

**DESIGN AND ACCESS STATEMENT**  
**Proposed upgrade to existing installation**  
**CTIL 149027/Telefonica 70792 – 58 Camden Road**

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

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, 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**

Following our pre-application mail of 3rd September 2019 Kate Henry commented that *'the equipment cabinet location looks to be ok in terms of visual impact'*.

## **Documentation Submitted with Application**

- Plans and elevations
- Supporting statement
- Heritage Statement

## **Design Component**

- Use proposed – Installation of 3 no. small cabinets, in a rear yard area. Both planning and listed building consent was granted for the installation of the original microcell antenna in 2015 (refs: 2015/3486/P & 2015/4018/L). The equipment requirements in relation to the installation have now changed (given the changes in technology and demand), and this means that the original internal small equipment cabinet is no longer fit for purpose. Unfortunately, given the requirement, there is insufficient internal space to accommodate the need to install 3 new small cabinets. The scheme is as a result of a requirement for Telefonica to provide improved 3G and 4G network capacity and coverage for the area.
- Amount - For the purposes of this application, the installation of 3 no. small equipment cabinets
- Layout – See drawings, and Heritage Statement.
- Scale -. For the purposes of this application the installation of 3 no. small equipment cabinets. See detailed drawings
- Landscaping – N/A
- Appearance – cabinets will be steel, light grey, but are in a rear yard area that is not generally visible

## **Access**

Access to the development is by definition limited to the operator and its authorised agents.

## **Listed Building Consent Statement**

This Design & Access Statement is submitted to support an application for planning and listed building consent. In submitting this application specific regard has been had to the statutory tests contained in the Planning (Listed Building and Conservation Areas) Act 1990, published Government guidance and the Code of Best Practice on Mobile Phone Network Development.

In submitting this application, special attention has been paid to the desirability of preserving the listed building or its setting or any features of special architectural or historic interest which it possesses.

Particular regard has been had to the historic and special architectural importance of the building and particular physical features of the building that justify its designation as a listed building and the buildings setting.

The following features are relevant to this:

[Cornerstone Design and Access Statement \(England\) V.1 20190311](#)

- Discreet positioning of cabinets in rear yard
- Use of small cabinets to ensure minimal visual impact

Further information is contained in an additional Heritage Statement