

REPORT AUDIT TRAIL; New build housing development, North Farm Close, Harthill, - Proposed 20mph zone

CONSULTATION

*This is important as it shows that consultation has been undertaken in the preparation of the report and provides a quick reference point for specific comments, whilst the report will not be publishable if these areas have not been completed by the named persons below. **You must liaise with and receive sign off from the relevant Cabinet Member(s).***

Name/Position	Portfolio/Ward/ Directorate	Date Sent	Date Received	Comments in para:
Councillor John Williams	Cabinet Member for Transport, Jobs and the Local Economy	04/02/26	05/02/26	
<i>Andrew Bramidge</i>	Regeneration and Environment	Click here to enter a date.	Click here to enter a date.	N/A
<i>Chloe Parker, Finance</i>	Corporate Services	21/01/26	23/01/26	6.1
<i>Nick Fletcher, Legal Services</i>	Legal Services	21/01/26	22/01/26	7.1
<i>Rebecca Boyle, Human Resources</i>	Corporate Services	21/01/26	21/01/26	8.1
<i>Karen Middlebrook, Procurement</i>	Finance and Customer Services	21/01/26	26/01/26	6.2
Equalities	Policy, Strategy and Engagement	21/01/26	22/01/26	10.1
Climate	Corporate Services	21/01/26	05/02/26	11.1

REPORT APPROVAL TRACKING			
Equalities Your report will not be authorised for submission to Cabinet by your Strategic Director if you have not undertaken and included an initial equalities screening. All equalities analysis documents should be sent to Equality@rotherham.gov.uk for feedback prior to being included as appendices.	Initial Screening completed and included with report	YES	12/1/26
	Full Assessment completed and included with report	YES/NO (delete as appropriate)	Insert date agreed
Carbon Impact Assessments Carbon Impact Assessments are to be appended to the associated cabinet reports. Carbon Impact Assessments should be sent to climate@rotherham.gov.uk for feedback prior to your report being sent to your Strategic Director for approval.	Carbon Impact Assessment completed and included with report.	YES	12/1/26
Background information MANDATORY: Insert headings for a few main public documents you have used or referenced to write this report. This is a legal requirement. For Cabinet reports, insert hyperlinks . Do not list private documents.	Central Government DfT Circular Roads 01/2013 revised March 2024, para 82-93		
Appendices If appendices are essential to the understanding of the report, list titles here. Ensure that appendices have proper titles. List any appendices relevant to the decision being taken first with the Equality Analysis documents coming next and the Carbon Impact Assessment being listed as the last Appendix for all reports.	Appendix 1 North Farm Close, Harthill location plan Appendix 2 Equalities Assessment Appendix 3 Carbon Impact Assessment		
Cabinet Member Approval You should retain an email confirming the Cabinet Member approval for your records. Strategic Directors should not authorise reports unless Cabinet Members have given sign off	YES/NO (delete as appropriate)	Click here to enter a date.	
Report Authorised by Strategic Director	YES/NO (delete as appropriate)	Click here to enter a date.	
Report Authorised for publication by Chief Executive	YES/NO (delete as appropriate)	Click here to enter a date.	

Committee Name and Date of Committee Meeting

Delegated Officer Decision – 17 February 2026

Report Title

New build housing development, North Farm Close, Harthill, Proposed 20mph zone

Is this a Key Decision and has it been included on the Forward Plan?

No, but it has been included on the Forward Plan

Service Director Approving Submission of the Report

Simon Moss, Service Director, Planning, Regeneration & Transport

Report Author(s)

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Ward(s) Affected

Wales

Report Summary

To seek approval to implement a 20mph speed limit, as part of an approved planning application for a new housing development off Hard Lane, Harthill named North Farm Close.

Recommendations

1. That the Head of Legal services makes the order for the implementation of the amendment to the consolidation order that allows for the introduction of a 20mph speed limit (zone) on North Farm Close, Whetstone Drive and De Matteis Close, being the roads that forms part of the approved planning application of a new housing development.

List of Appendices Included

Appendix A North Farm Close location plan
Appendix B Equalities Assessment
Appendix C Carbon Impact Assessment

Background Papers

None

Consideration by any other Council Committee, Scrutiny or Advisory Panel
Not applicable

Council Approval Required
No

Exempt from the Press and Public
No

1. Background

- 1.1 As part of an approved planning application for a new housing development off Hard Lane, Harthill, it was required that the new estate roads would form a 20mph zone.
- 1.2 The proposed development to the west of Hard Lane, Harthill, is a relatively short length of no through road (see appendix A), that have been allocated the road names of North Farm Close, Whetstone Drive and De Matteis Close.
- 1.3 The proposed 20mph speed limit will reflect the highway environment and will ensure that the speed limits on these roads are in accordance with the guidance issued by Central Government DfT Circular Roads 01/2013 revised March 2024, para 82-93, in relation to the setting of speed limits through villages and in built up areas.

2. Key Issues

- 2.1 The approved planning application, results in the development of the land to the west of Hard Lane, Harthill, with the new road layout of the development designed such, that vehicle speeds are commensurate with a 20mph speed limit, this also accords with South Yorkshire Residential Design guidance.
- 2.2 North Farm Close, Whetstone Drive and De Matteis Close which form the development, have been completed and the dwellings are becoming occupied, and as such, the implementation of the proposed 20mph speed limit is being promoted.

3. Options considered and recommended proposal

- 3.1 Do nothing and keep the proposed new roads as the default speed limit i.e. 30mph. This option is not being promoted as this would not encourage residents to take up more active forms of travel, such as walking and / or cycling.
- 3.2 It is proposed to implement the 20mph zone shown on Appendix A, in accordance with Department for Transport guidance

4. Consultation on proposal

- 4.1 All statutory consultees including South Yorkshire Police, South Yorkshire Fire and Rescue etc. the Cabinet Member for Transport and Environment, Wales Ward Members, Harthill Parish Council and the general public via notices on street and in the Rotherham Advertiser have been consulted. No objections were received.

5. Timetable and Accountability for Implementing this Decision

- 5.1 The purpose of this report is to seek approval to implement the proposed 20mph zone. Should approval be granted, the amendments to the speed limit consolidation order will be undertaken by the Councils Legal department
- 5.2 The works to implement the proposed speed limit on site will be undertaken by the developer through an agreement under section 278 of the Highways Act. The changes will be coordinated with the sealing of the order.

6. Financial and Procurement Advice and Implications

- 6.1 The cost of the traffic regulation order and amendments to the signing and lining on site will be met by the developer. This funding will need to be managed to ensure that all costs are met and they are accounted for in the same financial years.
- 6.2 There are no direct procurement implications arising from the recommendations detailed in this report.

7. Legal Advice and Implications

- 7.1 The relevant Traffic Regulation Order will be amended as set out in the body of the report to reflect the proposals described. The TRO is made pursuant to the Road Traffic Regulation Act 1984 which helps the Council to manage the highway network for all road users, including pedestrians with the aim to improve road safety and access to facilities.
- 7.2 The appropriate statutory procedure including consultation had been followed as set out in the body of the report.

8. Human Resources Advice and Implications

- 8.1 There are no human resources implications arising from this report.

9. Implications for Children and Young People and Vulnerable Adults

- 9.1 There are no specific implications for children, young people and vulnerable adults arising directly from this proposal. However, a suitable and appropriate speed limit will enhance the road safety environment for all vulnerable road users.

10. Equalities and Human Rights Advice and Implications

- 10.1 An initial Equalities Screening Assessment has been completed for this report and is attached at Appendix B.

11. Implications for CO2 Emissions and Climate Change

- 11.1 A Carbon Impact Assessment has been completed for this report and is attached at Appendix C.

12. Implications for Partners

- 12.1 The proposal will improve the road safety environment for all road users using North Farm Close, Whetstone Drive and De Matteis Close. South Yorkshire Police, as enforcement agents of speed limits, have not raised any concerns about the proposed 20mph limit.

13. Risks and Mitigation

- 13.1 There is a risk that without amending the speed limit to better reflect the road design, drivers will not reduce their speed, with the potential that inappropriate vehicle speeds may be observed with the potential for a collision to occur

14. Accountable Officers

Nigel Davey, Engineer

Nat Porter Acting Head of Transport Infrastructure Service

Approvals obtained on behalf of Statutory Officers: -

	Named Officer	Date
Chief Executive	John Edwards	Click here to enter a date.
Strategic Director of Finance & Customer Services (S.151 Officer)	Judith Badger	23/01/26
Assistant Director of Legal Services (Monitoring Officer)	Phil Horsfield	22/01/26

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This report is published on the Council's [website](#).

