

PLANNING COMMITTEE

2nd November 2011

APPEAL OUTCOME REPORT FOR INFORMATION

APPEAL MADE AGAINST REFUSAL OF PRIOR APPROVAL OF THE SITING AND DESIGN OF A TELECOMMUNICATIONS INSTALLATION

PLANNING APPLICATION DETAILS: 2011/030/GDO

PROPOSAL	15m MONOPOLE, EQUIPMENT CABINET AND ANCILLARY APPARATUS
LOCATION	HIGHWAY VERGE OFF CLAYBROOK DRIVE, REDDITCH
WARD	MATCHBOROUGH
DECISION	PLANNING DECISION MADE AT PLANNING COMMITTEE ON 29TH MARCH 2011

The author of this report is Ailith Rutt, Development Management Manager, who can be contacted on extension 3374 (e-mail: ailith.rutt@bromsgroveandredditch.gov.uk) for more information.

Discussion

Whilst Officers considered that the siting and appearance of this installation were appropriate, in their discussion at Committee Members considered that these matters were not acceptable and refused to grant prior approval for the following reason:

The siting of the proposed installation would be in close proximity to a significant number of residential properties such that it would be likely to have an adverse effect on their amenity and outlook, as well as having the potential to give rise to the fear of negative health effects. As such, the proposal is considered to be contrary to PPG8 and Policy B(BE)13 of the Borough of Redditch Local Plan No.3.

The Inspector considered that the proposed siting was such that the installation would be well screened and appear unobtrusive, well separated from any residential properties such that there would be no harm to residential outlook. She further regarded the sharing of the installation by two operators to be good practice.

Whilst there was some confusion over the location plans, which could be considered to be inaccurate and identify two slightly different locations in close proximity to each other, the Inspector clarified which plan her decision was based on, and that in either case she felt that the same considerations would apply.

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Further Issues

The procedural matter has been raised with the Planning Inspectorate and Officers consider that it would not be appropriate to challenge this further.

Appeal Outcome

The planning appeal was ALLOWED. Costs were neither sought nor awarded.

Recommendation

**The Committee is asked to RESOLVE that
the item of information be noted.**