



The Coal  
Authority

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**For the attention of: Ms J. Duffield – Case Officer**

Barnsley Metropolitan Borough Council

[By email: [developmentmanagement@barnsley.gov.uk](mailto:developmentmanagement@barnsley.gov.uk)]

13 May 2026

Dear Ms Duffield

**Re: Planning application 2026/0355**

**(RETROSPECTIVE) Variation of condition 2 (Approved Plans) of application 2024/0699 Demolition of existing buildings and erection of 5no. bungalows, formation of new access and associated works at Royston Working Mens Club, 52 Church Street, Royston, Barnsley, S71 4QU**

Thank you for your notification of 8 May 2026 seeking the views of the Coal Authority (trading as the Mining Remediation Authority) on the above planning application.

The Coal Authority is a non-departmental public body sponsored by the Department for Energy Security and Net Zero. As a statutory consultee, the Coal Authority has a duty to respond to planning applications and development plans in order to protect the public and the environment in mining areas.

**The Coal Authority response: MATERIAL CONSIDERATION**

The application site falls partly within the defined Development High Risk Area. Our information indicates that a coal seam is conjectured to outcrop to the south of the site, dipping in a northerly direction beneath the site, which may have been worked in the past. Such workings can pose a risk to surface stability and public safety.

We note that the current application seeks to vary condition 2 (approved plans) of planning permission 2024/0699 to enable development to take place in accordance with revised design details.

As you will be aware, information submitted by the applicant regarding intrusive site investigations undertaken, to address coal mining legacy conditions attached to the original planning permission (under application 2025/0309), confirmed that the site is stable from a shallow mining aspect and that no further associated considerations are necessary in this regard.

In consideration of the above, the Coal Authority's Planning & Development Team wishes to raise **NO OBJECTION** to the current variation of conditions application. To clarify, given the information submitted under application 2025/0309, we would not expect the reimposition of any coal mining legacy related investigation / remediation conditions on any new permission granted.

### **Mine Gas**

It should be noted that wherever coal resources or coal mine features exist, there is the potential for mine gases to exist. These risks should always be considered by the LPA. The Planning & Development Team at the Coal Authority, in its role of statutory consultee in the planning process, only comments on gas issues if our data indicates that gas emissions have been recorded on the site. However, the absence of such a comment should not be interpreted to imply that there are no gas risks present. Whether or not specific emissions have been noted by the Coal Authority, local planning authorities should seek their own technical advice on the gas hazards that may exist, and appropriate measures to be implemented, from technically competent personnel.

If you would like to discuss this matter further, please contact me on the above number.

Yours sincerely

*James Smith*

**James Smith** BSc. (Hons), Dip.URP, MRTPI  
**Planning and Development Manager**

### **Disclaimer**

The above consultation response is provided by the Coal Authority as a statutory consultee and is based upon the latest available data and the electronic consultation records held by the Coal Authority since 1 April 2013. The comments made are also based on the information provided to the Coal Authority by the Local Planning Authority and/or

information that has been published on the Council's website for consultation purposed in relation to this specific planning application. The views and conclusions contained in this response may be subject to review and amendment by the Coal Authority if additional or new data/information (such as a revised Coal Mining Risk Assessment) is provided by the Local Planning Authority or the applicant for consultation purposes.