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Barnsley Metropolitan Borough Council,
Planning and Building Control,
Barnsley MBC,
PO Box 634,
Barnsley,
S70 9GG

Our Ref. 22/277

30th April 2025

Dear Sirs,

RE: DISCHARGE OF PLANNING CONDITIONS ATTACHED TO OUTLINE PLANNING PERMISSION 2021/1519 AT LAND TO NORTH OF UPPER HOYLAND ROAD, HOYLAND, BARNSELY, S74 9EP

We are writing to provide the relevant information to satisfy a number of conditions imposed on the above outline consent at the site in question, which relates to a residential development of up to 19 dwellings and associated works (Outline with all matters reserved apart from means of access). The position with respect of each of the conditions is set out below, with the ones that we intend to discharge as part of this submission shown in bold.

Condition 1 (Submission of the reserved matters)

The requirements of the condition are duly noted.

Condition 2 (Approved of the reserved matters)

The requirements of the condition are duly noted.

Condition 3 (Compliance with approved plans)

The requirements of the condition are duly noted.

Condition 4 (Levels)

Levels details have been submitted as part of the reserved matters application, as required.

Condition 5 (Materials)

Please refer to the details submitted via Planning Portal.

Condition 6 (High speed broadband measures)

A submission in respect of this condition will be made in due course.

Condition 7 (Boundary treatments)

Please refer to the details submitted via Planning Portal.

Condition 8 (Working Hours)

The restrictions of the condition are duly noted.

Condition 9 (Landscaping – in curtilage)

The requirements of the condition are duly noted.

Gateway House, 55 Coniscliffe Road, Darlington, Co. Durham, DL3 7EH

Condition 10 (Landscaping – out of curtilage)

A submission in respect of this condition will be made in due course.

Condition 11 (Surfacing and provision of parking/manoeuvring facilities)

The requirements of the condition are duly noted.

Condition 12 (Surface water discharge)

The requirements of the condition are duly noted.

Condition 13 (Foul and surface water drainage details)

Please refer to the details submitted via Planning Portal.

Condition 14 (Ecological mitigation measures)

A submission in respect of this condition will be made in due course.

Condition 15 (Noise mitigation measures)

A submission in respect of this condition will be made in due course.

Condition 16 (Pedestrian visibility splays)

The requirements of the condition are duly noted.

Condition 17 (Electric vehicle charging details)

A submission in respect of this condition will be made in due course.

Condition 18 (Visibility splays)

The requirements of the condition are duly noted.

Condition 19 (Badger mitigation measures)

The requirements of the condition are duly noted.

Condition 20 (Repositioned public bridleway gates)

Please refer to the details submitted via Planning Portal.

Condition 21 (Full engineering details)

Please refer to the details submitted via Planning Portal.

Condition 22 (Construction of roads and footways)

The requirements of the condition are duly noted.

Condition 23 (Arboricultural reports)

A submission in respect of this condition will be made in due course.

Condition 24 (Full engineering details)

This is a duplicate condition (same as condition 21).

Condition 25 (Construction of roads and footways)

This is a duplicate condition (same as condition 22).



Condition 26 (Construction Environmental Management Plan)

Please refer to the details submitted via Planning Portal.

Condition 27 (Biodiversity Enhancement Management Plan (BEMP))

A submission in respect of this condition will be made in due course.

I trust that the details provided as part of this submission are sufficient for the Council to validate the application and subsequently discharge the relevant conditions at the earliest opportunity. Should you wish to discuss any aspect of the submission please do not hesitate to contact us on the above details.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'David Marjoram', written over a light blue rectangular background.

David Marjoram
Principal Planner