



## REPORT TO PLANNING COMMITTEE

8<sup>th</sup> July 2020

|  |   |
|--|---|
| <b>Application Reference</b>             | DC/20/64215   |
| <b>Application Received</b>              | 24 <sup>th</sup> April 2020   |
| <b>Application Description</b>           | Proposed 15m high Monopole, wraparound Cabinet at base and associated ancillary works.  |
| <b>Application Address</b>               | Land at Garratt Street<br>West Bromwich   |
| <b>Applicant</b>                         | Hutchison 3G UK Ltd<br>Star House<br>20 Grenfell Road<br>Maidenhead<br>SL6 1EH  |
| <b>Ward</b>                              | West Bromwich Central   |
| <b>Contribution towards Vision 2030:</b> |   |
| <b>Contact Officer(s)</b>                | Douglas Eardley<br>0121 5694892<br>douglas_eardley@sandwell.gov.uk  |

### **RECOMMENDATION**

That prior approval is required and granted.

#### **1. BACKGROUND**

- 1.1 This application is being reported to your Planning Committee because the proposal has generated 4 objections.
- 1.1 To assist members with site context, a link to google maps is provided below:

[Garratt Street, West Bromwich](#)

#### **2. SUMMARY OF KEY CONSIDERATIONS**

- 2.1 The site is unallocated in the adopted development plans.

2.2 The material planning considerations which are relevant to this application are: -

Government policy (NPPF)  
Proposals in the Local Plan  
Out of character with the surrounding area

### **3. THE APPLICATION SITE**

3.1 The application relates to a piece of land on the northern side of Garratt Street, West Bromwich. To the north of the site is a park (Jesson Playing Field); there is an underpass and roundabout opposite the site; with residential properties situated approximately 30 metres east of the application site.

### **4. PLANNING HISTORY**

4.1 There is no relevant planning history.

### **5. APPLICATION DETAILS**

5.1 This application is seeking prior approval for the siting and appearance only of a proposed 15m high monopole, wraparound cabinet at base and associated ancillary works. These proposed telecommunication works are to provide 5G network coverage in the area. The application has been made under the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) – Schedule 2, Part 16, Class A.

### **6. PUBLICITY**

6.1 The application has been publicised by neighbour notification letter and site notice. Four objections have been received.

#### **6.2 Objections**

Objections have been received on the following grounds:

(i) Out of character with the surrounding area

Immaterial objections have also been raised relating to devaluing properties in the area and on health grounds. Regarding the objections raised on health grounds, the applicant has submitted an ICNIRP certificate with the application, which confirms that the proposal has been designed to be in full compliance with the requirement of the radio frequency (RF) public exposure guidelines of the International Commission on Non-Ionizing Radiation Protection (ICNIRP). As the

proposal complies with the guidelines of the International Commission on Non-Ionizing Radiation Protection (ICNIRP), the proposal is in compliance with the National Planning Policy Framework and therefore health grounds are not material to the determination of this application. It should be noted that as this is a prior approval telecommunications application, the Council can only consider the siting and appearance of the proposal.

### **6.3 Responses to objections**

I respond to the objector's comments below:

- (i) The scheme has been amended to reduce the height of the proposed monopole from 20 metres high to 15 metres high. Coupled with this height reduction, the colour of the proposed 15m high monopole and wraparound cabinet etc would be fir green (RAL 6009); which would camouflage the proposal, so that it would harmonise with its surroundings of trees etc. The nearest residential properties on Garratt Street are approximately 30 metres away from the proposal and do not directly face the proposal. Therefore, it is considered that the measures taken to reduce the height of the monopole and camouflage the proposal would make the proposal acceptable from a siting and appearance perspective in this location.

## **7. STATUTORY CONSULTATION**

- 7.1 **Transportation Planning** – No objection.

## **8. GOVERNMENT GUIDANCE/NATIONAL PLANNING POLICY**

- 8.1 National Planning Policy Framework promotes sustainable development but states that that local circumstances should be taken into account to reflect the character, needs and opportunities for each area.

- 8.2 Paragraph 113 of the National Planning Policy Framework concerning new sites requires equipment to be sympathetically designed and camouflaged. It is considered that the amended proposal, which has reduced the height of the proposed monopole from 20 metres high to 15 metres high and would be painted fir green (RAL 6009) to harmonise with its surroundings, would now be compliant with the National Planning Policy Framework.

## **9. LOCAL PLANNING POLICY**

- 9.1 The following policy of the Council's Local Plan is relevant: -

## SAD TEL1: Telecommunications Antenna and Masts

- 9.2 Policy SAD TEL1 refers to the siting and external appearance of apparatus should be designed to minimise the impact of such apparatus on amenity, while respecting operational efficiency. Therefore, it is considered that the amended proposal, which has reduced the height of the proposed monopole from 20 metres high to 15 metres high and would be painted fir green (RAL 6009) to harmonise with its surroundings, would now be compliant with the provisions of policy SAD TEL1.

## 10. MATERIAL CONSIDERATIONS

- 10.1 The material considerations relating to Government Policy (NPPF) and proposals within the local plan have been referred to above in Sections 8 and 9. With regards to the other considerations these are highlighted below:

### 10.2 Out of character with the surrounding area

The nearest residential properties on Garratt Street are approximately 30 metres away and do not directly face the proposal, When this is coupled with the measures taken to reduce the height of the monopole to 15 metres high and camouflage the proposal by painting it fir green (RAL 6009), it is considered that it would make the proposal acceptable from a siting and appearance perspective in this location.

## 11. IMPLICATIONS FOR SANDWELL'S VISION

- 11.1 The proposal supports Ambitions 8 and 10 of the Sandwell Vision 2030: -
- 11.2 Ambition 8 – Our distinctive towns and neighbourhoods are successful centres of community life, leisure and entertainment where people increasingly choose to bring up their families.
- 11.3 Ambition 10 – Sandwell has a national reputation for getting things done, where all local partners are focussed on what really matters in people's lives and communities.

## 12. CONCLUSIONS AND SUMMARY OF REASONS FOR THE RECOMMENDATIONS

- 12.1 New 5G installations are required as part of nationwide proposals to upgrade and improve mobile network coverage. It is my view that the proposed 15m high monopole, wraparound cabinet at base and associated ancillary works could be accommodated in this area and would not have a significant detrimental impact on visual amenity in the area. On this basis, prior approval is required and granted.

### **13. STRATEGIC RESOURCE IMPLICATIONS**

- 13.1 When a planning application is refused the applicant has a right of appeal to the Planning Inspectorate, and they can make a claim for costs against the council.

### **14. LEGAL AND GOVERNANCE CONSIDERATIONS**

- 14.1 This application is submitted under the Town and Country Planning Act 1990.

### **15. EQUALITY IMPACT ASSESSMENT**

- 15.1 There are no equality issues arising from this proposal and therefore an equality impact assessment has not been carried out.

### **16. DATA PROTECTION IMPACT ASSESSMENT**

- 16.1 The planning application and accompanying documentation is a public document.

### **17. CRIME AND DISORDER AND RISK ASSESSMENT**

- 17.1 There are no crime and disorder issues with this application.

### **18. SUSTAINABILITY OF PROPOSALS**

- 18.1 Refer to the National Planning Policy Framework (8), Local Plan policies (9) and material considerations (10).

### **19. HEALTH AND WELLBEING IMPLICATIONS (INCLUDING SOCIAL VALUE)**

- 19.1 Refer to the summary of the report (12).

### **20. IMPACT ON ANY COUNCIL MANAGED PROPERTY OR LAND**

- 20.1 There will be no impact.

### **21. APPENDICES:**

Site Plan

Context Plan

Plan No. 002 Rev C

Plan No. 210 Rev C

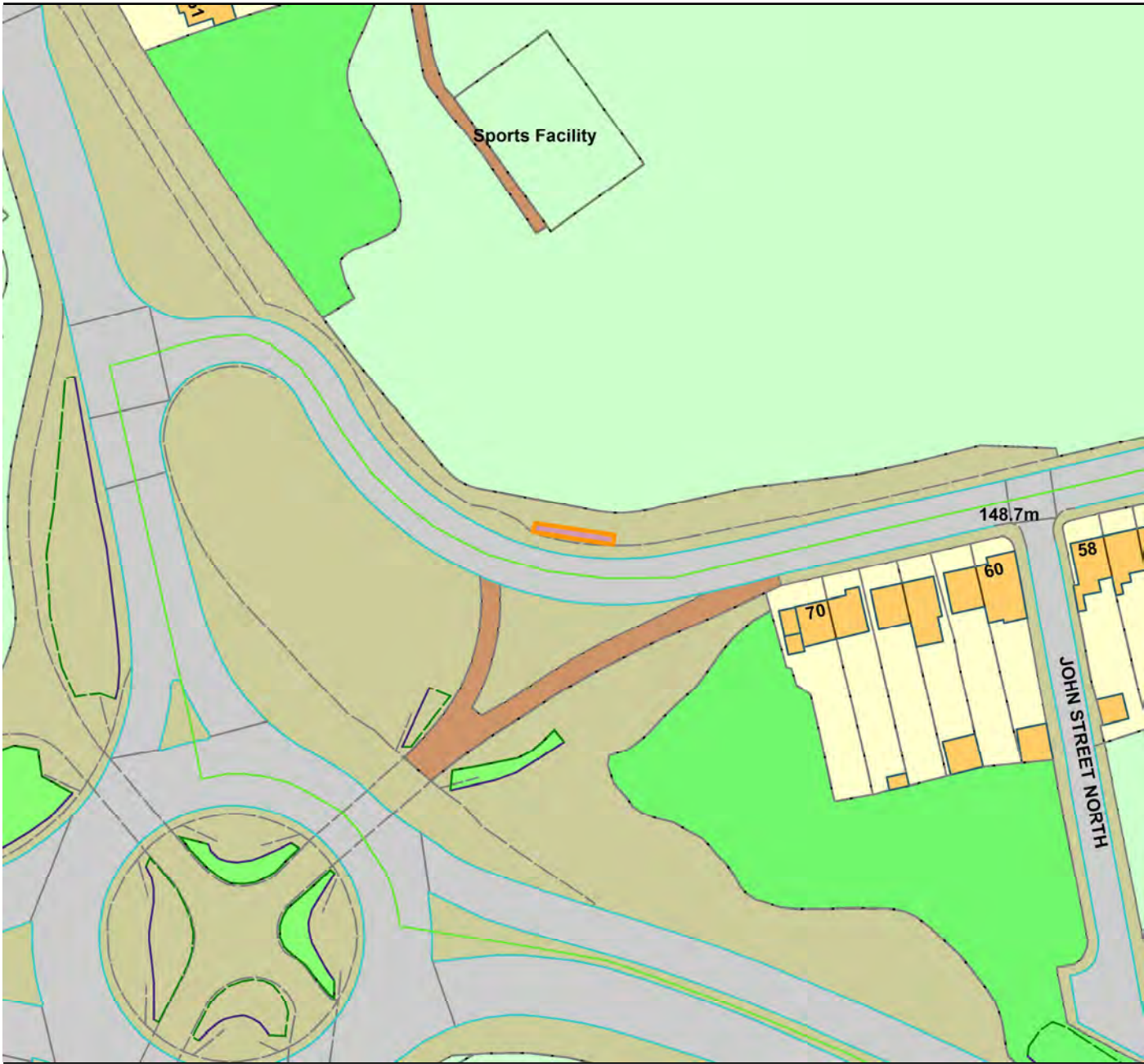
Plan No. 260 Rev C

Plan No. 150 Rev C

Plan No. 100 Rev C

DC/20/64215

Land At Garatt Street, West Bromwich

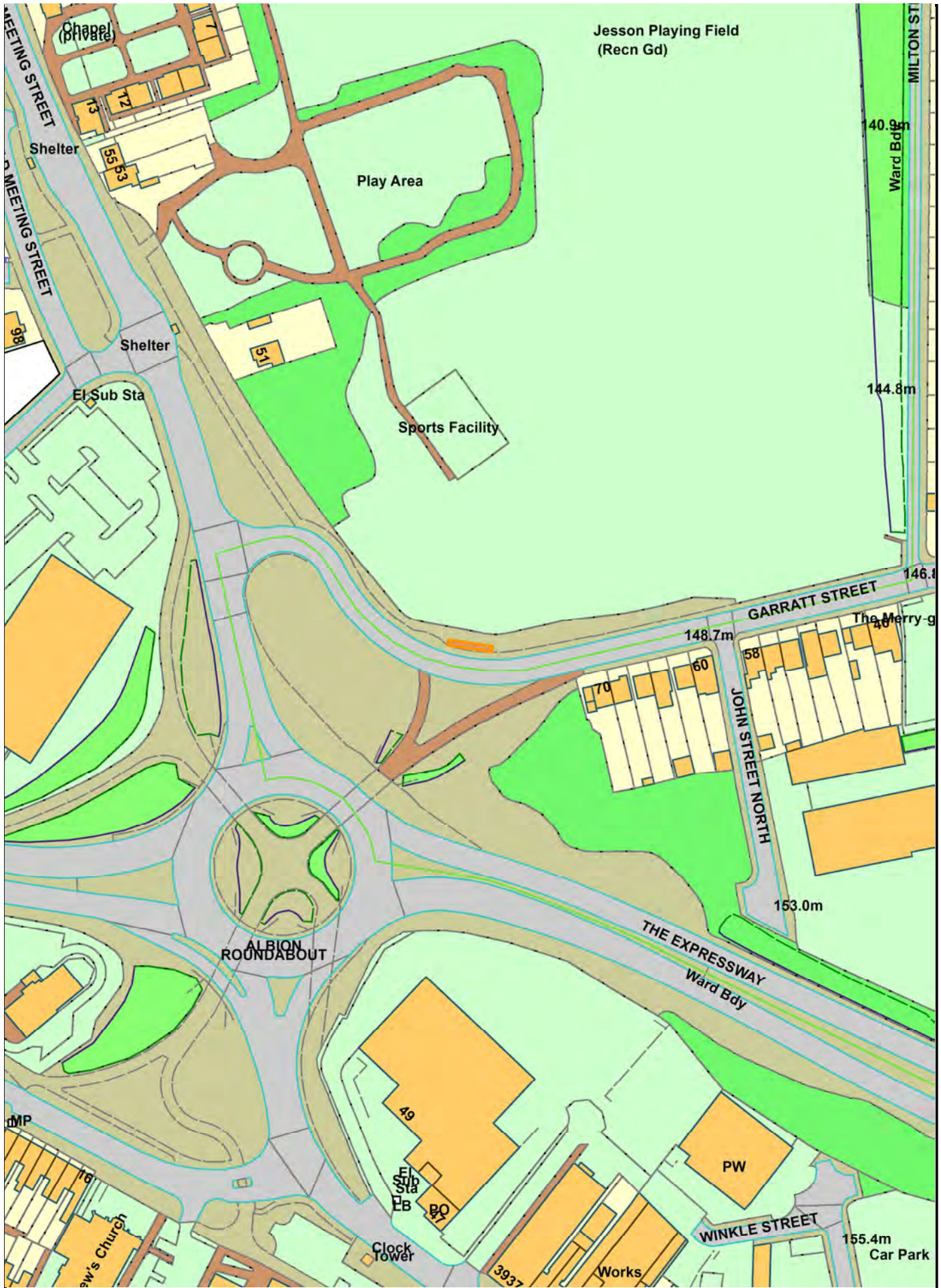


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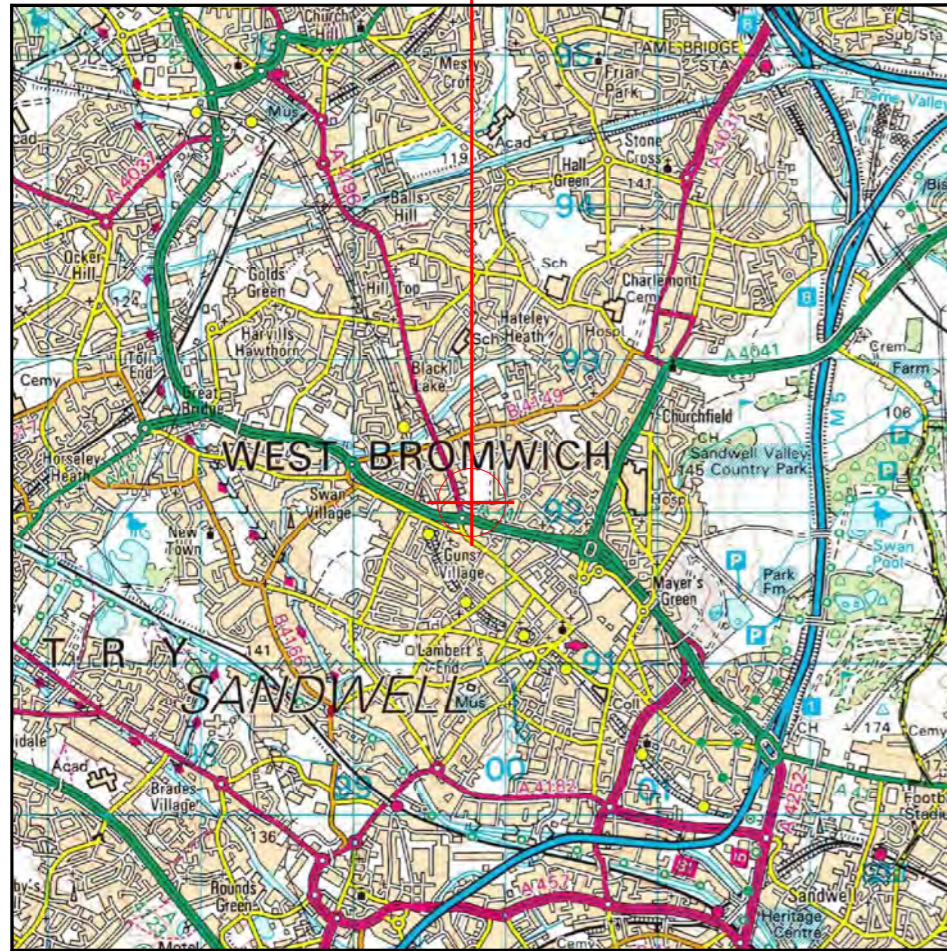


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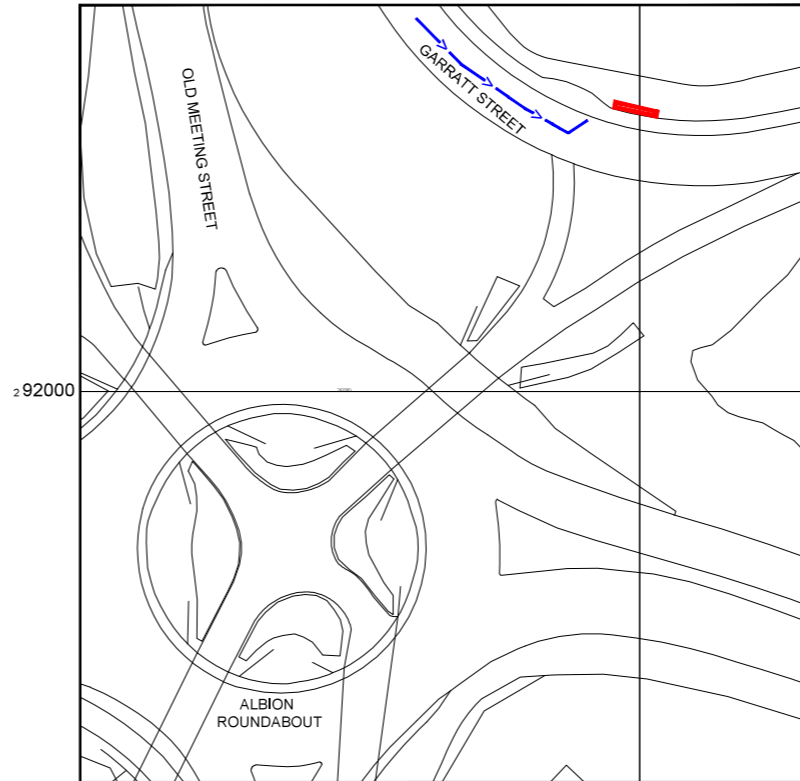
|                     |              |
|---------------------|--------------|
| <b>Organisation</b> | Not Set      |
| <b>Department</b>   | Not Set      |
| <b>Comments</b>     | Not Set      |
| <b>Date</b>         | 25 June 2020 |



SITE LOCATION



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NGR E: 399794 N: 292044

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NOTES:

1. ALL DIMENSIONS IN MM UNLESS OTHERWISE NOTED.

DIRECTIONS TO SITE:

Head northeast on M5. At junction 1, take the A41 exit to West Bromwich/Birmingham (NW). At the roundabout, take the 2nd exit onto The Expy/A41. At Albion Roundabout, take the 3rd exit onto Old Meeting Street/A4196. Turn right onto Garratt Street, the site is located on the left hand side on footpath



|           |                 |  |                   |                   |          |        |   |
|-----------|-----------------|--|-------------------|-------------------|----------|--------|---|
| Master:   | MBNL / EE / H3G | Project:   | H3G 5G UNILATERAL | Purpose of Issue: | Planning | Issue: | C |
| Date:     | 06/04/2020      | Revision / Upgrade Description:                    |                   |                   |          |        |   |
| Drawn:    | PS              | First Issue - Site nomination dated: 07/03/2020    |                   |                   |          |        |   |
| Checked:  | DH              | Rev B - Pole Height Reduced: 10/06/2020            |                   |                   |          |        |   |
| Approved: | SD              | Rev C - Equipment Cabinet Colour added: 16/06/2020 |                   |                   |          |        |   |



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Fax: 01628 765 001

H3G Base Station Information line:  
0845 6043000  
Available 8am-8pm Monday to Friday

Design Consultant & Principal Contractor:



**WHP Telecoms**  
Unit 1 Maple Park,  
Low Fields Avenue, Leeds  
LS12 6HH

Tel: 01133023550  
e-mail: info@whptelecoms.com

Site Name: GARRATT STREET SW

Site ID: SWL10532

Address: GARRATT STREET,  
HALL END,  
SANDWELL,  
B71 1NH

Title: 002 SITE LOCATION PLAN

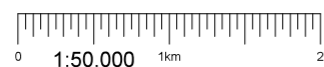
Project: H3G 5G UNILATERAL

Purpose of Issue: PLANNING

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|-------------|-----|---------------|-----|--------------|-----|

Master Drawing No: SWL10532\_M001 Issue: C

SITE AREA PLAN



SITE LOCATION PLAN



GOOGLE MAPS QR CODE

GOOGLE MAPS - <https://goo.gl/maps/N12J7ySwbJjsvrPJ9>

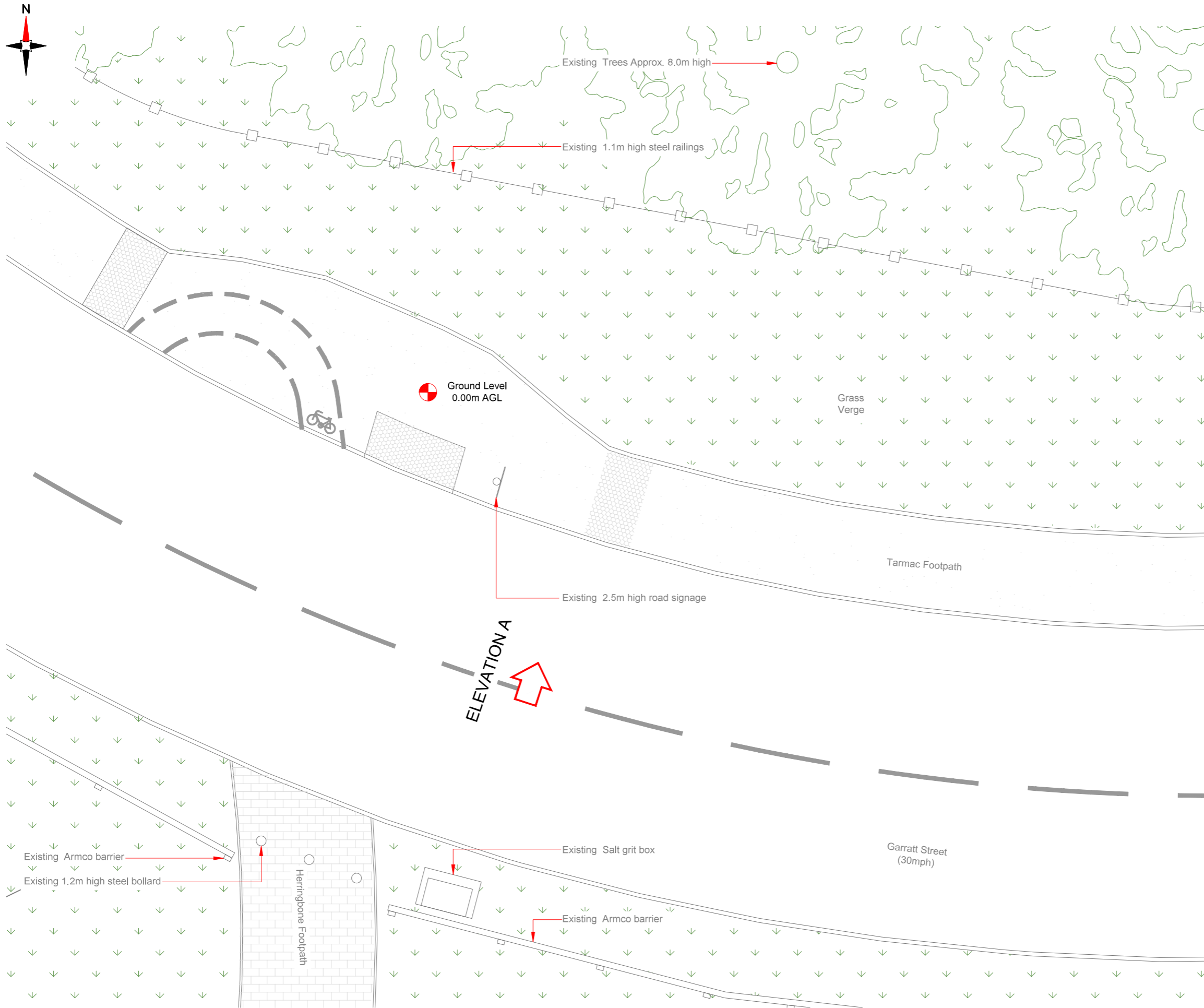
GOOGLE STREETVIEW - <https://goo.gl/maps/vSxNRjRQAYfuhNLDA>



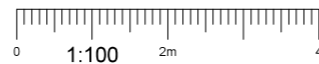
SITE PHOTOGRAPH

100mm  
50mm  
10mm





EXISTING SITE PLAN



NOTES:  
1. ALL DIMENSIONS IN MM UNLESS OTHERWISE NOTED.

|           |                 |  |                   |                   |          |        |   |
|-----------|-----------------|--|-------------------|-------------------|----------|--------|---|
| Master:   | MBNL / EE / H3G | Project:   | H3G 5G UNILATERAL | Purpose of Issue: | Planning | Issue: | C |
| Date:     | 06/04/2020      | Revision / Upgrade Description:                    |                   |                   |          |        |   |
| Drawn:    | PS              | First Issue - Site nomination dated: 07/03/2020    |                   |                   |          |        |   |
| Checked:  | DH              | Rev B - Pole Height Reduced: 10/06/2020            |                   |                   |          |        |   |
| Approved: | SD              | Rev C - Equipment Cabinet Colour added: 16/06/2020 |                   |                   |          |        |   |



**Hutchison 3G UK Limited**  
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 Maidenhead, SL6 1EH  
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 Fax: 01628 765 001

H3G Base Station Information line:  
 0845 6043000  
 Available 8am-8pm Monday to Friday

Design Consultant & Principal Contractor:



**WHP Telecoms**  
 Unit 1 Maple Park,  
 Low Fields Avenue, Leeds  
 LS12 6HH

Tel: 01133023550  
 e-mail: info@whptelecoms.com

Site Name: **GARRATT STREET SW**

Site ID: **SWL10532**

Address: **GARRATT STREET,  
 HALL END,  
 SANDWELL,  
 B71 1NH**

Title: **100 EXISTING SITE PLAN**

Project: **H3G 5G UNILATERAL**

Purpose of Issue: **PLANNING**

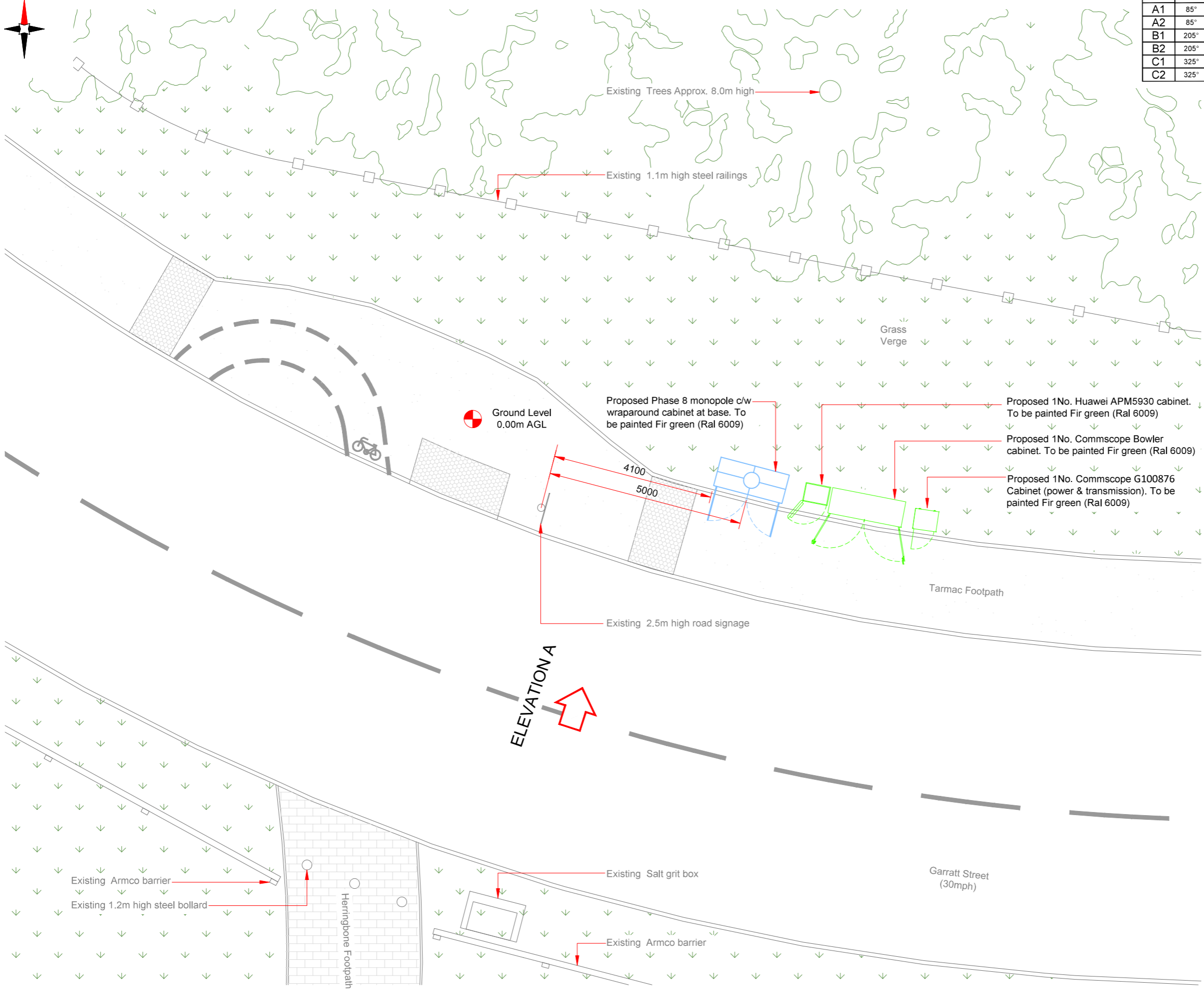
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Master Drawing No: **SWL10532\_M001** Issue: **C**

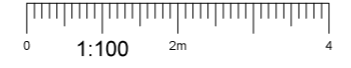


| Antenna Aperture ID | Proposed 4G/5G Bearing | Operator: Shared/EE/H3G |
|---------------------|------------------------|-------------------------|
| A1                  | 85°                    | H3G                     |
| A2                  | 85°                    | H3G                     |
| B1                  | 205°                   | H3G                     |
| B2                  | 205°                   | H3G                     |
| C1                  | 325°                   | H3G                     |
| C2                  | 325°                   | H3G                     |

NOTES:  
1. ALL DIMENSIONS IN MM UNLESS OTHERWISE NOTED.



PROPOSED H3G CONFIGURATION SITE PLAN



100mm  
50mm  
10mm

|                  |                 |   |                            |          |
|------------------|-----------------|---|----------------------------|----------|
| Master: M001     | MBNL / EE / H3G | Project: H3G 5G UNILATERAL  | Purpose of Issue: Planning | Issue: C |
| Date: 06/04/2020 | Drawn: PS       | Revision / Upgrade Description: First Issue - Site nomination dated: 07/03/2020 |                            |          |
| Checked: DH      | Approved: SD    | Rev B - Pole Height Reduced: 10/06/2020   |                            |          |
|                  |                 | Rev C - Equipment Cabinet Colour added: 16/06/2020                              |                            |          |



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Tel: 01133023550  
e-mail: info@whptelecoms.com

Site Name: **GARRATT STREET SW**

Site ID: **SWL10532**

Address: **GARRATT STREET,  
HALL END,  
SANDWELL,  
B71 1NH**

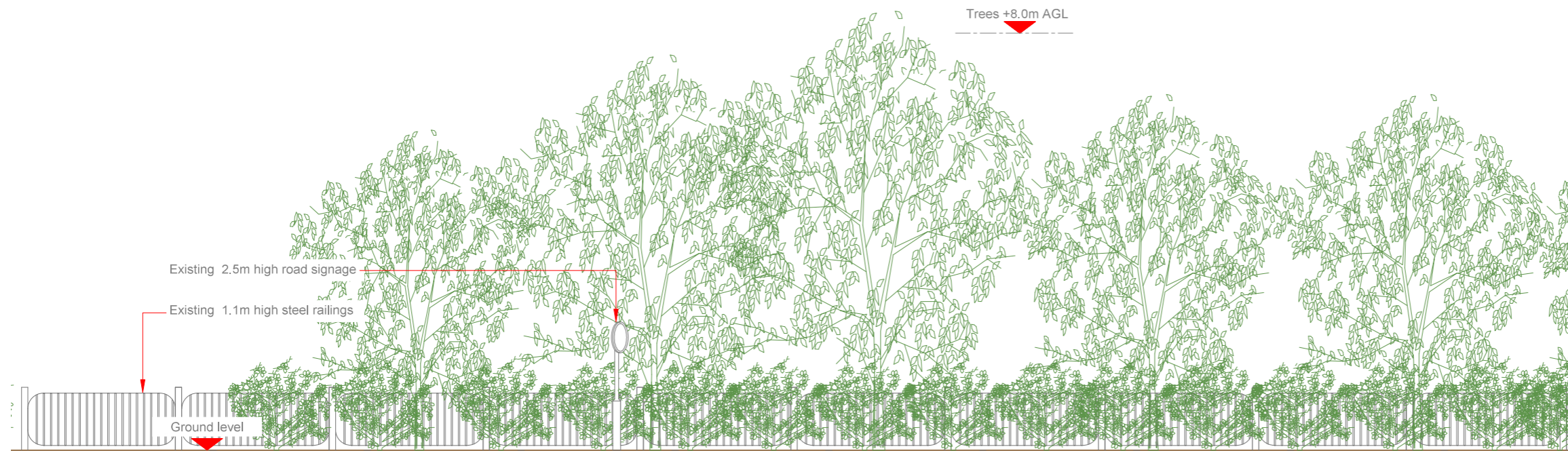
Title: **210 PROPOSED H3G SITE PLAN**

Project: **H3G 5G UNILATERAL**

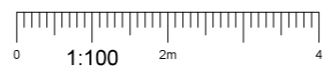
Purpose of Issue: **PLANNING**

|                 |                   |                  |
|-----------------|-------------------|------------------|
| EE Cell ID: N/A | MBNL Cell ID: N/A | 3UK Cell ID: N/A |
|-----------------|-------------------|------------------|

Master Drawing No: **SWL10532\_M001** Issue: **C**



EXISTING ELEVATION A



NOTES:

1. ALL DIMENSIONS IN MM UNLESS OTHERWISE NOTED.

|           |                  |  |                   |        |
|-----------|------------------|--|-------------------|--------|
| Master:   | MBNL / EE / H3G: | Project:   | Purpose of Issue: | Issue: |
| M001      | MBNL             | H3G 5G UNILATERAL                                  | Planning          | C      |
| Date:     | 06/04/2020       | Revision / Upgrade Description:                    |                   |        |
| Drawn:    | PS               | First Issue - Site nomination dated: 07/03/2020    |                   |        |
| Checked:  | DH               | Rev B - Pole Height Reduced: 10/06/2020            |                   |        |
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Tel: 01133023550  
 e-mail: info@whptelecoms.com

Site Name: **GARRATT STREET SW**

Site ID: **SWL10532**

Address: **GARRATT STREET,  
 HALL END,  
 SANDWELL,  
 B71 1NH**

Title: **150 EXISTING ELEVATION A**

Project: **H3G 5G UNILATERAL**

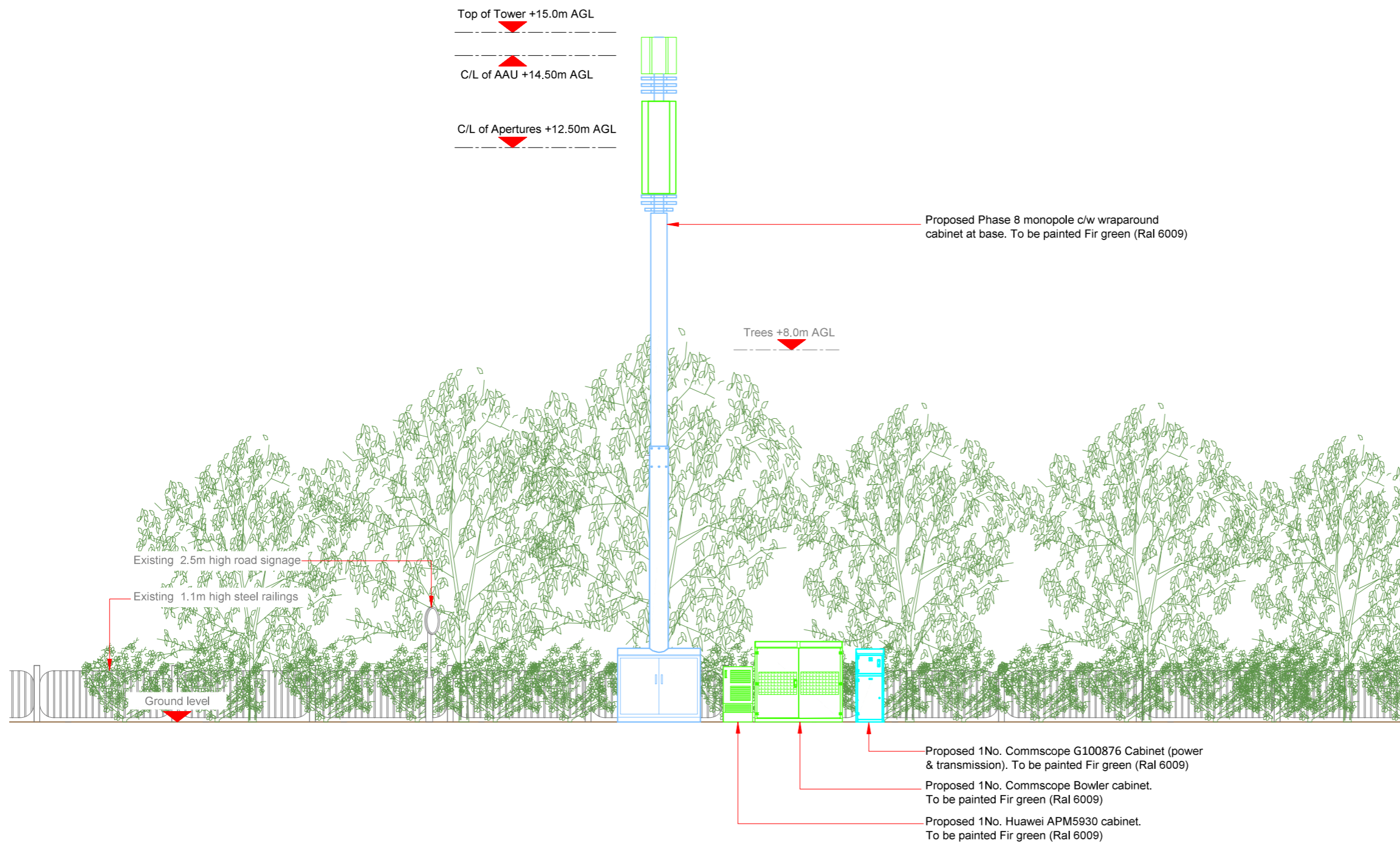
Purpose of Issue: **PLANNING**

|             |               |              |
|-------------|---------------|--------------|
| EE Cell ID: | MBNL Cell ID: | 3UK Cell ID: |
| N/A         | N/A           | N/A          |

|                    |        |
|--------------------|--------|
| Master Drawing No: | Issue: |
| SWL10532_M001      | C      |

| Antenna Aperture ID | Proposed 4G/5G Bearing | Operator: Shared/EE/H3G |
|---------------------|------------------------|-------------------------|
| A1                  | 85°                    | H3G                     |
| A2                  | 85°                    | H3G                     |
| B1                  | 205°                   | H3G                     |
| B2                  | 205°                   | H3G                     |
| C1                  | 325°                   | H3G                     |
| C2                  | 325°                   | H3G                     |

NOTES:  
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Proposed Phase 8 monopole c/w wraparound cabinet at base. To be painted Fir green (Ral 6009)

Trees +8.0m AGL

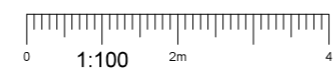
Existing 2.5m high road signage

Existing 1.1m high steel railings

Ground level

- Proposed 1No. Commscope G100876 Cabinet (power & transmission). To be painted Fir green (Ral 6009)
- Proposed 1No. Commscope Bowler cabinet. To be painted Fir green (Ral 6009)
- Proposed 1No. Huawei APM5930 cabinet. To be painted Fir green (Ral 6009)

PROPOSED H3G CONFIGURATION ELEVATION



|                  |  |                            |                            |          |
|------------------|--|----------------------------|----------------------------|----------|
| Master: M001     | MBNL / EE / H3G                                    | Project: H3G 5G UNILATERAL | Purpose of Issue: Planning | Issue: C |
| Date: 06/04/2020 | Revision / Upgrade Description:                    |                            |                            |          |
| Drawn: PS        | First Issue - Site nomination dated: 07/03/2020    |                            |                            |          |
| Checked: DH      | Rev B - Pole Height Reduced: 10/06/2020            |                            |                            |          |
| Approved: SD     | Rev C - Equipment Cabinet Colour added: 16/06/2020 |                            |                            |          |



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Site Name: **GARRATT STREET SW**

Site ID: **SWL10532**

Address: **GARRATT STREET,  
 HALL END,  
 SANDWELL,  
 B71 1NH**

Title: **260 PROPOSED H3G ELEVATION**

Project: **H3G 5G UNILATERAL**

Purpose of Issue: **PLANNING**

|                 |                   |                  |
|-----------------|-------------------|------------------|
| EE Cell ID: N/A | MBNL Cell ID: N/A | 3UK Cell ID: N/A |
|-----------------|-------------------|------------------|

Master Drawing No: **SWL10532\_M001** Issue: **C**

100mm  
50mm  
10mm