

DELEGATED FILE NOTE

CASE OFFICER: ...Andrew Hunter.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02413/EC	Installation of 3no antenna at 25m to existing mast together with ancillary equipment	Telecommunications Mast 90324 Meadow Way Offley Hertfordshire

Submitted Plan Nos

Location Plan

1.0 Policies

2.0 **Site History**

2.1 None.

3.0 **Representations**

3.1 N/A.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The application site comprises a 25m+ high phone mast with ancillary equipment on the edge of a residential area.

4.2 **Proposal**

4.2.1 The application seeks the installation of 3 no. Antenna at a height of 25m, and ancillary equipment. No plans or other details have been provided.

4.2.2 The application gives the Local Planning Authority formal notification in accordance with Regulation 5 of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 as amended.

4.3 **Key Issues**

4.3.1 The key issues in this case are whether the proposed works would constitute permitted development in line with the relevant section in the General Permitted Development Order (GDPO) 2015 as amended.

4.3.2 I refer to the letter dated 21 October 2024, sent in accordance with Regulations 5 of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 as amended.

4.3.3 Details relating to the height and dimensions of the proposed antenna or ancillary equipment were not submitted. Therefore, the Local Planning Authority cannot determine whether the proposed works would be permitted in line with Part 16, Class A of the GDPO as amended, and as such would not be considered as permitted development.

4.4 **Conclusion**

4.4.1 It is considered that the proposed electronic communications apparatus would not be regarded as permitted development under Class A, Part 16 of GDPO.

5.0 **Recommendation**

5.1 Objection.

1. Insufficient information was provided, therefore the Local Planning Authority is unable to advise whether it considers the work would benefit from being permitted development as defined by the Town and Country Planning (General Permitted Development) Order 2015 Schedule 2, Part 16, Class A and is unable to confirm whether there are any the Council would wish to impose under the provisions of Article 5(3) of the Regulations for these works.

Signed  Anne McDonald	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 12 November 2024	