



BARNSLEY
Metropolitan Borough Council

Place Directorate
Economic Regeneration, Development Management
PO Box 634, Barnsley, S70 9FE
Head of Service: Joe Jenkinson

Katrina Hulse
Cushman and Wakefield
St Pauls House, 23 Park Square South
Leeds
LS1 2ND

My Ref: 2021/1710
Your Ref:
Date: 08/03/2022
Enquiries to: Elaine Ward
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Dear Katrina

We have received a discharge of conditions application relating to application 2021/1159 which was for 'Full Planning Application for the development of 2 No. storage and distribution units (Class B8) with ancillary offices, including creation of access roads, parking, associated landscaping and infrastructure LOCATION Land to west of Sheffield Road, Hoyland, Barnsley'. The application was subject to 'prior to commencement/upon commencement conditions', the details of which are set out below;

Condition 4

Which states:

Prior to any works commencing on-site, a condition survey (including structural integrity) of the highways to be used by construction traffic shall be carried out in association with the Local Planning Authority. The methodology of the survey shall be approved in writing by the Local Planning Authority and shall assess the existing state of the highway. Appropriately timed interim surveys will be agreed with the Local Planning Authority prior to commencement of initial survey. On completion of the development a final condition survey shall be carried out and shall be submitted for the written approval of the Local Planning Authority, which shall identify defects attributable to the traffic ensuing from the development. Agreement shall include provision for: (i) a condition survey (including structural integrity) of the adopted highways to be used by construction traffic to be carried out in association with the Local Highway Authority. The extent of the area to be surveyed must be agreed by the LHA prior to the survey being undertaken which shall comprise a. A plan to a scale of 1:1250 showing the location of all defects identified b. A written and photographic record of all defects with the corresponding location references accompanied by a description of the extent of the assessed area and a record of the date, time and weather conditions at the time of survey. (ii) The methodology of subsequent surveys of the state of the highways, on completion of each plot or phase of development (or other milestone in the development) identifying defects attributable to the traffic ensuing from the said phase of the development. (iii) The timing of any necessary remedial works to be

completed which shall be at the developer's expense. The details once approved shall be carried out in accordance with the said approval.

Reason: In the interest of highway safety, in accordance with Local Plan Policy T4.

Highways DC have confirmed that they are satisfied that the condition can be partly discharged subject to the receipt of confirmation that the applicant accepts responsibility for any remedial works prior to highways adoption (now received), submission of necessary highways conditions surveys and correction of defects as necessary and required by condition 4 above. As such condition 4 is hereby **partly discharged**.

Condition 5

Which states:

No phase of works shall commence until a Construction Traffic Management Plan (CTMP) for that phase of development is submitted to and subsequently approved in writing by the LPA. The approved plan shall be adhered to throughout the construction phase. The CTMP shall contain information relating to (but not be limited to): 1. Volumes and types of construction vehicles 2. Identification of delivery routes 3. Identification of agreed access point 4 Contractors method for controlling construction traffic and adherence to routes 5 Construction period 6. Temporary signage in consultation with Highways England 7 Measures to control mud and dust being transferred to the public highway 8 Temporary traffic management arrangements required to the existing highway Network

Reason: In the interests of highway safety and in accordance with Local Plan Policy T4

Highways Development Control have confirmed that they have no objection to condition 5 being discharged following the receipt of the updated CTMP. As such, condition 5 is hereby discharged.

Condition 13

Which states:

Prior to the start of construction of Plot 2, details of measures to facilitate the provision of gigabit-capable full fibre broadband for the development hereby permitted, including a timescale for implementation, shall be submitted to and approved in writing by the Local Planning Authority. The development shall thereafter be carried out in accordance with the approved details

Reason: In order to ensure compliance with Local Plan Policy I1 Infrastructure and Planning Obligations.

An updated letter from Utility Connections with details of quotation, confirmation the order has been placed and broadband speed has been provided. As such, condition 13 is hereby discharged.

Yours Sincerely



Stacey White

Spatial Planning Project Manager