



## DESIGN AND ACCESS STATEMENT

This Design and Access Statement is provided in conjunction with the Supplementary Information Template, drawings and supporting material that are submitted with this planning application.

This statement is submitted pursuant to Article 4C of the Town and Country Planning (General Development Procedure) Order 1995 (as amended) and Regulation of 3A of the Planning (Listed Buildings and Conservation Areas) Regulations 1990 (as amended).

In accordance with the Code of Best Practice on Mobile Phone Network Development<sup>1</sup>, and published Government guidance, this proposal was drawn up having regard to the need for good design.

In particular:

- Considerations of design and layout are informed by the context, having regard not just to any immediate neighbouring buildings but the townscape and landscape of the wider locality. The local pattern of streets and spaces, building traditions, materials and ecology all help to determine the character and identity of the development.
- The scale, massing and height of proposed development have been considered in relation to that of adjoining buildings; the topography, the general pattern of heights in the area; and views, vistas and landmarks.

The following general design principles have been taken into account in respect of this proposed telecommunications development:

- A proper assessment of the character of the area concerned.
- That the design shows an appreciation of context;

## SITE CONDITIONS, TECHNICAL CONSTRAINTS, LANDSCAPE FEATURES AND CAPACITY REQUIREMENTS

### Introduction

It needs to be borne in mind that the proposed development is for a mobile telecommunications installation. Hence, access is deliberately restricted, where appropriate, for the security of the installation.

### Pre Application Discussions and Negotiations

A pre application consultation letter was sent to Camden Council on 18<sup>th</sup> June 2012. This letter informed Camden Council of the proposal to install telecommunications equipment on the Highways land at the Junction of Parkway and Park Village East, Camden, London, NW1 7PS – NGR E528638, N183530 and requested comments prior to the submission of a full planning application.

To date, no comment has been forthcoming regarding the proposed development.

It is considered that the proposals are acceptable and conform to both local planning policy and national planning guidance. In this regard it was considered acceptable to progress to the application stage.

### Documentation Submitted with Application

- Plans and elevations
- Any other relevant illustrations or photomontages
- Supporting statement

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<sup>1</sup> Paragraphs 120-126.

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## Design Component

### Use

- The proposed development will consist of a mobile phone base station that will provide Telefonica O2 3G coverage to this specific area of Camden.
- The proposal will offer improved services and capabilities to the local community, creating better connections that will have social and economic benefits for the area.
- Every day, thousands of people use the Telefonica network to make emergency calls – in many cases this will mean ambulances can be on the scene faster and police can get a head start in apprehending criminals.
- In the commercial world, companies of all sizes, from sole traders to multi-nationals, take for granted the benefits to business efficiency that mobile communications bring. The added security for travellers is a benefit many people will recognise and most families have come to rely on the convenience and reassurance of instant mobile communications.
- The proposal is for a radio base station that consists of radio transmitters and receivers in cabin or cabinet connected to antennas by feeder cable. The antennas can be mounted on ground based masts, roof tops or other existing structures. They must be positioned at a height that is not obstructed by terrain or buildings to provide the radio coverage (2G and/or 3G) needed to the area targeted.

### Amount

- The amount of development entails the installation of a 12metre high streetpole accommodating 3no antennas for O2, associated equipment cabinets and ancillary development thereto.

### Layout

The proposed pole would be located on a large section of paved footpath in front of a large section of trees approximately 12m high which will provide adequate screening to the pole. There are several other existing vertical structures which are similarly positioned around the vicinity. The proposed equipment cabinets would be set back against the existing brick wall.

### Scale

- The steel monopole is a 12m high column which will accommodate 3no Telefónica antennas. There will also be 1no radio equipment cabinet and 1no electrical meter cabinet located back up against the existing brick wall. The equipment cabinet will measure 1.898m in length, 0.798m in width and 1.648m in height. The meter cabinet is much smaller measuring 0.378m in length, 0.171m in width and 0.872m in height.
- The operator is seeking to install the smallest equipment commensurate to the proposed use. It is therefore considered that the minimal equipment will not form a prominent feature in the Regent's Park Conservation Area.

### Landscaping

- No landscaping is proposed as part of this application.

### Appearance

- The street pole design has been chosen so as to allow the proposed structure to assimilate as well as possible with the adjacent street lighting columns and other vertical structures in close proximity. The equipment cabinet resembles other cabinets which already exist along Parkway and Park Village East.
- The monopole and equipments cabinets would be painted Black to allow them to assimilate with the existing vertical structure and utility equipment in the vicinity.
- The area supports a mixture of commercial and residential uses, which provide an appropriate setting for a 12m high streetpole to be located within. It is sympathetic to the character and appearance of the area and would not become a prominent feature on the pavement due to its height and slender structure. It would have the





appearance of any other vertical structures found along this stretch of Parkway and would not look out of place when viewed in perspective along this Road. The proposal comprises a subtly sited and discreetly designed network solution, whilst being appropriate to the character and appearance of the Regents Park Conservation Area.

#### **Access**

Radio base stations are not designed to be accessible by the public. Therefore no specific public access provisions or sustainable forms of transport are required to be incorporated into the design of or connections to the proposal. With this borne in mind the proposals have also shown consideration for the safety and security of the apparatus and local community as the proposed equipment cabinets are locked and alarmed in order to prevent public access to the site and as such is secure by design.

On average, Telefónica's engineers will attend a site twice a year for routine maintenance. The antennas do not need to be physically maintained once the column is in situ. During the maintenance visits, the antennas might be "optimized."

This is when the orientation or down-tilt of the antennas is altered to maximise the coverage offered by the installation. All of these changes to the antennas orientation or down-tilt are done remotely by an engineer working in the cabinet at the base of the column so there is no need for a cherry picker on any of the maintenance visits. The engineer's maintenance vehicle will be park on the street.

#### **Community Safety**

Telefónica design and operate all their radio base stations in accordance with the radio frequency or electromagnetic field exposure guidelines suggested in the European Union (EU) Council Recommendation of 12 July 1999.

This Recommendation is based on the International Commission on Non-Ionizing Radiation Protection (ICNIRP) guidelines for limiting public exposure to electromagnetic fields. This means that in areas where the general public spends time, exposure levels will be fully within guidelines which the UK Government and the European Union have recommended, and which have the formal backing of the World Health Organisation.

A declaration of ICNIRP compliance is provided as part of this planning submission.

#### **Environmental Sustainability**

The proposed installation will form part of the Telefónica mobile telecommunications networks and the development and maintenance of the necessary infrastructure to support that network is a major contributor to the sustainability of businesses. It should also be recognised that mobile telecommunications can help sustainable economic development. Continually improving mobile network coverage and capacity increasingly enables remote working, reducing the need for many people to travel to their traditional places of work. This can assist in reducing impact on transport networks and can enable many businesses to be more responsive to the needs of their customers.