

DELEGATED FILE NOTE

CASE OFFICER: ...Henry Thomas.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02210/EC	Install LV underground cable and pole and No. 2 stay.	Land Adjacent To Red Brick Cottage The Street Kelshall Royston Hertfordshire SG8 9SQ

Submitted Plan Nos

Location Plan

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 consists of a detached two storey dwelling on the north side of The Street within a residential part of Kelshall. The site is within Rural Area Beyond the Greenbelt.

4.2 **Proposal**

4.2.1 The application proposes the installation of underground cabling with two poles with stays. The cable would run underneath the dwelling known as Red Brick Cottage.

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.

4.3.2 The proposed works have been submitted without any plans detailing the height, width or elevations. As such this proposal cannot be considered in line with Schedule 2, Part 15, Class B and Part 16, Class A of the GDPO as amended and therefore cannot be considered permitted development.

4.4 **Conclusion**

4.4.1 It is acknowledged that the proposed electronic communications apparatus could not be regarded as permitted development under Schedule 2, Part 15, Class B and Part 16, Class A of GDPO.

5.0 **Recommendation**

5.1 Prior approval not given.

It is acknowledged that the proposed electronic communications apparatus could not be regarded as permitted development under Schedule 2, Part 15, Class A and Part 16, Class A of GDPO. This is due to the lack of detail showing compliance with permitted development submitted on the proposed plans.

Signed  Sam Dicocco Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 31 October 2024	