Commercial
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Our Ref : MB/Capitol Park Units B & C
Your Ref : 2016/0713 & 2017/1497/REM
Email: mbell@marshallcdp.com

Elaine Ward
Barnsley Metropolitan Borough Council
Planning & Transportation Service
PO Box 604
Barnsley
South Yorkshire
S70 9FE

14 February 2018

Dear Elaine

Application to Discharge Pre-Start Conditions pursuant to Planning Application Reference 2016/0713
Units B & C Land at Capitol Park, Capitol Close, Dodworth, Barnsley
Planning Portal Ref: PP-06743195

Please find enclosed our application for approval of details reserved by conditions 4, 6, 9, 11, 18, 19, 23, 24, 30, 32 and 33 pursuant to 2016/0713 in relation to Units B & C which had reserved matters approval reference 2017/1497 granted on 21 December 2017.

Our application comprises the following documents:

- Completed application form;
- This cover letter;
- A cheque for the statutory application fee of £116.00 which will follow under separate cover;
- Proposed Drainage Plan 2450-5 D1 prepared by JPG;
- Proposed Levels M3035-WD-07 prepared by BMS;
- Scheme of Ecological Mitigation and Enhancement prepared by Smeeden Foreman;
- Dust Management Plan prepared by MCWY;
- Geo-Environmental Ground Investigation JP/GI/2450-5 v1 prepared by JPG;
- Landscape Proposals Plans SF 2712 LL01 Rev B & SF 2712 LL02 Rev B prepared by Smeeden Foreman
- Tree Survey Plan SF 2712 TPP01 Rev A and Tree Report SF 2712 Rev A prepared by Smeeden Foreman;
- Highways Condition Survey prepared by MCWY; and
- Construction Method Statement prepared by MCWY.

Directors:
C. R. Marshall - Chairman - M.C.I.O.B.
S. C. N. Marshall - Managing Director - B.Sc.(Hons)
J. R. Marshall - B.Sc.(Hons), M.R.I.C.S.
J. Booth

Registered Office:
Marshall House, Huddersfield Road, Elland, West Yorkshire, England
Company Reg. No. 993768 England

Conditions 4 & 6– Foul and Surface Water Drainage

Please find enclosed Proposed Drainage Plan 2450-5 D1 prepared by JPG.

Condition 9 – Levels

Please find enclosed existing and proposed levels shown on drawing M3035-WD-07 prepared by BMS.

Condition 11 – Ecology

Please find enclosed a detailed Scheme of Ecological Mitigation and Enhancement prepared by Smeeden Foreman.

Condition 18 – Dust Management Plan

Please find enclosed a Dust Management Plan prepared by MCWY.

Condition 19 – Contaminated Land

Please find enclosed a Geo-Environmental Ground Investigation JP/GI/2450-5 v1 prepared by JPG.

Condition 23 –Trees

Please find enclosed a Tree Survey Plan SF 2712 TPP01 and Tree Report SF 2712 showing existing trees to be retained.

Condition 24 - Landscaping

Please find enclosed Landscape Proposals Plans SF 2712 LL01 Rev B & SF 2712 LL02 Rev B showing proposed new landscaping.

Condition 30 – Highway Condition Survey

Please find enclosed a Highways Condition Survey which was carried out on 20 December 2017.

Condition 32 – Construction Method Statement

Please find enclosed a Construction Method Statement prepared by MCWY.

Condition 33 – Secondary Access

We can confirm that the details of reserved matters do not include a secondary access now to the car park of Unit A.

We trust the enclosed is sufficient to validate the application. If you have any questions please do not hesitate to contact me on 01422 376821.

Yours sincerely



Miranda Bell
Planning Manager
Commercial Development Projects Limited
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