SUPPLEMENTARY INFORMATION FORM

1. Site details

Site Name	Platt Street SW	**Site Address**	On the Westbound Footpath, Platt Street, Padfield, Glossop SK13 1DW
NGR	E: 402475 N: 396136		
Site Ref Number	92622	Site Type[1]	SW (Low Capacity)

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	
if no explain why		
Was the industry site database checked for suitable sites by the operator?	Yes	
if no explain why		

Annual Area Wide Information to local planning authority

Date of information submission to local planning authority	July 2016
Name of contact	Head of Planning
Summary of issues raised:	

Pre-application consultation with local planning authority

Date of written offer of pre-application consultation	13/03/2017	
Was there pre-application contact	No	**Yes**
Date of pre-application contact	06/04/2017	
Name of contact	Mark Ollerenshaw	

[1] Macro or Micro

Summary of outcome/Main issues raised

"The site is relatively prominent in the street scene and is adjacent to the NCN62 Trans Pennine Trail, which is a very popular recreational route and a gateway to the Peak District National Park. Whilst there is some tree screening to the south of the site, I have concerns that the proposed street pole would appear as a conspicuous and alien feature in the street scene when viewed from Platt Street and from the start of the Trans Pennine Trail. In addition, the site is also within proximity of residential properties on Malvern Rise and Gawsworth Close.

Given the above concerns, I would recommend that you fully explore the possibility of mast / site sharing or siting the proposed installation on an existing building or structure in the area. In relation to the list of Alternative Locations, I acknowledge that there are technical issues with these which is why they have been discounted. However, in my view, some of these would be preferable to the proposal in that they are in less conspicuous locations. In terms of the pre-application consultation strategy outlined in your letter, I am satisfied that the proposed level of community consultation and Traffic Light Rating are appropriate."

Siting-
This is proposed on the public footway of Platt Street, approximately 30m from the former railway bridge and approximately 30 from the three-way junction from Malvern Rise. The site has dense woodland to east and west, a disused railway line to the south and residential properties to the north. This area is particularly difficult as there are severe topography issues which has eliminated a lot of potential sites. Any perceived detrimental impact upon visual amenity from the nearest properties has been minimised by distance from the equipment and placing the equipment so that properties do not directly face onto it. The nearest properties will also benefit from a backdrop of trees when observing the proposal and the hedges on their boundaries will act as further screening for the proposal. It should be noted that this stretch of Platt Street is the only section of highway in the search area that is both able to accommodate a mast and that is not directly overlooked by residential properties.

Design-
The slim streetpole design has been sited and designed to ensure its sensitive integration into the existing streetscene, and is therefore considered the best location available to minimise visual and residential amenity impacts. This consists of a slim line pole designed to represent the appearance of a lamppost, allowing it to blend into the wider street scene. The lamppost is flush at the top and incorporates the antenna which does not present an ungainly feature diminishing the visual effect of the lamppost again serving to minimise the contrast with the e. As such we consider it the most appropriate design in this location.

The height of 15.0m was the result of an on-site panoramic survey to determine the height of the existing clutter in the area, and therefore what ***minimum height*** would be necessary to ensure the site is operationally effective.

mast / site sharing or siting the proposed installation on an existing building or structure-

As previously mentioned, a site in this area is difficult due to the topography of the land. Further to that, there are no other existing buildings or structures where this coverage can be maintained. The existing site (DBY0137) which is to be removed is the only possible building which would replicate the current coverage which EE customers receive within this area. From mid-2017 these users will include the Emergency Services as EE have been awarded the contract to provide network coverage for all the blue light services.

Ten Commitments Consultation

Rating of Site under Traffic Light Model	Green	**Amber**	Red
Outline Consultation carried out: Letters and plans to Ward Councillors and Economy Transport & Communities.			
Summary of outcome/Main issues raised: **Ray Humphreys:** *"I have now received all the reports from our 'consultation process' and you will be pleased to hear there are no objections. Those consulted include Development Control, Traffic, Maintenance and New Roads and Streetworks divisions, whose comments are as follows: -* *-"proposed site location is not a protected, special or traffic sensitive street and that there are no Section 58 Restriction Notices in place"* *-"The location is not protected or traffic sensitive. There are no Section 58 restrictions in place.""*			

School/College

Location of site in relation to school/college (include name of school/college) The nearest school is to the east of the proposed site, approximately 450m away.
Outline of consultation carried out with school/college (include evidence of consultation) None due to distance from site.
Summary of outcome/Main issues raised N/A

3.0 Proposed Development

The proposed site

The proposed site is:

On the Westbound Footpath, Platt Street, Padfield, Glossop SK13 1DW.

The proposal consists of the installation of a 15m high telecommunications slim streetworks streetpole in the style of a lamppost column, 3 No. GRP shrouded multi-band antennas, 2 No. 0.3m DIA dishes, 3 No. equipment cabinets and other ancillary equipment on the existing public footway.

The proposed equipment will be located on adopted highways land. As a statutory undertaken, the applicant has the right to install and maintain apparatus on highways land. Using the adopted maps, we could identify this. Economy Transport & Communities have been consulted and they have raised no issues with a site here.

Enclose map showing the cell centre and existing sites within the cell and adjoining cells
Map below

Type of Structure (e.g. tower, mast, etc):	
Description: 15m high steel slim streetworks monopole with shrouded antenna.	
Overall Height:	
Height of existing building (where applicable)	metres
Equipment Housing	
Length (see proposed equipment schedule on drawings)	metres
Width (see proposed equipment schedule on drawings)	metres
Height (see proposed equipment schedule on drawings)	metres
Materials (as applicable)	
Tower/mast etc – type of material and external colour	Galvanised
Equipment housing – type of material and external colour	Fir Green

Reasons for choice of Design

No opportunities for using an existing building or structure presented itself within the defined search area (this proposal is being used to replace existing infrastructure). A shrouded column design such as this has been chosen to be visually less intrusive than a lattice mast at this location.

The slim streetpole design has been sited and designed to ensure its sensitive integration into the existing streetscene, and is therefore considered the best location available to minimise visual and residential amenity impacts.

View from footpath of the site looking north to south

4.0 Technical information

International Commission on Non-Ionizing Radiation Protection Declaration attached (see below)* 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.	Yes	

When determining compliance the emissions from all mobile phone network operators on or near to the site are taken into account. In order to minimise interference within its own network and with other radio networks, EE (UK) Ltd and H3G (UK) Limited operates its network in such a way the radio frequency power outputs are kept to the lowest levels commensurate with effective service provision As part of EE (UK) Ltd and H3G (UK) Limited's network, the radio base station that is the subject of this application will be configured to operate in this way. 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. The telecommunications infrastructure the subject of this application accords with all relevant legislation and as such will not cause significant and irremediable interference with other electrical equipment, air traffic services or instrumentation operated in the national interest.		

Frequency	GSM 1865.5-1846.5 MHz
Modulation characteristics[2]	GMSK & QPSK

[2] The modulation method employed in GSM is GMSK (Gaussian Minimum Shift Keying) which is a form of Phase Modulation.
The modulation method employed in UMTS is QPSK (Quad Phase Shift Keying) which is another form of Phase Modulation.

Power output (expressed in EIRP in dBW per carrier) In order to minimise interference within its own network and with other radio networks, EE operates its network in such a way that radio frequency power outputs are kept to the lowest levels commensurate with effective service provision. As part of EE's network, the radio base station that is the subject of this application will be configured to operate in this way.	56 dBm
Height of antenna (m above ground level)	15m (to top)

5.0 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

EE Ltd requires a replacement site to maintain the coverage to Padfield and surrounding areas. Coverage will be reduced or lost once the existing 21.6m high telecommunications stub mast located on the rooftop of Hadfield Mill, Raymond Joseph Works, Platt Street (DBY0137) is decommissioned due to the future development plans of the landowner, which includes the demolition of the building where the current site is located on.

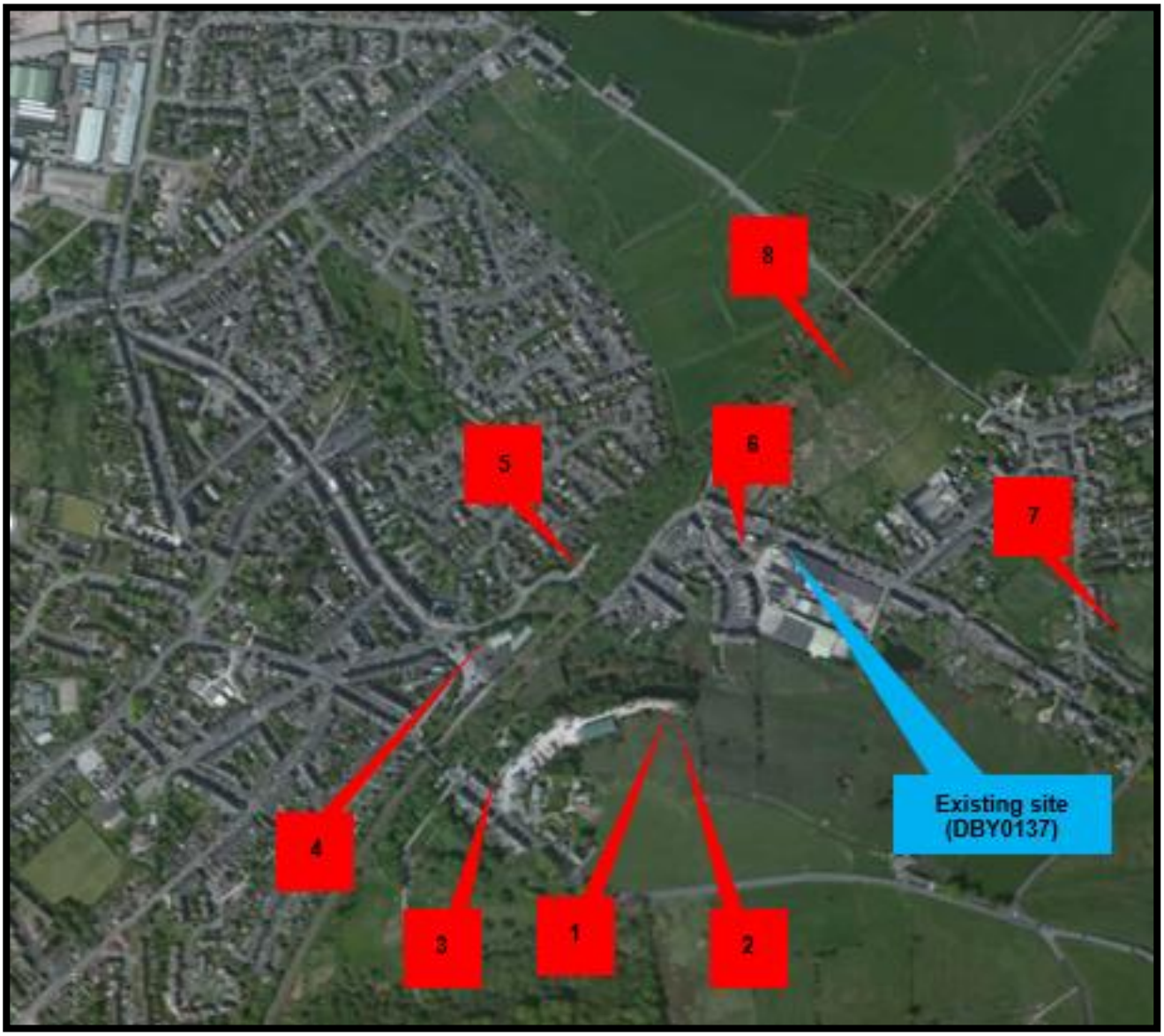
Originally, a height of 21m was given to maintain the coverage to this area but at this location it could be brought down to 15m due to its central location. The requirement of 15m is to meet operational efficiency in an area with difficult topography and to allow the mast to be above the trees to the rear of the footpath.

The proposed replacement mast would not only service voice calls but will include provision for 3G & 4G data use. If DBY0137 cannot be replaced, then upon its removal existing users of the network's voice and data services would experience a reduction or loss of coverage in this area. From mid-2017 these users will include the Emergency Services as EE have been awarded the contract to provide network coverage for all the blue light services.

It is important to note that any analysis on alternative sites is predicted on the basis of a location as close to the existing site being far more preferable than one further away i.e. the further you move away from the existing site, the less suitable any particular location becomes in terms of radio coverage.

There are no suitable large structures or shareable other operator sites within the search area that can provide the height required to maintain the radio coverage.

Alternative sites considered and not chosen.



Option	Address	NGR	Discount Reason
1	Markovitz Ltd. Builders Yard, SK13 1DZ	E402601 N396000	The landowner confirmed that there is no room to site equipment in the builder's yard.
2	Field at Markovitz Ltd, SK13 1DZ	E402601 N396000	There are topography, access and power issues for a site here.
3	Land by Staff Car Park, Markovitz Ltd., SK13 1DZ	E402406 N395937	We identified land by the staff car park, however on further investigation the land proved to be too constrained by the space available, the angle of

			the slope, the surrounded tall trees and its proximity to housing.
4	Land at Ashton Steel Stockholders, SK13 1DW	E402433 N396086	The land available is landlocked with no access for build or maintenance.
5	Land by former Railway Line, SK13 1QT	E402534 N396180	The former railway line forms part of the NCN62 cycle route and it is not clear in whose ownership the land now resides. In addition, there are technical difficulties in building a site at this location.
6	Land at David Oldham Cars, SK13 1EY	E402684 N396188	The land is being sold for development.
7	Temple Street Garages, SK13 1EL	E403041 N396076	A site here is likely to be considered visually intrusive as it is within the conservation area and directly overlooked by the neighbouring houses.
8	Land off Padfield Main Road, SK13 1DY	E402812 N396366	This site was to put forward but after further investigation, the radio planner confirmed that this site does not provide the coverage of the proposed site.

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

N/A

Additional relevant information

As discussed above the site is required as an existing site is being lost. This means that all the existing (and potential) customers in the area will suffer a loss of service should a replacement not be found. The cellular nature of mobile telephony means that the replacement needs to be located as close to the existing as otherwise there will be areas which overlap with other cells (in a mature network i.e. one where there are established neighbouring masts/cells) and areas which may lose out altogether. The search area for the replacement is therefore, by definition, tighter than it might otherwise be for a new cell. The potential locations looked at are listed above.

Mobile connectivity is constantly evolving and by definition, doesn't follow any specific land use. Indeed, residential areas are generally the areas of highest demand as mobile devices are not now, only the preserve of the business community but are used most often for social reasons. A number of devices are not even used on the move, and often tablets and notebooks are used in people's houses via their mobile contract (as opposed to fixed line). There are increasing amounts of households who only have mobile contracts and no fixed line in the house, however large telecoms infrastructure is visually intrusive within a residential setting, which is why we are proposing the replacement to be a slim lamppost style structure so to not be visually obtrusive.

In addition, as mentioned earlier from mid-2017 EE will be the Emergency Services Network provider and therefore maintaining coverage is also required for all the blue light services.

Hopefully the above list of discounted alternatives has provided the evidence the Council require in terms of reasonable alternatives.

Planning Policy

As with any application relating to telecommunications base station developments, this application should be considered in a context of the National Planning Policy Framework (NPPF).

In this regard the NPPF can be summarised as follows:

- Government policy is to support high quality communications infrastructure and systems, as essential for sustainable economic growth;
- Government policy is to keep the inevitable environmental impact associated with electronic communications development to the minimum;
- The key way to minimise environmental impact is to avoid the unnecessary proliferation of new radio masts and sites;
- Great weight should be given to conserving landscape and scenic beauty in certain specified designated landscapes, e.g. National Parks, Areas of Outstanding Natural Beauty, Conservation Areas, etc.;
- The emphasis on minimising environmental impact is greater according to the sensitivity of the site. The emphasis on exploring and utilising site sharing

opportunities is consequently higher in these circumstances;

- Best practice encourages a consultative approach and one that seeks to minimise potential visual impact and

- The starting point for planning new networks or the expansion of existing networks is, therefore, to use existing electronic communications sites owned by other operators or radio site management companies.

The NPPF as a whole is aimed at encouraging a more positive approach to town planning. While the NPPF builds environmental protection into the definition of sustainable development, there is also a very clear emphasis that local planning authorities should be looking for ways to help development come forward and not reject applications simply on environmental grounds. The NPPF recognises that this is especially relevant where a development might have other significantly important benefits such as being essential to meet, for example, sustainable economic growth or a national need which can include new infrastructure.

It is important to reflect on some key points within the NPPF which are relevant to the very important development at this site and the general planning principles that should apply when determining the merits of the application:

a. Paragraph 14 advises that authorities should:

- positively seek opportunities to meet the development needs of their area [as part of plan making];
- meet objectively assessed needs unless the adverse effects would *"significantly and demonstrably outweigh the benefits"*;

b. Paragraph 17 advises that planning should *"proactively drive and support sustainable development to deliver the homes, businesses and industrial units,* ***infrastructure*** *and thriving local places that the country needs"*

c. Paragraph 19 states that "*planning should operate to encourage and not act as an impediment to sustainable growth … significant weight should be placed on the need to support economic growth through the planning system"*;

d. Paragraph 187, on "decision-taking" states that authorities should *"look for solutions rather than problems, and decision-takers at every level should seek to approve applications for sustainable development where possible"*.

e. Paragraph 14 of the NPPF further states that the presumption in favour of sustainable development lies at the heart of the planning system and, in respect of decision-taking, this means that development proposals that accord with the provisions of the Development Plan should be approved without delay. In respect of this guidance, the following sections of this statement demonstrate that the proposed development accords fully will all relevant Development Plan policies and, therefore, permission should be granted for the development.

Supporting Advanced Communications Infrastructure of the NPPF

The proposal is also supported by, and accords with, the guidance in Section 5 of the

NPPF, which provides further guidance on the Government's objective of supporting the provision high quality communications networks in England.

The NPPF clearly acknowledges the benefits of modern electronic communications and seeks to encourage such development as being essential due to their role in supporting a modern economy, contributing to sustainable objectives, and enhancing local community access to a range of goods and services. Local planning authorities are advised to respond positively to proposals for electronic communications development and this has to include an understanding of the associated special problems and technical needs of developing communications networks.

It must also be stressed that alternative locations have been considered and for a variety of reasons discounted as can be found under the alternative site assessment within section 1.4 of this statement. Moreover, the continued public benefits, including provision of emergency services coverage, that the proposal will bring to residents and businesses in the area through 2G/3G/HSPA coverage is unquestionable from an economic, social and environmental perspective. This coverage of course would be lost if this replacement is not approved by the Local Planning Authority.

Local Planning Policies

Turning now to local planning policy in the form of the High Peak Local Plan
Adopted April 2016. This Plan includes specific policy relating to telecoms installations that can be found under Policy CF 3 Local Infrastructure Provision. It sets out the following that is applicable to the determination of this application:

- "*Requiring that new development is suitably located and supported by appropriate complementary measures to ensure accessibility to services and jobs and the health and well-being of local communities*
- *Supporting improvements to telecommunications and high speed broadband infrastructure that does not have an inappropriate impact on the landscape or townscape"*

Assessment against Policy

EE Ltd requires a site for a new base station in this location to predominantly cover Padfield and the surrounding area. This is particularly important as the area will have little or no coverage when the existing installation is removed and if not replaced by this proposal. This will consequently have an adverse impact on those residents and businesses within these areas that rely on coverage from an economic, social and environmental perspective, contrary to principles of sustainable development.

An alternative site assessment has been submitted within this planning statement that clearly outlines that other sites have been identified, researched and considered to not be appropriate for many different reasons. Ultimately, this is the only location where the installation can be located to serve these areas and will be done so with no substantial harm caused to the street scene. Furthermore, it is concluded that the public benefits as discussed clearly outweigh any harm caused. Sharing an existing mast site is not an option in this case for the reasons explained, while utilising an existing building is also as outlined is also the only option in this case.

The scale of the installation is not considered to be significant given that the proposal is to

replace an existing 21.6m to the top of the antennas stub mast with a slim 15m high lamppost style structure with shrouded antennas which is to be galvanised to match and designed to be in context with the existing street lighting. The associated equipment is to be green in colour to reduce the visual impact of the equipment against the backdrop of trees. The high trees provide a good level of screening for the equipment from the nearby residents along with the hedges at the boundaries of these properties providing further screening. In addition, it must be remembered that the proposal is required to provide a public benefit in accordance with the sustainable development principles enshrined within the NPPF and local planning policy.

We would again reiterate that we believe that we have demonstrated that the telecommunications development, having regards to the technical and operational constraints, have been designed to minimise environmental and visual impacts through carful sitting and design choices. The proposal complies with both national and local planning guidance and as such it is considered to provide the best location from both a technical and town planning view.

Any information required regarding location, height of antennas, frequency etc. can be found in the supporting documents which are attached to the planning application. As noted above, an ICNIRP certificate has also been enclosed. We believe this proposal is compliant with all relevant planning policy, as noted above, and should therefore be supported by your department.

Contact Details

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Signed	**Stephen Granger**	**Date**	**21/04/2017**
Position	**Senior Surveyor**	**Company**	**Harlequin Group**
			For and on behalf of EE Limited