



Our Ref: CMN013 Maple House

The Chief Planning Officer,
London Borough of Camden,
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5 Pancras Square,
London
N1C 4A

Email: planning@camden.gov.uk

26th May 2021

Dear Sir/Madam

PRE-APPLICATION CONSULTATION, PROPOSED TELECOMMUNICATIONS DEVELOPMENT AT MAPLE HOUSE, TOTTENHAM COURT ROAD, LONDON, W1T 7NF (NGR 529322E 182222N)

We act for MBNL, a joint venture between EE (UK) Ltd and H3G (UK) Ltd who have existing telecommunications equipment on the roof of the above property. As part of EE (UK) Ltd.'s and H3G (UK) Ltd.'s continued network improvement programme they wish to upgrade the existing site to facilitate additional coverage and capacity requirements, incorporating new technologies. The NPPF sets out the Government's general overview regarding supporting high quality communications infrastructure, recognising that advanced, high quality communications infrastructure is essential for economic growth.

Base stations use radio signals to connect mobile devices and phones to the network, enabling people to send and receive, calls, texts, emails, pictures, access the web, TV and download information.

This letter therefore invites you, in accordance with planning policy guidance and Best Practice Commitments to enter into pre-application discussions with regard to our preferred site option which is to upgrade the existing rooftop equipment, prior to the submission of a formal planning application.



The proposed site is the rooftop of Maple House, which is sited on Tottenham Court Road close to its junction with Euston Road and Warren Street Underground Station. It is located on the eastern side of Tottenham Court Road, immediately adjacent to University College Hospital to the East and Bloomsbury Square Conservation Area, whilst Fitzroy Square Conservation Area lies to the West of the site. Whilst it is in a reasonably sensitive location it already accommodates a significant amount of telecommunications infrastructure at roof level and most of the equipment is not readily visible from ground level. The property is located in a very busy part of Central London, on a major transport route and close to major transport hubs. The adjacent hospital also acts as major activity generator requiring efficient and up to date communications infrastructure.

The proposed works comprise the replacement of all existing MBNL antennas and associated equipment by the installation of a 10m rooftop stub tower supporting 6 no. antenna apertures installed on new support poles fixed to the new tower headframe, together with 4 no. 0.6m dishes, 8 no. cabinets on a steel platform and development ancillary thereto. The proposed stub tower is to be sited well back from the edge of the building to minimise its visibility. Much of the existing rooftop equipment is not visible from ground level and that which can be seen is simple in form and small in scale. Whilst the proposed stub tower may be visible from certain viewpoints further away from the building, such features are routinely seen in active urban locations and in the light of the high rise building which lies adjacent it is contended that it will be easily assimilated in this environment without causing any undue harm. The existing MBNL equipment cabinets, antennas and associated equipment and steelwork will be removed to allow for the new equipment which will allow for the introduction of 5G technologies to the area.

The height of the proposed stub tower is the minimum capable of providing the technological improvements sought whilst achieving ICNIRP compliance. It is imperative that support is given to the introduction of new infrastructure to allow new technology which will allow networks to be able to handle more data and connect more devices simultaneously at much faster speeds. This will enable places to remain competitive and will support the Government's ambition for the UK to become a world leader in telecommunications technologies and development. It should be noted that the new technologies will provide advanced high quality communications infrastructure essential for economic growth as sought by the NPPF. Any perceived negative impacts will be far outweighed by the overall benefits of the scheme and the location of the apparatus on a building which already supports extensive telecommunications equipment will minimise its potential impact on the immediate environment.

All EE and H3G installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the



World Health Organisation. A certificate of ICNIRP compliance will be included within the planning submission.

Enclosed please find the planning drawings which set out in detail precisely what is proposed. Should you require any further information or wish to discuss the matter further please do not hesitate to contact either myself or my colleague Martin Harris.

Should you wish to respond, please include the reference: - CMN013 Maple House in order for us to be able to answer your query. We look forward to receiving your response within 14 days of the date of this letter.

Yours faithfully,

Mrs Susan Griffiths

Head of Planning

Beacon Communications

Email: sue.griffiths@beaconcomms.co.uk

Beacon Communications Services Limited
For and on behalf of MBNL, EE Limited and H3G (UK) Limited