitute or imply permission, approval or consent by the Local Authority for any other purpose.

NOTES:-

Appeals to the Secretary of State

If you are aggrieved by the decision of the Council to grant permission for the proposed development subject to conditions then you can appeal to the Secretary of State for the Environment, Transport and Regions under Section 78 of the Town and Country Planning Act. If you want to appeal, then you must do so within six months of the date of this notice, using a form which you can get from The Planning Inspectorate, Room 3/24 Hawk Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN.

The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions it imposed, having regard to the statutory requirements, to the provisions of the development order and to any directions giving under the order. In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based its decision on a direction given by him.

Purchase Notices

If either the Local Planning Authority or the Secretary of State for the Environment, Transport and Regions refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor can he render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted. In these circumstances, the owner may serve a purchase notice on the Council in whose area the land is situated. This notice will require the Council to purchase his interest in the land in accordance with the provisions of part VI of the Town and Country Planning Act 1990.

Compensation

In certain circumstances compensation may be claimed from the Local Planning Authority if permission is refused or granted subject to conditions by the Secretary of State on appeal or on reference to the application to him. These circumstances are set out in Sections 114 and related provisions of the Town and Country Planning Act 1990.