

Barnsley Metropolitan Borough Council,  
Planning and Building Control,  
PO Box 634,  
Barnsley,  
S70 9GG.



(Submitted Via the Planning Portal)

27<sup>th</sup> March 2024

Dear Sir/Madam,

**DISCHARGE OF CONDITIONS 4 AND 8 IN RELATION TO PLANNING PERMISSION 2023/1112  
“ERECTION OF 1NO. DWELLING FOLLOWING DEMOLITION OF STABLES AND  
AGRICULTURAL BUILDINGS (VARIATION OF APPROVED APPLICATION 2023/0352)”  
LAND OFF OLD ANNA LANE AND WORK BANK LANE, THURLSTONE, SHEFFIELD, S369RR  
MR R COLDWELL**

Please find attached the above-mentioned application which has Planning Portal reference 12914118. [REDACTED]

Planning permission was granted by the authority for “*Erection of 1no. dwelling following demolition of stables and agricultural buildings (variation of approved application 2023/0352).*” (application No 2023/1112). The discharge of conditions application seeks to discharge conditions 4 and 8 of the planning permission.

In relation to the condition the following information has been submitted.

Condition 4

Condition 4 requires that:-

*“Upon commencement of development a plan indicating the position of boundary treatment to be erected shall be submitted to and approved in writing by the Local Planning Authority. The boundary treatment shall be completed before the dwelling is occupied. Development shall be carried out in accordance with the approved details and shall thereafter be retained.”*

Please see the submitted by NYP Architectural Services the location of the proposed laurel hedge to the north, west and east of the building. To the southern boundary existing boundary treatment

[REDACTED]

will be retained. Should the Council require further information in relation to this please do not hesitate to contact me.

Condition 8

Condition 8 requires that:-

*"No development shall take place unless and until full foul and surface water drainage details have been submitted to and approved in writing by the Local Planning Authority. Thereafter no part of the development shall be occupied or brought into use until the approved scheme has been fully implemented. The scheme shall be retained throughout the life of the development unless otherwise agreed in writing with the Local Planning Authority."*

Please find see the submitted Plan by NYP Architectural showing treatment of foul waste via Kingspan Biodisc Sewage Treatment Plant. In relation to the surface and rain water this will be taken to a soakaway using crate storage. Full details are provided within the supporting note by NYP Architectural Services.

Should the Council require any further information, please do not hesitate to contact me. In any event, I would be grateful if you would contact me prior to your recommendation for determination.

Regards

Patrick Townsend  
BA (Hons) PG Dip MRTPI  
Director