Development Management - Delegated Officer Report

Application Number: **Recommendation – Approve**
AWDM/0459/13

Site: **O2 Telecommunication Site, Grass Verge, Kingston Broadway, Shoreham-By-Sea**

Proposal: **Prior Notification under Schedule 2 Part 24 of the Town and Country Planning General Permitted Development Order 1995 of proposed development by telecommunications code system operators to install a replacement 15m pole and equipment cabinet**

Date of site visit: 24 April

Neighbours checked: Y

Additional neighbour notifications: N

Proposal, Site and Surroundings:

The application site is an existing telecommunications mast on the western side of Kingston Broadway, to the east of the Holmbush roundabout.

The mast is one of three telecommunications masts in close proximity on the western side of Kingston Broadway and this mast is the middle of the three. There also a number of lampposts close by, serving Kingston Broadway, the roundabout and a superstore car park to the east. The nearest residential properties are those in Hawkins Road, to the east behind the superstore, while those nearest to the south are in Kingston Way across the A27.

Relevant site history

The original mast was permitted in 2004 (SU/188/04/TP/21398) and a replacement mast was permitted in 2010 (ADC/0236/10)

Consultations

None undertaken

Representations

None received

Relevant Planning Policies

National Planning Policy Framework (CLG 2012)
Adur Local Plan 1996, policy AB29

Planning Assessment

Principle

Given that permission has already been granted for both the original mast and a replacement and there are two other masts in close proximity, it is not considered that there is any objection in principle to the proposed development.

Visual amenity

There are already two masts in close proximity and a number of lampposts serving nearby roads and car parks and therefore the proposed structure would have little individual impact in the context of the surrounds. Of the three masts, the existing appears as the slimmest of the three. The proposed replacement would be a little wider at the upper part than the existing but would become directly comparable to the others and thus there can be little objection to the proposed alteration.

Residential amenity

The nearest residential properties are either behind other non-residential buildings or across the A27 and therefore sufficiently distant from the proposal. Given the other masts close by, this proposal will have little material impact.

Accessibility and parking

It is not considered that the proposal would any additional material impact.

Recommendation

Approval of details is not required

Is recommendation contrary to letter(s) of representation? N

Case Officer: Gary Peck Date: 31 May 2013

Authorised by: Date: 3/6/13