
Operational Services
Assistant Director: P. Castle
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F.a.o Laura Bennett
Development Control,
Planning and Transportation

IW/ 2024/0122
26th February 2024

Outline planning application for demolition of existing structures and erection of residential dwellings with associated infrastructure and open space. All matters reserved apart from access into the site. Land north of Hemingfield Road, Hemingfield, Barnsley

Laura,

There are proposed drainage details shown on the FRA submitted, with the application form describing foul to discharge to "Mains" and surface water to "Soakaway" or "SuDs" therefore I am unable to make any constructive comments regarding this application; however, I note that the area is well served by sewers. I consider that a conditional approval is appropriate in this case.
I am aware of a land drain on this site which is damaged and causes discharge onto the highway.

So I would recommend that we attach the following conditions to any approval: -

H4 - No development shall take place unless and until

(a) full foul and surface water drainage details have been submitted to and approved in writing by the Local Planning Authority. Thereafter no part of the development shall be occupied or brought into use until the approved scheme has been fully implemented. The scheme shall be retained throughout the life of the development unless otherwise agreed in writing with the Local Planning Authority.

(b) porosity tests are carried out in accordance with BRE 365, to demonstrate that the subsoil is suitable for soakaways
and

(c) Calculations based on the results of these porosity tests to prove that adequate land area is available for the construction of the soakaways.
are all approved in writing by the Local Planning Authority @ To ensure the proper drainage of the area.

Regards

Ian Wilson
SERVICE MANAGER HIGHWAY DELIVERY

