BARNSLEY
Metropolitan Borough Council

PLANNING CONSULTATION RESPONSE

Application No	2026/0034
Proposal	Outline application for the erection of one dwelling with details of access and layout (other matters reserved) (Amended Plans)
Address	Land to the West of Chapel Road, Pilley, Barnsley, S75 3AR
Date of Consultation Reply	3/11/26
Consultee	Highways Development Control

Consultation Assessment and Justification

Thank you for re-consulting Highways Development Control on the revised submissions for this application.

I note that speed surveys were undertaken which determined a visibility splay of 2.4m x 33.5m to the northeast and 2.4m x 35.0m to the southwest, based on the surveyed vehicle speeds of 25mph southbound and 26mph northbound respectively.

I note that the visibility splay to the southwest passes through an area of dense vegetation/overgrowth. This appears to be located within highway land and, as such, the applicant should liaise with the Highway Authority to agree the necessary clearance works and ensure that the required visibility splay can be achieved and maintained. As such, contact should be made with the authorities Highways Team at the earliest opportunity. Contact can be made at email roads@barnsley.gov.uk marked for the attention of Jenny Hadfield.

Subject to the above clearance of vegetation, I have no further objections, subject to the conditions detailed below.

Sarah Sharp
Senior Engineer
Highways Development Control

NO OBJECTION*	~~**Defer for amends/further information***~~	~~**OBJECT**~~

Consultation Condition(s):

Before the development is brought into use, that part of the site to be used by vehicles shall be surfaced in a bound, solid material and adequate measures shall be so designed into the proposed access to avoid the discharge of surface water from the site on to the highway.

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Reason: To ensure adequate provision for the disposal of surface water and to prevent mud/debris from being deposited on the public highway and to prevent the migration of loose material on to the public highway to the detriment of road safety.

Boundary treatments to the front of the plot shall be set at a height no greater than 1m above the level of the near side channel line of the public highway to ensure the visibility thus provided shall thereafter be maintained as such.

Prior to the first occupation of the development hereby a visibility splay shall be provided in full accordance with the details indicated on the approved plan. The splay shall thereafter be maintained at all times free from any obstruction exceeding 1m above the level of the adjacent highway carriageway. Reason: In interests of highway safety.

Consultation Informative(s):

The development hereby approved includes the carrying out of work on the adopted highway. You are advised that before undertaking this work you must enter into a highway agreement with the Council under S278 of the Highways Act, 1980, specifying the extent of works, the works, and the terms and conditions under which these are carried out. Fees are payable for the drafting of the agreement, approval of the highway details and inspection of the works. For more information or to apply, please contact Highways Development Control at email HighwaysDC@barnsley.gov.uk or call to 01226 773555.

Planning Obligations required