

NOTICE OF PRIOR APPROVAL DETERMINATION

Part 16 of Schedule 2 to The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

To:

Mr Marshall
WHP Telecoms Limited
Troy Mills
Helena House
Troy Road
Horsforth, Leeds
LS18 5GN

On Behalf Of:

Hutchinson 3G Uk Ltd.
Star House
20 Grenfell Road
Maidenhead
SL6 1EH

PART 1 - Particulars of Application

Application Number: 66081

Date of Registration: 15/10/2020

Proposal:

Proposed telecommunications installation:
Proposed 20m Phase 8 Monopole C/W
wraparound Cabinet at base and associated
ancillary works

Location:

Every Street, Woodhill Fold, Fernhill, Bury,
BL9 5AA

PART 2 - Particulars of Decision

Bury Metropolitan Borough Council hereby determine that prior approval of the local planning authority is **REQUIRED** for the siting and appearance of the development set out in Part 1 of this decision notice.

The Metropolitan Borough of Bury hereby give **APPROVAL** for the siting and appearance of the development proposed in the above-mentioned application subject to the following conditions.

- 1 The development must be begun not later than three years beginning with the date of this permission.
Reason. Required to be imposed by Section 91 Town & Country Planning Act 1990.

- 2 This decision relates to drawings numbered -

BRY14595_M001 Issue A -

002 Site location plan; 100 Existing site plan; 150 Existing elevation A; 210 Proposed H3G site plan; 250 Proposed H3G elevation; 303 Proposed H3G antenna schedule and line configuration; 305 Equipment schedule and support structure details

and the development shall not be carried out except in accordance with the drawings hereby approved.

Reason. For the avoidance of doubt and to ensure a satisfactory standard of design pursuant to the policies of the Bury Unitary Development Plan listed.

- 3 The existing sett paving around the proposed installation shall be reinstated to its former condition within 1 month of the first operation of the 20m monopole hereby

permitted. The scope and specification for the ground reinstatement shall be submitted to and agreed in writing with the Local Planning Authority prior to the first operation of the 20m monopole hereby permitted, and carried out in accordance with the approved details.

Reason. To ensure good highway design and maintain the integrity of the adopted highway, in the interests of highway safety pursuant to Bury Unitary Development Plan Policies EN1/2 - Townscape and Built Design, EN1/4 - Street Furniture and EN1/10 - Telecommunications.

- 4 The monopole and associated cabinet equipment hereby approved shall be coloured grey and thereafter maintained as such.

Reason. In the interests of visual amenity pursuant to Policies EN1/2 - Townscape and Built Design and Policy EN1/10 - Telecommunications of the Bury Unitary Development Plan.

Statement in accordance with Article 35(2) Town and Country Planning (Development Management Procedure) (England) (Amendment) Order 2015

The proposal complies with the development plan and would improve the economic, social and environmental conditions of the area. It therefore comprises sustainable development and the Local Planning Authority worked proactively and positively to issue the decision without delay. The Local Planning Authority has therefore implemented the requirement in Paragraph 38 of the National Planning Policy Framework.

The following policies of the Bury Unitary Development Plan, National and Regional Government were considered relevant:

NPPF National Planning Policy Framework
EN1/2 EN1/2 - Townscape and Built Design
EN1/4 EN1/4 - Street Furniture
EN1/10 EN1/10 - Telecommunications
EC2/1 EC2/1 - Employment Generating Areas

This decision relates only to the Town and Country Planning Acts and does not include any consent or approval under any other enactment or under the Building Regulations. Any other consent or approval which is necessary must be obtained from the appropriate authority.

Applicant Plan Numbers:

BRY14595_M001 Issue A -
002 Site location plan; 100 Existing site plan; 150 Existing elevation A; 210 Proposed H3G site plan; 250 Proposed H3G elevation; 303 Proposed H3G antenna schedule and line configuration; 305 Equipment schedule and support structure details

NOTES TO APPLICANT

- . The applicant's attention is drawn to the need to consult the Department for Resources and Regulation regarding the need to agree the scope and specification of the proposed highway works, the need to obtain any necessary permission for siting and servicing all the proposed equipment on the highway and to the fact that the development should not take place until all statutory requirements have been completed.

Signed:

A handwritten signature in black ink, appearing to read "Joe Kohn", is positioned in the upper left area of the page.

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On behalf of the Council

Date of Decision: 07/12/2020