

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/01679/EC	Installation of one 10m Wooden Pole	Land Near 2 Mangrove Green Cockernhoe Hertfordshire LU2 8QE

Submitted Plan Nos

Location Plan

1.0 Policies

2.0 Site History

2.1 None.

3.0 Representations

3.1 None received.

4.0 Planning Considerations

4.1 Site and Surroundings

4.1.1 The application site lies on land near a highway and dwellings in a rural village.

4.2 Proposal

4.2.1 The application proposes to erect a 10m wooden pole for the purposes of providing fixed line broadband services.

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 notice and submitted plans, received on 30th July 2024, sent in accordance with Regulations 5 of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 as amended.

4.3.3 I confirm that the Local Planning Authority has no objection to the siting and appearance of this proposal and that there are no conditions the Local Authority would wish to impose.

4.4 **Conclusion**

4.4.1 It is the responsibility of the operator to ensure that works are permitted development by virtue of the Town and Country Planning (General Permitted Development) (England) Order 2015, Schedule 2, Part 16, Class A as amended. If the operator wishes for a formal determination of this, then it is advised they apply to the Local Planning Authority for a Lawful Development Certificate for the proposal.

5.0 **Recommendation**

5.1 No objection.

Signed  Sam Dicocco Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 13 August 2024	

