

YORKSHIRE LAND

Limited

PO Box 785, HARROGATE, HG1 9RT

E mail: office@yorkshireland-ltd.com

Telephone: 01423 770335

Our Ref YLL/TPT/2017-09.01

21 September 2017

TOURISM AND THE TRANS PENNINE TRAIL

We enclose a promotional brochure which has been compiled by Barnsley Metropolitan Borough Council, as part of a project to improve information on and about the Trans Pennine Trail (TPT) in West Barnsley.

The publication of this promotional brochure concurs with Barnsley Metropolitan Borough Council's identified need, set out within the Economy Section of the Barnsley Local Plan in supporting text to Policies E7 & E8 (pages 66 and 67 respectively) to maximise use of key assets in the Borough, such as the TPT.

A myriad of informative text regarding the TPT is provided within the Promotional Brochure and on the innermost pages, a useful diagram illustrating the extent of the TPT Network in the Barnsley Metropolitan Borough is provided. This Diagram is annotated with numerous symbols which represent features of notable interest and importance.

Under the heading '*Get out, Get healthy, Get on the Trail*' It is identified that Walking and Cycling regularly has many long-term benefits:

"It can help reduce the risk of coronary heart disease, stroke, diabetes and high blood pressure. More importantly it offers the opportunity to improve our lifestyle now! Walking or cycling regularly is known to improve our confidence and self esteem; it will make us fitter and improve our body image.

Regular walking can both help to reduce weight and maintain weight loss, walking just one mile can burn at least 100k calories and walking two miles a day three times a week can help reduce weight by one pound every three weeks."

Importantly the Trans Pennine Trail forms the southern boundary of the proposed Oxspring Fields development, from where it is just a 1.6 mile walk or cycle ride along this level route from Penistone Station and the site of the proposed Strategic Transport Interchange.

Writing in support of the Oxspring Fields Proposals, South Yorkshire Passenger Transport Executive (SYLTE) who are the driving force behind the development of public transport in

South Yorkshire, have identified that the proximity to the TPT is a very good feature of this site and that the high levels of accessibility to the TPT promote this site as a very sustainable option given the connections to a high quality walking and cycling network.

Moreover, SYPTE have importantly identified that as the site is within 2km from Penistone station, they would deem it acceptable to expect a proportion of cycle based park and riding from Penistone, as well as a higher proportion of cycling trips for commuter purposes.

We believe that the location of the proposed Oxspring Fields development, which is just a seven minute cycle ride along the TPT from Penistone, provides a compelling and exceptional opportunity to facilitate an increase in the uptake of walking and cycling, especially via the use of the trans Pennine trail, where amenity will be significantly enhanced by the delivery of a Tourism Hub, provided as a key element of the Oxspring Fields development, offering 21st century facilities to accommodate all elements of TPT uses, including equestrian, through the incorporation of secure tie up points and water troughs e.t.c.

We have identified previously that the Tourism Hub will also incorporate:

- Car Parking;
- Public lavatories;
- First Aid Centre;
- Cafe/Shop;
- Ice Cream/Refreshments Kiosk;
- Cycle Hire and Workshop; and
- Cycle parking
- Craft workshops

A layout of the proposed Tourism Hub, which has been purposefully designed as a Traditional Pennine Farmstead to be in keeping with the local heritage and natural surroundings, is available to view online at: <http://www.oxspring-fields.co.uk/wp-content/uploads/2015/04/Tourism-Hub.pdf>

At present, not even basic toilet facilities are available for users of the TPT within the west of the borough, surely a 21st Century necessity. Furthermore, no information is provided by the promotional brochure with regard to disabled access to the TPT and we are not aware that any such access is currently available. As a result of this, another key aspect of our Tourism Hub proposals from inception has been to ensure the incorporation of a dedicated disabled access to the TPT alongside suitable supporting facilities, to enable and encourage use by all members of society, as opposed only to those that are able bodied.

The proposals we have outlined, will enable local employment opportunities and will stimulate and increase the use and viability of local services, ultimately helping to grow the local economy, in line with the identified needs and aspirations of the Barnsley Metropolitan Borough Council. In this regard, the draft Oxspring Neighbourhood Plan also identifies the desire to strengthen the local economy by promoting the improvement and protection of

local services and sets out that additional local employment will help provide a viable and sustainable economy, including jobs for younger residents, reducing the need to travel

The Draft Barnsley Local Plan (Policies E7, E8 and E9) identifies the need to diversify and develop the rural economy, especially in relation to Tourism and Recreation and improving the range/quality of local services in existing settlements. Furthermore, the Draft Oxspring Neighbourhood Plan sets out that Oxspring is ideally suited for visitors and that with the provision of improved facilities, more visitors will be able to enjoy the picturesque scenery and good walking in the area. Significantly, Oxspring is positioned on the TPT and is easily accessible by foot, cycle and horse users from other areas.

For further reading, highlighting the importance of tourism development to the West of the Barnsley Borough and our proposals for the provision of such public infrastructure alongside new housing development in Penistone and Oxspring, please see the enclosed letter which was sent on our behalf by our consultant Mr Paul Butler of PB Planning, to the Barnsley Local Plan Programme Officer on 16 February 2017.

Yours sincerely

YORKSHIRE LAND Limited

*Encs Trans Pennine Trail Promotional Brochure
PB Planning Letter to Barnsley Local Plan Programme Officer, 16 February 2017*

Getting There...

By Train

There are stations at Penistone, Silkstone Common, Dodworth, Barnsley, Wombwell, Elsecar and Chapeltown which lie within a short distance from the Trail. For National Rail enquiries ring 08457 484950 or visit www.nationalrail.co.uk

By Bus

Bus services pass close to the Trail at various locations. For bus enquiries ring Traveline 01709 515151 open daily 7 am-10 pm or visit www.sypte.co.uk

By Car

If you need to use your car to visit the Trail there are car parks at Dunford Bridge, Penistone, Worsbrough, Elsecar and Westwood Country Parks and Wortley.

Informal car parking is available elsewhere but please be considerate and do not block drives or farm access.

Horse Boxes

Parking for horse boxes is available at Dunford Bridge, Wortley, Worsbrough and Old Moor.

Access to the Trail can be gained at most road crossings and where public footpaths and bridleways meet the route.

Disabled Access



If you have any particular requirements please contact 01226 772696

Further Information

For information or to report problems on the TPT in Barnsley contact: The Rights of Way Team Tel: 01226 772142 or email: publicrightsofwayteam@barnsley.gov.uk

For information on the Trail nationally contact:

The TPT Office Tel: 01226 772574 email: info@transpenninetrail.org.uk
www.transpenninetrail.org.uk



This new leaflet has been produced as part of a multi-agency project to improve information on and about the TPT in West Barnsley (2006-2008).

The main project funders are Defra and European Union Community Initiative (Leader+)

Trans Pennine Trail



Barnsley



About the Trail

The Trans Pennine Trail (TPT) is a coast to coast route across Northern England for walkers, cyclists, and in part horse riders. The easy gradients and surfaced paths make much of the Trail suitable for people using wheelchairs and pushchairs. Lots of the TPT is traffic free providing a great facility for families. The route links the seaside resorts of Southport on the Irish Sea and Hornsea on the North Sea, with a north south route from Leeds to Chesterfield. Towns and cities across the North of England are connected including Hull, Wakefield, York, Barnsley, Sheffield, Liverpool and Manchester.

The Trail forms the British section of European Long Distance Footpath Number 8 (E8), which, when complete will be a walking route from the West of Ireland right across Europe to reach Istanbul.

Much of the TPT is also part of the National Cycle Network and is route numbered accordingly on signs.



Get out, get healthy, get on the Trail

Walking or cycling regularly has many long-term benefits; it can help reduce the risk of coronary heart disease, stroke, diabetes and high blood pressure. More importantly it offers the opportunity to improve our lifestyle now! Walking or cycling regularly is known to improve our confidence and self esteem; it will make us fitter and improve our body image. For older people walking is recognised as improving balance and mobility; it also has a positive effect on our independence.

Regular walking can both help to reduce weight and maintain weight loss, walking just one mile can burn at least 100k calories and walking two miles a day three times a week can help reduce weight by one pound every three weeks. Uphill walking can have an even greater effect and can reduce weight by 14 pounds in only 3-4 months

The Trail in Pennine Barnsley

Barnsley is the area where the sections of the Trail from north, south, east and west meet making it the ideal recreational base. Barnsley has a landscape of natural beauty from the heather moors of Langsett, through the quaint villages of Silkstone and Wortley to the exciting wetlands of the lower Dearne Valley.

The uniqueness of the Trail in Barnsley is that it provides access to the North and South sections and can also be explored as a circular route through the heart of the South Yorkshire Forest.

There are many interesting places to see and visit while travelling along the TPT in Pennine Barnsley. The Trail in the west passes along 'Windle Edge', the highest point on the whole of the Trail, through to the villages of Dunford Bridge and Thurlstone and the attractive market town of Penistone. At Oxspring you have a choice of several routes, one leading directly east with links to Wakefield and Leeds, and another southern route to the picturesque village of Wortley then to Sheffield through Wharnciffe Woods or to Elsecar. Each route passes close to attractions such as Worsbrough Mill and Country Park, Elsecar Heritage Centre and Old Moor Wetland Centre, full details of places of interest on the route can be found overleaf.

Code of Conduct for Users

- Be considerate to other Trail users
- Do not disturb nearby residents or livestock
- Keep dogs under control and do not allow them to foul the path
- Take your litter home
- Do not pollute or bathe in the rivers or canal

Cyclists and Horseriders

- Ride responsibly and give way to other users
- Warn of your approach to other users
- Keep to the bridleway route sections
- Wearing helmets and high visibility clothing will add to your safety



Motor Cycling on the Trail is Illegal

Along the trail in Barnsley

Barnsley is the ideal place to experience the exhilarating fresh air of the great outdoors. The Trans Pennine Trail stretches across the North of England with Barnsley located in a prime position to explore this amazing route by foot, bicycle or horse.

With some of Yorkshire's prettiest villages tucked away in the beautiful countryside of the Pennines you can use this guide to experience many of the delights and attractions the area has to offer, and make your visit one to remember.

Dunford Bridge

Nestling in the shadows of the Pennines, Dunford Bridge is close to the highest point of the whole Trail – Windle Edge (435 metres) – and on the edge of the Peak District National Park. It is an ideal place to access the Trail with facilities that include car horse box parking and horse hitches.

Penistone

Penistone is over 213 metres above sea level making it one of the highest market towns in England. Popular for its weekly market and monthly farmers market it also holds the Penistone Agricultural Show each September.

Wortley

Home to Wortley Hall, (a magnificent 18th century country house set in formal gardens and parkland), an early 14th century church, village inn, store, tea room and garden centre. Close by there is Britain's last water powered heavy iron forge Wortley Top Forge, open Sundays (except Jan-Feb) with demonstrations of its working stationary steam engines.

Telephone 0114 2887576 www.topforge.co.uk

Cannon Hall, Park and Gardens

Former home to the Spencer Stanhope family, this charming country house was designed by John Carr of York and is set in 70 acres of beautiful historic parkland. Take time to wander around the various displays within the museum and enjoy one of the lively events.

Adjacent to the park is Cannon Hall Open Farm and Garden Centre. Telephone: 01226 790270 Email: cannonhall@barnsley.gov.uk

Wentworth Castle Gardens

A secret Yorkshire treasure awaits you, hidden away in the green rolling hills of Barnsley. The estate was home to the former Earls of Strafford, extends to some 600 acres and is the only Grade 1 Listed Landscape in South Yorkshire. It offers unrivalled opportunities to view the National Plant Collections of Magnolias, Rhododendrons and Camellias. Telephone 01227 776040 www.wentworthcastle.org



Trail near Penistone

Worsbrough Mill and Country Park

There has been a Mill at Worsbrough since the time of the Domesday Book. On milling days water-powered machinery grinds wheat to produce wholesome flour. The Mill is set in an impressive country park, which is a haven for wildlife and the reservoir attracts a great variety of birds. Close by is Wigfield Open Farm with a tea room and baby animals to delight the children. Telephone: 01226 774527 Email: worsbroughmill@barnsley.gov.uk

Cooper Gallery

The Cooper Gallery opposite St Mary's Church, holds a regular programme of contemporary art exhibitions featuring local, national and international artists. For refreshments call into the café and sample a range of home made fayre. Telephone: 01226 242905 Email: coopergallery@barnsley.gov.uk

Monk Bretton Priory

An English Heritage property, the Cluniac Monastery was founded in 1153 nestled in green open space and with beautiful views over the wooded countryside, the site still conveys the feeling of peace and tranquillity that benefited monastery life. www.monkbrettonpriory.org.uk

RSPB Old Moor

Old Moor is a lovely haven for bird and nature lovers. The centre has been developed with great taste and sensitivity to the environment. The cafe offers wonderful home cooked food and lovely views of the reserve and the birds from the terrace. Easily accessible from major road networks in the area, Old Moor is well worth a visit. Telephone: 01226 751593 Email: old.moor@rspb.org.uk

Elsescar Heritage Centre

Set in the attractive conservation village of Elsescar, the Heritage Centre is located in the former ironworks and colliery workshops of the Earls Fitzwilliam. Restored buildings now house everything from an antiques centre to shops selling arts, crafts and music. Browse through the shops and stay a while to relax and enjoy a bite to eat and a hot drink. Telephone 01226 740203 www.elsescar-heritage-centre.co.uk



Worsbrough Mill



The Avenue, Wentworth Castle Gardens Stainborough



Thomas Event, Elsescar



Trans Pennine Trail

This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationary Office © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. 100022264 (2009).

KEY

- Horse Box and Car Parking
- Car Parking
- Equestrian Centres
- Museum or Art Gallery
- Country Park
- Craft Centre or Forge
- RSPB Bird Reserve
- Trans Pennine Trail
- Alternative Horse Route
- Alternative Route during Forestry Operations
- Property in the care of English Heritage
- Industrial Heritage Museum or Attraction
- Flower Garden or Horticultural Exhibition
- Watermill of historic or architectural interest
- Preserved or Tourist Railway or Railway Museum

Mr Richard Gilbert
Local Plan Programme Officer
Forwarded via Planning Policy Team
Economic Regeneration
Barnsley Metropolitan Borough Council
PO Box 634
Barnsley S70 9GG

16th February 2016

Dear Mr Gilbert,

BARNSELY LOCAL PLAN – EXAMINATION IN PUBLIC – YORKSHIRE LAND LIMITED DEVELOPMENT PROPOSALS

I hope you don't mind me taking this early opportunity to contact you in respect of the Barnsley Local Plan. My client, Yorkshire Land Limited (YLL) have submitted a plethora of documentation to the Council in recent years and we thought it prudent to provide the Inspector with a quick synopsis of this work.

Importantly, we would like to draw the Inspector's early attention to the tourism benefits that YLL's proposals can deliver. Whilst no specific representations have been submitted to the local plan process on behalf our client specifically regarding the Tourism aspects of their development proposals, these are unquestionably intrinsic to YLL development proposals, both at a local and Borough level.

Can we please make a request that YLL are registered to appear at the hearing sessions in respect of tourism matters.

A synopsis of YLL's proposals is provided below for the Inspector's information. With a particular focus being made on Tourism matters for the reason identified above.

HOUSING

As you will be aware, several detailed representations have been submitted to the Barnsley Local Plan consultation process on behalf of our client, Yorkshire Land Limited, whom are seeking the allocation for housing development of two sites under their control at Sheffield Road in Oxspring (known as 'Oxspring Fields') and at Hunningley Lane, Worsbrough Dale, Urban Barnsley; both of which are identified as Category 1 'deliverable' development sites within the Strategic Housing Land Availability Assessment undertaken by Peter Brett Associates on behalf of Barnsley Metropolitan Borough Council.

All Representations and further detailed background information regarding the Proposed Oxspring Fields and Hunningley Lane site's is available online at: -

- www.Oxspring-Fields.co.uk; and
- www.Hunningley-Lane.co.uk

EMPLOYMENT DEVELOPMENT

Further representations have also been submitted seeking an employment allocation at a previously developed site which is situated on the edge of the village of Oxspring and identified as the proposed 'Blackmoor Business Park'. This proposed employment site would serve to meet the needs of the Principal Town of Penistone and the Western Rural part of the Barnsley Borough in one sustainable location, which importantly has no access constraints, unlike the only currently proposed employment Allocation within the Barnsley Local Plan (Site Reference P2) which has a number of viability issues and is constrained in access terms by a number of low bridges.

All Representations and further detailed background information regarding the proposed Blackmoor Business Park, which includes details of the access constraints affecting the Barnsley Local Plan Employment Site Reference P2, are available online at: - www.BlackmoorBusinessPark.co.uk

TOURISM DEVELOPMENT

Importantly, our client's proposals at the Oxspring Fields site include for the delivery of a myriad of community benefits desired by Oxspring Parish Council, not least the construction of a tourism hub within the south-east corner of the site (within a substantial country park element of the scheme) adjoining the Trans Pennine Trail.

This Tourism asset has been designed in the style of a traditional Pennine Farmstead and includes for such facilities as car parking, public lavatories, cycle hire and repair centre, secure cycle parking, cafe/tearoom, ice cream and refreshment kiosk, first aid centre and sheltered horse stalls, tie up points and water troughs, to take account of the needs of the frequent equestrian activity along the Trail in this location.

Our client has also identified that a dedicated ramped disabled access to the Trans Pennine Trail would be provided and incorporated as part of the development of this important community facility; indeed, we are not aware that any such disabled facilities currently exists within the area to accommodate disabled persons whom would like to enjoy use of the Trans Pennine Trail.

The Tourism facilities proposed largely align with the desires of the draft Oxspring Neighbourhood Plan (March 2016) which identifies within the Tourism and Visitor Economy Section that:

"Oxspring is ideally suited for visitors. With the provision of improved facilities, more visitors will be able to enjoy the picturesque scenery and good walking in the area. The village is positioned on the Trans Pennine Trail and is easily accessible by foot, cycle and horse users from other areas.

"The results of the 2015 questionnaire survey showed a high level of support for proposals for small scale tourism and visitor facilities such as a cafe and catering facilities, provided that traffic is managed effectively. Local residents and businesses support the opportunity to grow the local economy in a way which adds value, and improves the needs of rural settlements such as Oxspring. Additional local employment will help provide a viable and sustainable economy including jobs for younger residents and reduce the need to travel.

Sensibly, the Steering Group of the Oxspring Neighbourhood Plan has now confirmed that in order for the Oxspring Neighbourhood Plan to comply with the Government's Regulations on Neighbourhood Plans it makes sense for the Barnsley Local Plan to have concluded the examination process before

the Oxspring Neighbourhood Plan is submitted for its examination, so that any issues or potential changes which could impact on the Oxspring Neighbourhood Plan have been highlighted and can be properly dealt with.

At the overarching level, The Barnsley Local Plan identifies within paragraph 8.31 that Tourism has an important role to play in Barnsley's economy:

"We want to build on the existing tourism potential of current attractions and others close to our borders and to support and explore all opportunities to improve existing destinations and create new tourism and cultural attractions. We need to build on the legacy of the Tour de France and maximise use of key assets in the Borough such as the Trans Pennine Trail."

Whilst the Draft Oxspring Neighbourhood Plan is proactive in highlighting the many community facilities desired by the Parish, it is a well-known fact that Oxspring Parish Council have been unable to raise financing over many years to enable the delivery of such key assets as the Tourism and Sports/Community Building, this is despite the commendable efforts of all those persons involved in seeking grant funding, sponsorship and administering 'buy a brick' schemes.

PENISTONE TRANSPORT INTERCHANGE

The desire for improved Bus, Rail and Car Parking infrastructure at Penistone Railway Station (the Station) has existed for 25 years.

Our client owns land extending to 3 acres adjoining the Station, which South Yorkshire Passenger Transport Executive (the driving force behind the development of Public Transport in South Yorkshire) desire for the development of Park and Ride development to serve the needs of the Penistone Principal Town and surrounding villages.

Ourselves and several other professional practices acting on behalf our client (including Spawforths, Peter Brett Associates and Walton & Co) have identified within a myriad of representations submitted to the Council during the Local plan Consultation processes since 2013, that our client would provide the land alongside a global funding contribution of £1 million pounds which would arise as an enabling provision from the allocation of its sites at Oxspring Fields, Oxspring, and Halifax Road, Penistone.

Both of our client's sites at Oxspring and Penistone achieved a category one 'deliverable' development site rating within the Strategic Housing Land Availability Assessment undertaken on behalf of Barnsley Metropolitan Borough Council by Peter Brett Associates and we are pleased to confirm that our client's Halifax Road site in Penistone has been identified as a Housing Allocation within the Council's Publication Draft Local Plan (Site Reference H82). We fully support the allocation of site H82 by the Council on account of its robust sustainability and deliverability credentials. Notwithstanding this, the Council has failed to allocate any housing sites in Oxspring within the Barnsley Local Plan, despite the identified housing needs in Oxspring which have been established through a 'Housing Needs and Capacity Assessment' undertaken on behalf of Oxspring Parish Council by specialist consultants 'URS' who were instructed by Planning Aid England as part of the Oxspring Neighbourhood Plan Preparation process.

This issue is considered amongst others in a Legal Opinion provided by Sasha White QC of Landmark Chambers, which has been submitted to Barnsley Metropolitan Borough Council on behalf of our clients as part of the Barnsley Local Plan Consultation Process.

In terms of the extent of the proposed development of our client's site adjoining the Station, whilst South Yorkshire Passenger Transport Executive desire only basic Park and Ride facilities, our client's intimate knowledge of the area gained over thirty years leads them to believe that the site provides the perfect opportunity to support the tourism aspirations of Barnsley Metropolitan Borough Council in seeking to maximise use of key assets in the Borough, such as the Trans Pennine Trail, to which access is available directly from the station platform.

Full details of proposals for the comprehensive development of tourism infrastructure alongside the park and ride scheme is included within section 8 of a comprehensive report compiled by our client entitled 'A Timeline of Events regarding the Need and Desire for a Strategic Transport Interchange on land adjacent to Penistone Railway Station' which is available to view online at: - www.PenistoneTransportInterchange.co.uk

CONCLUSION

To conclude, whilst no representations have been submitted to the local plan process on behalf our client specifically regarding the Tourism aspects of their development proposals, these are unquestionably intrinsic to the proposals, both at a local level in seeking to viably enable the desires of Oxspring Parish Council and at the Borough level, in helping to realise Barnsley Metropolitan Borough Council's stated aim's to promote tourism in order to contribute to the economic and social well-being of local communities which arises from the Council's recognition that the future development of tourism is an important issue in both urban and rural areas and that Tourism has an important role to play in Barnsley's economy.

We therefore respectfully request that we are notified of and included within any Examination Hearings regarding Tourism development.

Should you or the Inspector require any further information, please do not hesitate to contact me.

Yours sincerely,



PAUL BUTLER

Director

paul.butler@pbplanning.co.uk