



PLANNING CONSULTATION RESPONSE

Application No	2025/0992
Proposal	Erection of a single storey extension to accommodate hydro pool and internal alterations to existing care home
Address	Woodlands Lodge, 106 Hawshaw Lane, Hoyland, Barnsley, S74 0HH
Date of Consultation Reply	06/02/26
Consultee	Highways DC

Consultation Assessment and Justification

The application seeks planning permission for the construction of a hydrotherapy pool extension linked to the eastern elevation of the existing building. The proposed use remains within the established C2 use class, and internal reconfiguration works do not require planning permission, so despite the proposed change of use from a care home for elderly residents to a children's residential accommodation with therapeutic and learning facilities, HDC officers can only consider the implications of the introduction of the hydrotherapy pool in this instance.

Off-street parking is not affected by the proposal, and once the construction work is complete, there will be very few highway implications with the only additional traffic generation likely to be that to intermittently maintain the facility if and when required.

As such, the scheme is acceptable from the perspective of highway safety, but it is still important that the initial construction work is carried out safely. As such, HDC officers would ask that the below condition is added to the decision notice.

NO OBJECTION

Consultation Suggested Conditions:

No development shall take place, including any works of demolition, until a Construction Method Statement has been submitted to, and approved in writing by, the Local Planning Authority. The approved statement shall be adhered to throughout the construction period. The statement shall provide for:-

- The parking of vehicles of site operatives and visitors;
- Means of access for construction traffic;
- Loading and unloading of plant and materials;
- Storage of plant and materials used in constructing the development;

In the interests of highway safety.

Consultation Informative(s):

None

Planning Obligations required:

None