

SUPPLEMENTARY INFORMATION

Background:

There is an existing permission on this site which has not yet been built. This proposal is to alter the antennas previously approved under 2016/5584/P. The amended proposal comprises the installation of 4No. Antennas, 2 No. GPS antennas, located at the upper roof level and 6No. equipment cabinets located on the lower roof level and 1 No. electrical metre cabinet located at ground level. The previous application gave permission for 4 antennas and 6 cabinets. This proposal increases the height of the antennas from 13.18 metres to the top of the antennas to 13.80 metres to the top of the antennas, includes 2 small GPS antennas and an electrical meter cabinet at ground level, no changes are proposed to the cabinets. The additional height is required to provide increased coverage and it will allow more technologies to utilise the site. Although the height of the antennas has increased it is not considered that the proposal will have a detrimental impact on the conservation area.

1. Site Details

Site Name:	Hampstead Station	Site Address:	Hampstead High Street, London, NW3 1DL
National Grid Reference:	E526390/N185776		
Site Ref Number:	148394	Site Type: ¹	Macro - Rooftop

2. Pre Application Check List

Site Selection

Was a local planning authority mast register available to check for suitable sites by the operator or the local planning authority?	Yes	No
If no explain why: Camden do not have a mast register; however telecoms history in the area relevant planning history searches have been carried out.		
Were industry site databases checked for suitable sites by the operator:	Yes	No
If no explain why: n/a		

Site Specific Pre-application consultation with local planning authority

Was there pre-application contact:	Yes
Date of pre-application contact:	08/04/2019
Name of contact:	Patrick Marfleet

¹ Macro or Micro

Summary of outcome/Main issues raised:

A letter and drawings were sent to the local planning authority informing them of our intention to submit an application.

The Planning officer (Patrick Marfleet) advised that a full planning application would be required. No advice was received as to whether the LPA would support the application.

Community Consultation

Rating of Site under Traffic Light Model:	Red	Amber	Green
Outline of consultation carried out: A traffic light rating has been carried out to help to assess the appropriate level of consultation. Using this method the site has been assessed as Amber therefore consultation has been carried out with Hampstead Town Councillors, Oliver Cooper, Stephen Stark and Maria Higson and Hampstead and Kilburn MP Tulip Siddiq.			
Summary of outcome/main issues raised (include copies of relevant correspondence): To date no responses have been received. If any responses are received these will be forwarded onto the LPA.			

School/College

Location of site in relation to school/college (include name of school/college): The gov.uk School Search tool was used and shows that there are 2 schools in proximity.
Outline of consultation carried out with school/college (include evidence of consultation): A letter and drawings were sent to: Ms Karyn Ray head teacher and chair of school governors New End Primary school. Mr Allan Mclean head teacher and chair of school governors Hampstead Parochial Church of England Primary School. These consultation letters are submitted as part of this application.
Summary of outcome/main issues raised (include copies of main correspondence): No responses received.

Civil Aviation Authority/Secretary of State for Defence/Aerodrome Operator consultation (only required for an application for prior Approval)

Will the structure be within 3km of an aerodrome or		N/a
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airfield?		
Has the Civil Aviation Authority/Secretary of State for Defence/Aerodrome Operator been notified?		N/a
Details of response: N/A – this application is a full planning application and this is a requirement for prior approval applications.		

Developer's Notice

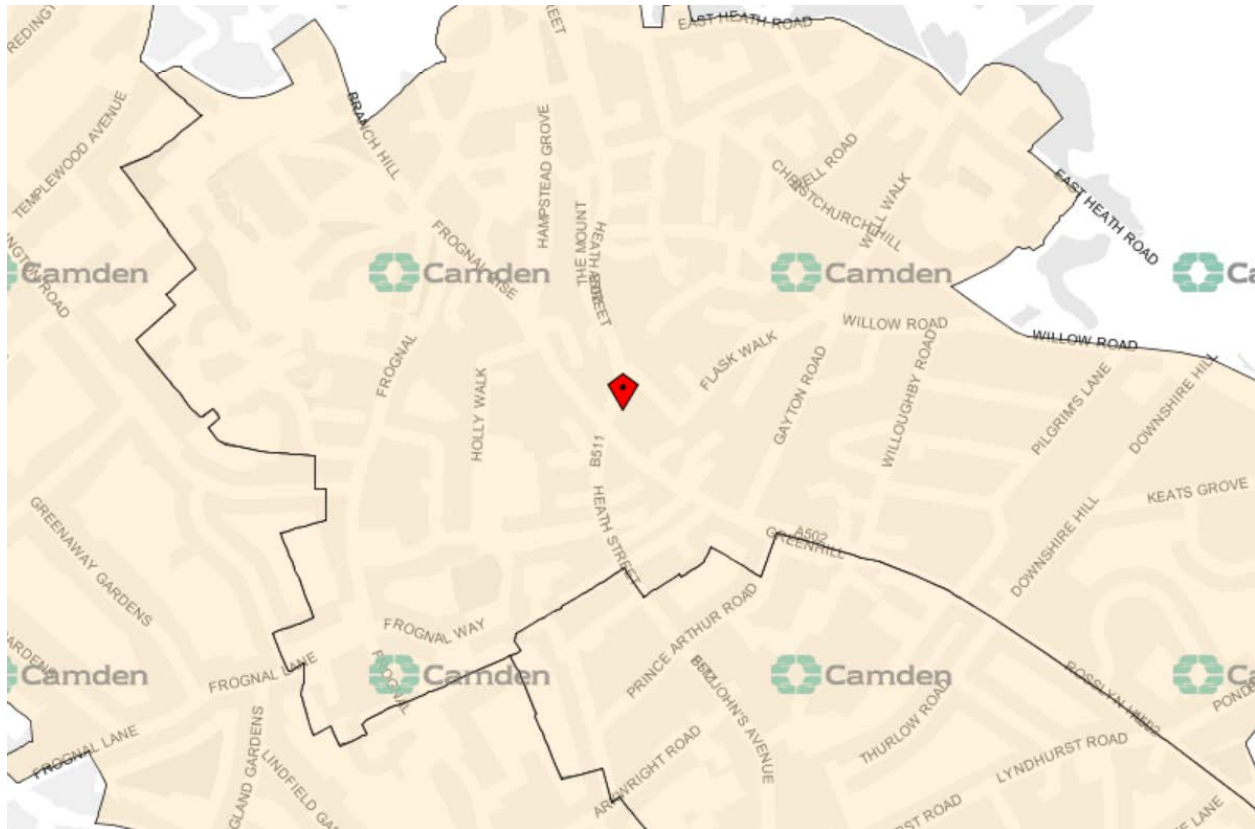
Copy of Developer's Notice enclosed?		N/a
Date served:	This is a full planning application. Article 13 notice served at time of submission.	

3. Proposed Development

The proposed site:

Hampstead Station is a two-storey brick building located at the junction of Hampstead High Street and Heath Street. There is an existing roof extension on the building with hand railing. The area around the site is mainly commercial in character with retail premises on all sides.

As can be seen the building is located within Hampstead Conservation Area. The site is identified by the red kite mark and the conservation areas are coloured pink.



Application site.

As can be seen by the map above the site is not listed and there are no listed buildings immediately adjacent to the site but there are a number of listed buildings in the vicinity.



Site when viewed from south to north on Heath Street.



View of site from north to south on Heath Street.



Site when viewed from south east to north west from Hampstead High Street

Enclose map showing the cell centre and adjoining cells if appropriate:

This site is required to provide the necessary level of coverage and capacity in and around Hampstead. Hampstead station is an ideal location as it benefits from being central in location and targeting the main traffic source of commuters. Currently, the surrounding sites in the area are at breaking point with trying to cope with the demands of Hampstead and in the very near future will be unable to provide the required service with customers seeing very low data rates and dropped calls with the increasing demand. A site is therefore required to provide the levels of coverage that are required in busy town centre locations.

Type of Structure (e.g. tower, mast, etc):

Description:

The installation of 4No. Antennas, 2 No. GPS antennas, located at the upper roof level and 6No. equipment cabinets located on the lower roof level and 1 No. electrical metre cabinet located at ground level and associated development”

There is an existing permission on this site which has not yet been built (reference 2016/5584/P). The proposal is to alter this equipment.

Equipment cabinets:

- 1 NO. Eltek outdoor PSU 700 x 820 x 1800mm - grey
- 2 no. NSN 42U 750 x 600 x 2000mm – grey
- 1 No. CSC cabinet 800 x 600 x 1770 mm – grey
- 2no. ERS rack 620 x 620 x 1770 mm – grey
- 1 no. electrical meter cabinet 655x 264 x 1015 mm – fir green

Overall Height:13.8 metres to the top of the antennas

Height of existing building (<i>where applicable</i>):	12.08 metres to upper roof level
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Equipment Housing:

Length:	Please refer to details above
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Width:	Please refer to details above
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Height:	Please refer to details above.
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Materials (*as applicable*):

Tower/mast etc – type of material and external colour:	Pole mounted antennas
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Equipment housing – type of material and external colour:	Steel - grey
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Reasons for choice of design, making reference to pre-application responses:

The previous application gave permission for 4 antennas and 6 cabinets. This proposal increases the height of the antennas from 13.18 metres to the top of the antennas to 13.80 metres to the top of the antennas which means that the antennas are 1.72 metres above the roofline and increased the antennas from the approved scheme by 0.7 metres. The proposal includes 2 small GPS antennas and an electrical meter cabinet at ground level. The additional height is required as this is an upgrade of the previously approved equipment, it will allow more technologies for both the operators to utilise the site and provide the required levels of coverage that this busy London area requires. Although the height of the antennas has increased their locations have not changed, it is not considered that the proposal will have a detrimental impact on the conservation area. The proposal utilises an existing permission and ensures that the number of sites is minimised in line with national policy.

Technical Information

	Yes	No
<p>International Commission on Non-Ionizing Radiation Protection Declaration attached (see below)</p> <p>International Commission on Non-Ionizing Radiation Protection public compliance is determined by mathematical calculation and implemented by careful location of antennas, access restrictions and/or barriers and signage as necessary. Members of the public cannot unknowingly enter areas close to the antennas where exposure may exceed the relevant guidelines.</p> <p>When determining compliance the emissions from all mobile phone network operators on or near to the site are taken into account.</p> <p>In order to minimise interference within its own network and with other radio networks, Telefonica and Vodafone operates its network in such a way the radio frequency power outputs are kept to the lowest levels commensurate with effective service provision</p> <p>As part of Telefonica's and Vodafone's network, the radio base station that is the subject of this application will be configured to operate in this way.</p> <p>All operators of radio transmitters are under a legal obligation to operate those transmitters in accordance with the conditions of their licence. Operation of the transmitter in accordance with the conditions of the licence fulfils the legal obligations in respect of interference to other radio systems, other electrical equipment, instrumentation or air traffic systems. The conditions of the licence are mandated by Ofcom, an agency of national government, who are responsible for the regulation of the civilian radio spectrum. The remit of Ofcom also includes investigation and remedy of any reported significant interference.</p> <p>The telecommunications infrastructure the subject of this application accords with all relevant legislation and as such will not cause</p>		

significant and irremediable interference with other electrical equipment, air traffic services or instrumentation operated in the national interest.		
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4. Technical Justification

Enclose predictive coverage plots if appropriate, e.g. to show coverage improvement. Proposals to improve capacity will not generally require coverage plots.

Reason(s) why site required e.g. coverage, upgrade, capacity

This site is required to provide coverage in the area.

As can clearly be seen from both sets of plots the need for the site. The area currently only has suburban coverage shown by the red colour and in this type of area coverage needs to be pink (dense urban).

The plots clearly show that with the integration of this site into both networks the coverage levels are improved and will ensure that users can join the network in this busy London area.

5. Site Selection Process

This is for amendments to a previous approval, therefore no alternative sites have been considered.

If no alternative site options have been investigated, please explain why:

This is for amendments to a previous approval.

Environmental Information (refer to Section 2 of Site Finder Report):

The site is not located within a flood zone but is within a conservation area.

Land use planning designations;

The site is located within Hampstead Conservation area. Please refer to the map on Page 4. The area is also identified as a Town Centre.

Additional relevant information (include planning policy and material considerations):

The Camden Council Local Plan was adopted on 3rd July 2017. It contains no policies directly relevant to the installation of telecommunications equipment within the borough, although paragraph 5.10 **Digital Infrastructure**, in relation to **Policy E1 – Economic Development**, does state that the Council recognises the importance of digital infrastructure, including telecommunications. **Policy D1 – Design and Policy D2 - Heritage and TC2 Camden’s centres and other shopping areas** are also relevant.

In relation to **Policy E1 – Economic Development**, the proposal is to provide coverage to an area which has a high footfall and therefore the existing sites could not provide the required coverage levels as shown by the coverage plots. This proposal is therefore in compliance with this policy and can contribute to economic development in the area, and also complies with the spirit of the NPPF. The proposal complies specifically with **Part h** of the policy by allowing for the provision of high speed digital infrastructure.

The code of best practice for mobile network development 2016 in paragraph 5.4 states, “

In terms of the wider economic impact of mobile connectivity, research by Deloitte on the economic impact of mobile broadband across a range of countries, showed that a doubling of mobile data use leads to an increase of 0.5 percentage points in the Gross Domestic Product per capita, while another study put the benefit of 4G mobile broadband to the UK economy at £75 billion over a decade.

This site will therefore promote economic development in this area.

In relation to **Policy D1 – Design**, the site has been sensitively designed the proposal proposes to amend a site which has not been built but has permission under reference 2016/5584/P, the proposal increases the height of the antennas previously approved by 0.7 metres. The antennas have been kept in the same locations as those previously approved. The increase in height of antennas by 0.7 metres on a building which is 12.08 metres in height and is viewed in the context of various roof levels is not considered to blight the streetscene. The antennas have been located centrally to further reduce their presence. The

additional electrical meter cabinet located at ground level has been carefully located on the south east elevation to ensure that it does not impede pedestrian flow. It is small in scale measuring 655 x 264 x 1015 mm and will be painted fir green.

The changes proposed are very minor and only propose to increase the height of the antennas by 0.7 metres which is considered to be negligible given the public and economic benefit that the a good telecommunications network will provide in this busy area of London.

Policy D2 – Heritage promotes the preservation and enhancement of the conservation area and listed buildings. The principal of antennas has been established by the granting of the pervious permission on this site. The increase in height of the antennas is not considered to blight the conservation area given that the site is viewed in the context of various roof heights and that 0.7 metre increase is negligible on a building of this height and therefore complies with this policy.

Policy TC2 - Camden’s centres and other shopping areas this policy promotes successful and vibrant centres to serve the needs of resident’s workers and visitors. The provision of a good telecommunications network and good connectivity promotes businesses shoppers and visitors to the area resulting in a vibrant centre which complies with the main aim of this policy.

Hampstead Conservation Area Appraisal was adopted in April 2011 and should be considered in the determination of this application.

The Conservation Area Appraisal does not list the underground station as a building of particular merit but it is identified as the point where the character of the area changes from the late Victorian section at Hampstead Tube Station to the rising winding road with older properties located on Holly Hill and Fitzjohns Avenue. A precedent for approving telecoms in this area has already been set with the approval of the previous scheme (reference 2016/5584/P).

Digital Camden

The Digital Camden document sets out Camden Council’s aims and objectives with regards to the delivery of digital infrastructure in the area. This site will allow for a sufficient level of coverage to be provided within the area by improving coverage, which in turn will allow for better access to mobile technology.

London Plan

The current 2016 Plan is still the adopted Development Plan, but the Draft London Plan is considered to be a material consideration in planning decisions and holds limited weight in the determination of applications.

The 2016 Plan recognises the strategic importance of providing the necessary infrastructure, including modern communications networks that London requires to secure its long – term economic growth.

The Draft London Plan contains Paragraph 1.0.8 which states “Planning for a ‘smarter’ city, with world-class digital connectivity will enable secure data to be better used to improve the lives of Londoners.”

The equipment provides improved digital connectivity which is of a public benefit to both Londoners and visitors to the area.

Paragraph 1.4.11 states “The digital economy, underpinned by world-class digital connectivity, data and digital services is of ever-increasing importance, improving processed, opening up new markets and allowing more flexible working.”

The site will ensure that the level of connectivity in the area is sufficient to meet the rising demand of reliable data and digital services by the public. Currently this area suffers from poor coverage levels and therefore users are unable to connect to the network.

Policy SI6 – Digital connectivity infrastructure is split into 4 parts. In relation to the proposed installation the following parts are relevant:

3A) The site will ensure that there will be no reduction in mobile connectivity in the surrounding area as the existing level of capacity and in turn coverage will be improved.

This site will be an integral element in securing the Mayor’s vision for the delivery of modern communications networks across London.

London Infrastructure Plan 2050 – Update

Chapter 8 – Digital connectivity states that digital connectivity is vital and essential for businesses and citizens to take part in modern society. This upgraded site will allow for a sufficient level of connectivity to be continued within the area, thus keeping businesses and citizens at a technological advantage.

National Infrastructure Commission Report – Connected Future

The National Infrastructure Commission (NIC) was asked to advise government on the steps the UK should take in order to become a world leader in the deployment of 5G mobile telecommunications networks, and ensure that the UK can take early advantage of the applications those networks may enable.

The Commission’s central finding is that mobile connectivity has become a necessity. The market has driven great advances since the advent of the mobile phone. But Government must now play an active role to ensure that basic services are available wherever we live, work and travel, whilst our roads, railways and city centres must be made 5G ready as quickly as possible.

Recommendation 4: States,
“Local Government should actively facilitate the deployment of mobile telecoms Infrastructure”

This proposal is part of the mobile network and is required to provide mobile coverage and connectivity in this busy central London location.

Paragraph 3.4

“These issues need to be addressed to enable widespread provision and adoption of various future services in the UK, with high quality mobile access where people live, work and travel. Addressing coverage issues now will provide the infrastructure platform on which successive

generations of mobile technology will sit, be they 5G, 6G or next generation Wi-Fi.”

This site is an important part of this ethos and will provide mobile coverage where people work live and travel. Additionally the site will contribute to the sustainability agenda as it will provide coverage to those using public transport in this busy London location.

National Planning Policy Framework

This legislation was formally adopted in July 2018 and amendments were made in 2019. In relation to this policy the following sections are relevant in determining this application:

Section 6 – Building a strong, competitive economy

Section 10 – Supporting high quality communications

Section 12 – Achieving well-designed places

Section 16 – Conserving and enhancing the historic environment

The following paragraphs need to be considered in relation to this policy:

Paragraph 80 – “significant weight should be placed on the need to support economic growth and productivity... this is particularly important where Britain can be a global leader in driving innovation.”

Paragraph 112 – “Advanced, high quality and reliable communications infrastructure is essential for economic growth and social well-being. Planning policies and decisions should support the expansion of electronic communications networks, including next generation mobile technology (such as 5G) and full fibre broadband connections. Policies should set out how high quality digital infrastructure, providing access to services from a range of providers, is expected to be delivered and upgraded over time; and should prioritise full fibre connections to existing and new developments (as these connections will, in almost all cases, provide the optimum solution)”

This site is required to provide improved coverage in this busy London location where there is currently poor coverage. There is an existing planning permission on this site and it is proposed to upgrade this site to meet the demands of the area. The site is in compliance with National policy in terms of keeping the number of sites to a minimum and ensures provision of high quality digital infrastructure in this busy London locality.

Paragraph 113 “The number of radio and electronic communications masts, and the sites for such installations, should be kept to a minimum consistent with the needs of consumers....., use of existing masts, buildings and other structures for new electronic communications capability (including wireless) should be encouraged.”

In relation to these paragraphs, the proposal is to amend a previously approved scheme, therefore keeping the number of sites to a minimum.

Paragraph 114 – “Local planning authorities should not impose a ban on new electronic communications development in certain areas, impose blanket Article 4 directions over a wide area or a wide range of electronic communications development, or insist on minimum distances between new electronic communications development and existing development. They should ensure that:

- a) They have evidence to demonstrate that electronic communications infrastructure is not expected to cause significant and irremediable interference with other electrical

- equipment, air traffic services or instrumentation operated in the national interest; and
- b) They have considered the possibility of the construction of new buildings or other structure interfering with broadcast and electronic communications services.”

Paragraph 115 – “Applications for electronic communications development (including applications for prior approval under the General Permitted Development Order) should be supported by the necessary evidence to justify the proposed development. This should include:

- a) The outcome of consultations with organisations with an interest in the proposed development, in particular with the relevant body where a mast is to be installed near a school or college, or within a statutory safeguarding zone surrounding an aerodrome, technical site or military explosives storage area; and
- b) For an addition to an existing mast or base station, a statement that self-certifies that the cumulative exposure, when operational, will not exceed International Commission guidelines on non-ionising radiation protection; or
- c) For a new mast or base station, evidence that the applicant has explored the possibility of erecting antennas on an existing building, mast or other structure and a statement that self-certifies that, when operational, International Commission guidelines will be met.

In relation to this paragraph, the proposal complies with policy. The local schools (Hampstead Parochial C of E Primary School and New End Primary School) were consulted on the proposal. Consultations were sent to the Hampstead Town Councillors and the MP for Hampstead and Kilburn to date no responses have been received. An ICNIRP certificate is submitted with the application confirming that the site will not exceed International Commission guidelines on non-ionising radiation protection.

Paragraph 124 – “Good design is a key aspect of sustainable development creates better places in which to live and work and helps make development acceptable to communities.”

In relation to this paragraph the antennas have been kept to the minimum height. The antennas have been kept away from the edges of the roof to further reduce the visual presence. The number of antennas has not increased although the height of the antennas has been increased by 0.7 metres. The scheme will not present as overbearing and amends a previous scheme which has approval, although has not yet been built. This amendment ensures that the network can cope with the demand placed on it in this busy London location and is in line with national policy as it utilises an existing planning permission.

The public benefit of mobile connectivity is apparent in our everyday lives. Connecting to the Internet via a mobile device allows people to access a wide range of central and local government services; to do research for a school project; to manage their bank account and pay bills etc. Good mobile connectivity is also vital to the business sector and can entice businesses into an area. The new site ensures that there is good mobile connectivity in the area.


This is reinforced by the code of best practice which states in paragraph 5.7

“Good mobile connectivity also promotes sustainability, both for individual communities and across the economy as a whole. For example, it enables home working, thus reducing the need for travel, and so contributes to minimising pollution and mitigating climate change and helps in the move towards a low carbon economy.”

Conclusion

It has therefore been demonstrated that the proposal is in compliance with national and local policy as set out in the NPPF and Local Plan documents. The proposal assimilates into the street scene, does not have a detrimental effect on the conservation area, permission therefore should not be withheld.

Confirmation that submitted drawings have been checked for accuracy

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		(on behalf of CTIL and above operator)	