



**Growth and Sustainability
Regeneration and Culture
Planning and Building Control**

Issued by email

My Ref: 2020/1373 and 2025/ENQ/00534
Your Ref:
Date: 1 September 2025
Enquiries to: Helen Willows
Direct Dial: 01226 772642
E-Mail: helenwillows@barnsley.gov.uk

Dear Mr Grierson

Description: Application for a non-material amendment under section 96A of the Town and Country Planning Act (1990) as amended, following a grant of planning permission.

Address: Land at Oaks Business Park, Oaks Lane, Barnsley, S71 1HT

Thank you for your recent application for a non-material amendment following the grant of planning permission (Ref. 2020/1373) for an electricity storage unit comprising battery containers, transformers, inverters, back-up generator, substations, control room and 4m and 2.4m high perimeter fences. The amendment proposed involves;

- Accommodating replacement energy storage containers

The submission indicates that there would be no increase in the number of BESS units on the site and that there would be no other changes to the project, the existing inverters and all other in-situ equipment. The replacement battery containers will be 2.9m high compared to the originally approved ones which were 4.16m higher. The maximum height of existing components within the site is 4.0m and the replacement battery units would not be visible above the 4m consented acoustic fence. You also confirm that the noise emissions from the minor amendment would not be greater than the consented development.

The details submitted on plans

- AUG-SOP_103_C_STAIRFOOT Site Layout and
- AUG-SOP_110_1 A_STAIRFOOT_BESS ELEVATION DRAWINGS
- AUG-SOP_110_2_REV_A Battery Station Layout

received on 21 July 2025 are acceptable. The amendment would not alter the nature or extent of the original permission and does not include any elements that were not included in the operative part of the planning permission, that is, it would not require or imply a change to the description of the development granted. It would not contravene any conditions attached to the original permission and would improve visual amenity because of the smaller scale than originally permitted. I have taken

into account the previous non material amendments agreed under Section 96A which has included replacement battery containers of a maximum height of 2.28m and your confirmation that the noise emissions would not be greater than the consented development (which I note are restricted under the terms of condition 9 of the planning permission).

Accordingly, I conclude that the proposed amendment would not unreasonably impact on visual or residential amenity, or the character of the area and the proposed non-material amendment is hereby approved.

This decision letter only relates to the non-material amendment. It is not a reissue of the original decision notice for application 2020/1373 which still stands. The two documents should be read in conjunction.

If you require any further advice or information, please do not hesitate to contact me.

Yours sincerely

Helen Willows

Helen Willows

For and on behalf of:

Garry Hildersley

Head of Service for Planning, Policy and Building Control