

THURNSCOE PARK THURNSCOE SPORTS GROUND HOUGHTON ROAD SOUTH YORKSHIRE

PLANNING STATEMENT

PREPARED BY PEGASUS GROUP | SHARED ACCESS & CTIL | JUNE 2017 | P16-0726



PRIOR NOTIFICATION BY SHARED ACESS AND CORNERSTONE TELECOMMUNICATIONS INFRASTRUCTURE LIMITED

PLANNING STATEMENT

**THURNSCOE PARK, THURNSCOE SPORTS GROUND,
HOUGHTON ROAD, THURNSCOE, SOUTH
YORKSHIRE, S63 0JT**

ON BEHALF OF SHARED ACCESS AND CTIL

**TOWN & COUNTRY PLANNING ACT 1990 (AS AMENDED)
PLANNING AND COMPULSORY PURCHASE ACT 2004
THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)
(ENGLAND) (AMENDMENT) ORDER 2016**

Prepared by: Edward Senior

Pegasus Group

First Floor | South Wing | Equinox North | Great Park Road | Almondsbury | Bristol | BS32 4QL

T 01454 625945 | **F** 01454 618074 | **W** www.pegasuspg.co.uk

Birmingham | Bracknell | Bristol | Cambridge | Cirencester | East Midlands | Leeds | Liverpool | London | Manchester

PLANNING | **DESIGN** | **ENVIRONMENT** | **ECONOMICS**

CONTENTS:

Page No:

1.	INTRODUCTION	1
2.	APPLICATION BACKGROUND	4
3.	THE APPLICATION SITE AND WIDER CONTEXT	8
4.	PLANNING HISTORY	10
5.	THE PROPOSAL	11
6.	PRE-APPLICATION CONSULTATION	15
7.	PRIOR NOTIFICATION PROCEDURE COMPLIANCE	17
8.	PLANNING POLICY	19
9.	PLANNING ASSESSMENT	24
10.	PLANNING BALANCE	34
11.	CONCLUSIONS	36

APPENDICES:

APPENDIX 1:	SITE LOCATION PLAN
APPENDIX 2:	GENERAL BACKGROUND INFORMATION FOR TELECOMMUNICATIONS DEVELOPMENT
APPENDIX 3:	EXISTING TELECOMMUNICATIONS MAP
APPENDIX 4:	ICNIRP CERTIFICATE
APPENDIX 5:	PRE-APPLICATION CONSULTATION LETTER
APPENDIX 6:	EXAMPLE LETTER TO LOCAL SCHOOLS
APPENDIX 7:	SITE PROVIDER NOTIFICATION LETTER
APPENDIX 8:	RADIO COVERAGE PLOTS
APPENDIX 9:	CANDIDATES SITES PLAN

1. INTRODUCTION

- 1.1 This Planning Statement supports an application for 'prior notification of proposed development by a telecommunications code system operator' and has been prepared by Pegasus Group on behalf of Shared Access and Cornerstone Telecommunications Infrastructure Ltd (the applicant). The application relates to a parcel of land situated at Thurnscoe Sports Ground, Houghton Road, Thurnscoe, S63 0JT. The Site Location Plan is provided at Appendix 1.

APPENDIX 1 – SITE LOCATION PLAN

- 1.1 This document describes the application site, the detailed parameters of the proposal and illustrates the process that has led to the development proposal. The responsibilities and ownerships of the joint applicants will be made clear elsewhere in this statement.
- 1.2 The description of development listed on the prior notification is for the:
- “Replacement of 1no. existing 10m floodlight with a 15m pole to support telecommunications antennae which together with the installation of 5no. ground based equipment cabinets will provide 2G, 3G and 4G mobile electronic communication services. The existing floodlight will be refitted to the pole at 10m”*
- 1.3 The proposed telecommunications mast and antenna are required due to a technical coverage and capacity requirement for cellular 2G, 3G and 4G network coverage on behalf of CTIL which brings both Vodafone and Telefonica (“O2”) competitive coverage to the local community and local businesses. CTIL is a joint venture between Vodafone and O2 where infrastructure is shared between operators.
- 1.4 Vodafone and O2 also provide network coverage for the following Mobile Virtual Network Operators: Giffgaff; Tesco Mobile; GT Mobile; LycaMobile; Talk Mobile; Allpay Mobile; Cortel Telephone; Glemnet; Highnet; Kontakt Mobile; Lebara Mobile; Ownphone; TalkTalk Mobile; and Zest4 Mobile.
- 1.5 The proposal and pre-application consultation procedures have been undertaken in light of the Telecommunication Operator Code of Best Practice 2016.
- 1.6 To achieve the indoor and outdoor coverage and capacity goals set by Ofcom for 2G, 3G and 4G technology, new site locations will be required closer to population

centres, as is detailed in this application proposal. Ofcom require 98% of the British population to have access to a 4G network by the end of 2017. Consequently, operators are constantly looking to maintain and enhance radio coverage across all areas of the UK.

1.7 The result of this proposed development will be a single combined use site within the Thurnscoe Sports Ground site, using a shared set of antennas. The application proposal will provide coverage to Vodafone and O2 customers, principally in the area of Thurnscoe surrounding the application site.

1.1 The statement provides the necessary background and technical justification for the proposal in the context of the siting and appearance of the development under The Town and Country Planning (General Permitted Development) (England) (Amendment) Order 2016. This includes the social and technical benefits of the development proposal.

1.2 This statement is divided into the following sections:

Section 2: Application Background

1.3 This section sets out the background to the application and the relationship between Shared Access, CTIL (joint applicants) and the site provider. Information is also provided in respect of CTIL who will operate from the site.

Section 3: The Application Site and Wider Context

1.4 This section describes the application site and how it relates to the wider context.

Section 4: Planning History

1.5 This section details any planning history specifically relevant to the application site itself as well as any relevant determined applications in the immediate surrounds.

Section 5: The Proposal

1.6 This section sets out a detailed explanation of the parameters of the proposal and the factors that have influenced design, scale, siting and appearance.

Section 6: Pre-Application Consultation

- 1.7 This section sets out details of the pre-application discussions and assessments that have taken place prior to the submission of the application.

Section 7: Prior Notification Procedure Compliance

- 1.8 This section sets out how the proposals fall under the prior notification procedure set out within Part 16 of the Town and Country Planning (General Permitted Development) (England) (Amendment) Order 2016.

Section 8: Planning Policy

- 1.9 The planning policy context for the site includes both national policy guidance and the statutory Development Plan that currently comprises the Core Strategy (2011) and saved policies of the Unitary Development Plan (2000). Brief explanations of the key policies pertaining to the development proposal are contained within this section.

Section 9: Planning Assessment

- 1.10 This section outlines the planning matters that are considered to be important to the determination of the application. Considerations are addressed in turn and explained in the context of the relevant planning policy outlined in the previous section.

Section 10: Planning Balance

- 1.11 This section brings together the considerations in the previous sections in weighing up the planning balance of the application proposals in accordance with the National Planning Policy Framework.

Section 11: Conclusions

- 1.12 This provides the concluding comments in relation to the application proposal.

2. APPLICATION BACKGROUND

Mobile Connectivity in the 21st Century

- 2.1 Mobile phones and other similar communication devices are ubiquitous both for business and personal use. Mobile connectivity is now about more than phone calls and text messaging, but also about mobile broadband and e-mail communication. The growing majority of mobile phones in the UK are Internet-enabled smartphones and large numbers of people also now own tablet devices.
- 2.2 Even when a fixed broadband connection is available, people and businesses are increasingly choosing to access the internet using a mobile device, and the numbers doing so are growing, as ownership of internet-enabled devices rises.
- 2.3 By the start of 2010, the greatest increase in traffic across mobile networks was in data and internet use. As the former Secretary of State for Culture Media and Sport, Maria Miller, said in September 2012, *“High-speed mobile internet access... is absolutely crucial to the country’s future as well as how we now expect to lead our daily lives.”*
- 2.4 In terms of the wider economic impact of mobile connectivity, a doubling of mobile data use leads to an increase of 0.5 percentage points in the Gross Domestic Product per capita. Another study put the benefit of 4G mobile broadband to the UK economy at £75 billion over a decade.
- 2.5 Good mobile connectivity also promotes social inclusion. Across the UK as a whole, research by Ofcom and Deloitte (*Deloitte study into costs and timelines for moving to a single migrations process for transferable communications services, 2008*) has shown that in recent years, more people rely on a mobile phone than rely on a landline; and that people on lower incomes are even more likely to live in a mobile-only household, or to access the Internet using a mobile connection.
- 2.6 Mobile connectivity also helps in the delivery of public services. Central and local government are increasingly encouraging people to access services online. In the NHS, studies show that lives are more likely to be saved when a 999 call is made from a mobile than from a landline.
- 2.7 Good mobile connectivity also promotes sustainability, both for individual communities and across the economy as a whole. For example, it enables home working, thus reducing the need for travel, and so contributes to minimising

pollution, and mitigating climate change and the move towards a low carbon economy.

- 2.8 Increasing consumer demand, especially for data is putting demands on mobile operators for improved connectivity and more capacity on their networks. This is driven by the widespread adoption of 4G enabled smartphones and the rapid uptake of tablet devices, and the way consumers are now using them, often choosing to do so when they have a fixed connection available. In addition, the Government has ambitious aspirations for improving connectivity and coverage as demonstrated through the NPPF and General Permitted Development Order 2016. All these factors result in the need to upgrade and improve mobile networks, which will not function without the necessary infrastructure on which they rely.

Shared Access

- 2.9 Shared Access is a property company that specialise in developing shared telecommunications infrastructure. The company operates in the United Kingdom and Ireland, where they have built, acquired, own and manage approximately 500 sites. The company's mission is to establish a shared wireless mobile and broadband infrastructure network of sites across the UK and Ireland. Once developed, Shared Access manage the site ensuring maintenance, health and safety and site access is kept to the highest standards and within agreements with the site provider / landlord.
- 2.10 Shared Access have developed strong working relationships with the mobile network operator industry, all current UK and Ireland based operators are tenants on Shared Access infrastructure. In the instance of Thurnscoe Sports Ground, Shared Access have partnered with CTIL (providing coverage for Vodafone and O2 customers) to deliver a site that will provide new network coverage in an area that is deficient in network coverage. The proposal will provide an improvement in coverage to the local area, bringing benefits to surrounding businesses, residents and tourists who visit the area.
- 2.11 Shared Access have created an attractive financial model for telecommunication operators to better enable wireless networks to be financed and deployed, whilst at the same time providing investment opportunities for community facilities, local charitable organisations and Parish Councils. This results in improved broadband and mobile coverage, through discreet state-of-the-art wireless technology which

is provided on site through a lease agreement with the site provider, and investment in local community infrastructure.

CTIL (Cornerstone Telecommunications Infrastructure Ltd)

- 2.12 CTIL is a joint venture between Vodafone and Telefonica UK Limited (trading as O2), pursuant to which the two companies plan to jointly operate and manage a single network grid across the UK. The joint-venture agreement allows both organisations to pool their basic network infrastructure, while running two, independent nationwide electronic communications networks; maximise opportunities to consolidate the number of base stations in accordance with Government policy; and reduce significantly the environmental impact of network development. This includes enabling future further mast sharing where possible.
- 2.13 Vodafone and O2 are both Electronic Communications Code Operators for the purposes of Part 16 of the Town and Country Planning (General Permitted Development) Order (November 2016). Importantly, the Spectrum Licences granted to Vodafone and O2 also place obligations on the operators to provide and maintain public telecommunications services within the UK with both sufficient capacity and coverage to meet these public needs. The 3G service is multimedia and in addition to voice and text has the capability to enable the transmission and receipt of visual media, including real time video calls; the 4G system is broadband and has very high-speed data capabilities.
- 2.14 A document prepared by CTIL setting out general background information for telecommunications development is provided at Appendix 2.

**APPENDIX 2 – GENERAL BACKGROUND INFORMATION FOR
TELECOMMUNICATIONS DEVELOPMENT**

Thurnscoe Sports Ground

- 2.15 Thurnscoe Sports Ground provides an accessible open space located centrally within the village in a predominantly residential area. The sports ground provides various facilities for a wide range of demographics in the local community. The facilities at the Sports Ground include a floodlit MUGA, grassed football pitch, bowling greens associated with Hickleton Bowling Club and a recently installed multi-gym facility. The public space is used by a wide range of demographics and

includes footpaths around its perimeter which are used regularly by local dog walkers.

3. THE APPLICATION SITE AND WIDER CONTEXT

- 3.1 Centred at Grid Reference 445626, 405645, the application site is currently occupied by an existing 10m tall floodlight column that serves the multi-use games area (MUGA) within Thurnscoe Sports Ground. The application site is located along the eastern edge of the MUGA, close to the south east corner.
- 3.2 The MUGA itself is located towards the north west corner of the site. Two bowling greens are located in the north east corner, with a large open grassed undeveloped area to the south, incorporating a football pitch.



Application Site

- 3.3 Residential development adjoins the Sports Ground site, accessed from Shepherd Lane to the east. To the west of the site is the former Thurnscoe Central Hall Methodist Church site. The building has now been demolished and planning permission was granted for residential development in November 2015. Properties on High Street back on to the open space at the southern end of the site. Houghton Road runs adjacent to the northern boundary of the sports ground, with vehicular access to the site running along the western boundary from the north west corner.
- 3.4 The site is not within any conservation area nor within the immediate vicinity of any conservation area. There are no listed buildings within the vicinity of the site,

the closest being Hall Farmhouse located approximately 230m to the south east of the site. The site carries no landscape designation but is designated as Urban Greenspace within the Unitary Development Plan proposals map. The trees along the northern boundary are covered by a Tree Preservation Order.

- 3.5 The site is situated within Flood Zone 1, the area at least at risk from flooding events.
- 3.6 Ofcom provide a search facility whereby all existing installations are depicted on a base map. This facility is known as 'Sitefinder'. A review of the Sitefinder Tool shows the only mast within 1km of the site is located on the Thurnscoe Hotel building, approximately 160m to the west of the site. Following closure of the public house, outline planning permission was granted in June 2012 for the demolition of the building and redevelopment of the site to accommodate retail units. Given the proposals to demolish the building and redevelop the site, the site is unsuitable for accommodating new telecommunications infrastructure.
- 3.7 The Existing Telecommunications Map provided at Appendix 3 shows the distribution of surrounding existing telecommunications installations.

APPENDIX 3 – EXISTING TELECOMMUNICATIONS MAP

4. PLANNING HISTORY

- 4.1 A review of Barnsley's online planning records identifies the following planning application relating to Thurnscoe Sports Ground.
- 4.2 Planning application B/05/0113/DE relates to the formation of the multi-use games area with 4.5 metre high perimeter fencing and floodlighting, which was granted planning permission on 27th May 2005. There are no other planning applications indicated as being directly relevant to the application site.

Other relevant applications

- 4.3 Outline planning permission was granted in June 2012 for the demolition of the Thurnscoe Hotel public house and redevelopment to provide residential development under application reference 2012/0271. The closest existing telecommunications installations are currently located on the building, although the proposed demolition and redevelopment of the building makes the site unsuitable for locating new telecommunications infrastructure.

5. THE PROPOSAL

- 5.1 As detailed within the introduction of this statement, the development proposal has materialised due to the technical requirement on behalf of the operator, CTIL, to maintain and improve existing network coverage for 2G, 3G and 4G technologies.
- 5.2 The provision of improved telecommunications services is in accordance with the aims of the NPPF and the Barnsley Core Strategy and Unitary Development Plan as set down within the policy section of this statement.
- 5.3 The site presents the opportunity to improve and maintain the existing telecommunications coverage network in the area, whilst allowing for a capital contribution to be made to Barnsley Metropolitan Borough Council in order to contribute to the maintenance and upkeep of the facilities on the site.

Summary

- 5.4 The proposal seeks prior approval for the erection of a 15m tall mast.
- 5.5 At present, there is an existing 10m floodlight supporting lamps that floodlight the MUGA. In accordance with Government planning policy, CTIL is actively seeking to improve mobile telecommunications services to Thurnscoe, and has identified the existing floodlight as the most suitable opportunity to provide the required level of radio coverage to the area whilst minimising the impact of the development on the local environment through an NPPF compliant opportunity to redevelop an existing structure. The redevelopment of an existing floodlight will avoid the requirement for a standalone telecommunications mast elsewhere within the locality.
- 5.6 The proposal seeks the replacement of one existing 10m tall floodlight column with a 15m column that will house integrated telecommunications equipment including 3no. antennas and 2no. dishes, mounted on a headframe. 5no. cabinets are proposed at ground level. The existing floodlight will be reattached to the new structure at the same height of 10m, which will not result in any change to the lux levels across the playing pitch.

Telecommunication Proposal

- 5.7 The technical apparatus necessary as part of the justified CTIL coverage requirement consists of 3no. antenna and 2no. dishes. The equipment is located on a headframe in order to ensure the efficient propagation of radio signal from the

installation. The headframe allows antennas to be orientated toward the areas most in need of coverage.

5.8 The proposed height to the top of the installation is 15m. The required height is defined by the nearby buildings and trees in the area which would otherwise obstruct the propagation of radio signal. A smaller mast would not provide as effective or efficient coverage because surrounding trees and other built form would prevent the radio signal from propagating in an efficient manner, thereby significantly reducing the area of coverage. A lower height would also mean the existing floodlight would have to be reattached at a lower height, thereby reducing the lux level across the playing pitch. The proposed telecommunications structure will be finished in blue to match the other 3 existing floodlights.

5.9 5no. equipment cabinets are proposed which will be installed to the rear of the pole. All cabinets are vandal proof. These will house equipment for each operator, the electricity supply and the electrical components for the floodlights. All cabinets will be painted dark green to blend in with the vegetation of the open space. The details of these are as follows:

- 1no. TSC Cabinet – 600mm by 600mm by 1420mm;
- 2no. RBS6102 – 1300mm by 700mm by 1400mm;
- 1no. EMC Cabinet – 1000mm by 470mm by 1000mm; and
- 1no. cabinet to house the relocated floodlight electrical switchgear.

5.10 Dishes will be fixed to the mast at 11m.

5.11 The ICNIRP certificate that accompanies this submission demonstrates that the proposal meets International Commission guidelines for public exposure as required by the NPPF.

APPENDIX 4 – ICNIRP CERTIFICATE

5.12 The floodlight lamps will be re-attached to the monopole at 10m and there will be no change in lux levels. Therefore, no lighting assessment accompanies this submission.

Benefits of the scheme

5.13 Reflecting on the proposed development, the benefits of the scheme are:

- Capital contribution to allow the enhancement/update of facilities on the site through the use of an existing vertical structure rather than proposing an entirely new structure;
- The maintenance of the site will benefit a wide range of demographics in the local area, thereby underlying the public benefit of the continuity of the quality of the facilities and the social and physical recreation it provides;
- Significantly improving the quality of network coverage for Vodafone and O2 customers across a range of technologies in an area that is shown to have poor levels of coverage;
- Improve the ability of local businesses to operate and compete effectively through access to modern communications thereby helping to maintain and increase local employment opportunities;
- As well as 2G, the proposal will allow for 3G and 4G coverage. This represents a significant modernisation of the communications infrastructure serving the area;
- Improved coverage for those providing local services such as doctors, vets, delivery people and local traders;
- Contribution to sustainability where the creation of local job opportunities and full or part time home working is facilitated through access to modern communications;
- Mobile communications facilitate modern forms of working such as hot desking and hoteling, so reducing and in some cases eliminating the need for office accommodation. As these modern working practices gain greater hold, so the demand for office accommodation should reduce, and ultimately alleviate the pressure for such development, so making a major contribution to sustainable objectives. In addition, by reducing the number of commuters, the pressure on all forms of transport and the consequential road congestion often experienced during peak hours should be reduced, leading to clear environmental benefits;

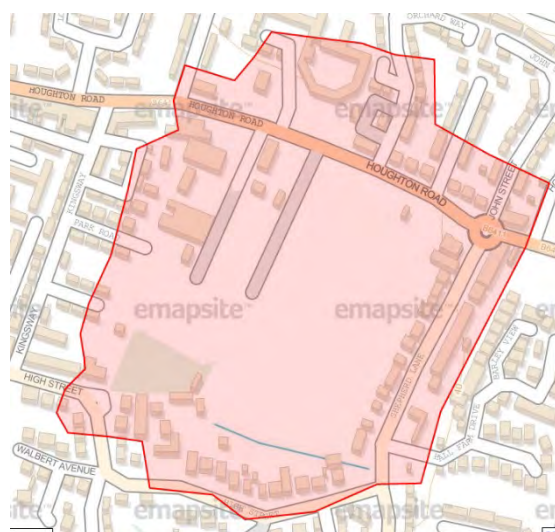
- Contribution to the national economy is also significant where all businesses, from large to small, benefit from modern communications that helps them maintain and attract new business and service contracts in a responsive and competitive manner;
- With over 80 million subscribers, and new subscribers joining in large numbers every week, telecommunications is a key element in society and the economy (figure source: Ofcom). The Ofcom requirement to provide coverage for mobile phone customers would not be met without the proposal; and
- Improved mobile internet capacity and connectivity that can facilitate websites/mobile phone apps that tie in with events held in public open spaces in the surrounding area.

6. PRE-APPLICATION CONSULTATION

- 6.1 The Telecommunication Operator Code of Best Practice on Mobile Development in England, published July 2016, sets out best practice for pre-application consultations for development proposals that include the installation of new and upgraded electronic communications base stations. In accordance with that Code, the applicants have carried out pre-application consultation with the local planning authority. The pre-consultation letter is provided at Appendix 5.

APPENDIX 5 – PRE-APPLICATION CONSULTATION LETTER

- 6.2 The Code of Best Practice sets out advice on how developers should approach pre-application consultation. Depending on a traffic light rating of the site, different levels of pre-application consultation are recommended. In this case, the installation of the telecommunications equipment has been assessed as ‘Amber’ given the site’s relative distance from surrounding residential properties.
- 6.3 The Code for Best Practice stresses that a rating of amber does not mean that the proposal should not be progressed. Rather, it simply indicates that a higher level of public consultation may be needed prior to the prior notification being submitted.
- 6.4 In this case, the applicant has written to local Ward Councillors and schools and GP Practices/Medical centres within 1km as well as local residents who live within the area shown by the below map extract. Over 200 local addresses (both residences and local businesses) were generated within the area shown below.



Area for community consultation

6.5 The following schools were written to in accordance with The Code of Best Practice. An example letter is provided at Appendix 6.

- Gooseacre Primary Academy (S63 0NU);
- The Hill Primary Academy (S63 0DS);
- The Robert Ogden School (S63 0BG);
- Sacred Heart Catholic Primary School (S63 9JY);
- Dearne Goldthorpe Primary School (S63 9NG); and
- Highgate Primary Academy (S63 9AS).

APPENDIX 6 – EXAMPLE LETTER TO LOCAL SCHOOLS

6.6 The Code of Best Practice requires local medical facilities to be consulted as part of pre-application. The following medical facilities were written to.

- Hollygreen Practice (S63 0LT); and
- Dearne Valley Group Practice (S63 0LU).

6.7 Paragraph 46 of the NPPF states that Local Planning Authorities should not determine an application on health grounds if the proposal meets International Commission guidelines for public exposure. The ICNIRP certificate provided at Appendix 4 demonstrates this compliance.

Response

6.8 Out of over 200 letters sent to local residents and other interested parties, no objections have been raised to the proposed development.

7. PRIOR NOTIFICATION PROCEDURE COMPLIANCE

- 7.1 The works fall within Part 16 Class A – Electronic Communications Code Operators of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended, November 2016). It is this part and class of the permitted development rights that are referred to in the paragraphs below.
- 7.2 The legislation covers development by or on behalf of electronic communications code system operators. Both Vodafone and Telefonica are licensed electronic communications code systems operators by the Government for whom CTIL act and the above legislation is therefore relevant.
- 7.3 Shared Access have an agreement to lease the application site subject to planning, with CTIL as tenants. The land would therefore fall within their control for the purposes of the above legislation.
- 7.4 For the purposes of section A.1 the scheme involves the erection of ground-based apparatus and associated radio equipment housing. The site is not within any designation which constitutes article 2(3) land.
- 7.5 The scheme would be no greater than 25m in height in accordance with section A.1(1).
- 7.6 The volume of the radio equipment housing would not exceed 90 cubic metres in accordance with section A.1(9).
- 7.7 The proposal is subject to section A.2(3) by virtue of including a mast and therefore must comply with section A.3 of the Part 16 Class A rights setting out the prior approval procedure.
- 7.8 Notice has been served on the landowner in accordance with section A.3 (1). A copy of this letter is provided at Appendix 7.

APPENDIX 7 – SITE PROVIDER NOTIFICATION LETTER

- 7.9 The need for prior approval as to the siting and appearance of the development is set out within A.3(4) and the obligations of the application in A.3(5). These are addressed within the accompanying application form and elsewhere within this statement.

- 7.10 The scheme therefore falls within Part 16 Class A – Electronic Communications Code Operators of the Town and Country Planning (General Permitted Development) (England) Order 2016 and is subject to the prior notification procedure set out within this.
- 7.11 It is therefore necessary for the Local Planning Authority in exercising its duties to assess whether prior approval is required for the siting and appearance of the development.
- 7.12 The relevant policies against which this is assessed are set out in the next section of this statement followed by an assessment of the scheme against this.
- 7.13 The existing floodlight will be reattached to the new mast at the same height as it is on the existing structure. The re-use and reattachment of the floodlight is de minimis and would not constitute development, by virtue of the fact that its external appearance and lux levels would be no different to the existing structure. Accordingly, planning permission is not deemed necessary to reattach the existing element to the new structure.

8. PLANNING POLICY

8.1 In this section, national and local planning policy guidance pertinent to the application site and development proposal are identified. The plan-led approach to development, as enshrined by Section 38 (6) of the Planning and Compulsory Purchase Act 2004, requires development proposals to accord with the adopted development plan unless material considerations indicate otherwise.

8.2 The Development Plan relevant to this proposal comprises:

- Barnsley Core Strategy (2011); and
- Saved policies of the Barnsley Unitary Development Plan (2000).

8.3 The relevant National Policy Guidance includes:

- National Planning Policy Framework (NPPF) (March 2012); and
- National Planning Policy Guidance (NPPG) online.

8.4 Other Material Considerations include:

- Sport England – A Sporting Future for the Playing Fields of England; and
- Emerging Barnsley Local Plan

8.5 This section will summarise the pertinent policies at national and local level.

i) National Guidance

National Planning Policy Framework

8.6 The National Planning Policy Framework (NPPF) was published on 27th March 2012 and seeks to simplify national planning policy and promote sustainable economic growth. This forms the national planning policy against which this proposal should be assessed. Superseded Planning Policy Guidance Note 8 that related to telecommunications development (August 2001), has been updated and consolidated within Section 5, paragraphs 42-46 of the NPPF.

8.7 One of the core planning principles contained within the NPPF is the need to proactively drive and support sustainable economic development in order to deliver the homes, business and industrial units, infrastructure and thriving local places

that the country needs. Paragraph 42 of the NPPF states that the development of high-speed broadband technology and other communications networks plays a vital role in enhancing the provision of local community facilities.

- 8.8 Policy within the NPPF stresses that advanced, high quality communications infrastructure is essential for sustained economic growth. The NPPF also recognises that local planning authorities should support the expansion of electronic communications networks, including telecommunications. The proposal will provide vital high-speed mobile broadband and multimedia technology communication networks to local residents and businesses in their homes and businesses and to people passing through dependent upon their mobile phones.
- 8.9 The NPPF stresses that local planning authorities should aim to keep the number of masts to a minimum consistent with the efficient operation of the network. Paragraph 44 states that local planning authorities should not impose a ban on new telecommunications development in certain areas or insist on minimum distances between new telecommunications development and existing development.
- 8.10 Paragraph 45 insists that as part of a planning application for a new mast, applicants should provide supporting information which demonstrates that they have explored the possibility of erecting antennas on existing buildings, masts or other structures and that they submit a statement that self certifies that International Commission guidelines for safety are met by the proposed installation. Justification of the proposal against Paragraph 45 is provided in the following section of this statement.
- 8.11 Paragraph 46 confirms that local planning authorities must determine applications on planning grounds and should not question the need for the telecommunications system, or determine health safeguards if the proposal meets International Commission Guidelines for public exposure.

ii) Local Policy

Core Strategy

- 8.12 There are no policies within the Core Strategy directly relevant to telecommunications development. However, the following policies are considered to be relevant to the proposed development:

8.13 **Policy CSP29** relates to design and states that high quality development will be expected, that respects, takes advantage of and enhances the distinctive features of Barnsley, including:

- Topography, green infrastructure assets, important habitats, woodlands and other natural features;
- Views and vistas to key buildings, landmarks, skylines and gateways; and
- Heritage, townscape and landscape character including the scale, layout, building styles and materials of the built form.

8.14 **Policy CSP35** relates to Green Space and sets out that the Council will only allow development proposals that result in the loss of green space where:

- An assessment shows that there is too much of that particular type of green space in the area which it serves and its loss would not affect the existing and potential green space needs of the borough; or
- An appropriate replacement green space of at least an equivalent community benefit, accessibility and value is provided in the area which it serves; or
- The development is for small scale facilities needed to support or improve the proper function of the green space.

Unitary Development Plan

8.15 The Barnsley Unitary Development Plan was adopted in 2000 and relevant policies were saved beyond September 2007. However, there are considered to be no policies directly relevant to the proposed development in this case.

8.16 Some relevance is considered to lie in the following Greenspace objectives set out in Part 2 (Greenspace) of the UDP.

- Protect valuable areas of open space within the urban areas; and
- Protect and enhance the provision of indoor and outdoor sport and leisure uses.

iii) Material Considerations

Sport England Planning Policy Statement: A Sporting Future for the Playing Fields of England

- 8.1 Sport England are a statutory consultee on all applications for development affecting playing field land. Playing Fields Policy is set out in Sport England Planning Policy Statement 'A Sporting Future for the Playing Fields of England.'
- 8.2 **Policy P1** says that Sports England will oppose the granting of planning permission for any development which would lead to the loss of, or would prejudice the use of, all or any part of a playing field, or land last used for a playing field unless, in the judgement of Sport England, specific mitigating circumstance apply.
- 8.3 The document goes on to list such circumstances. Circumstance E3 is applicable to the current application as says there would be no objection where the proposed development affects only land incapable of forming, or forming part of, a playing pitch, and does not result in the loss of or inability to make use of any playing pitch.
- 8.4 Since the application site relates to a small area occupied by an existing floodlight and adjacent to the MUGA outside of any playing pitch, the application is regarded to preserve the playing pitch.

Emerging Barnsley Local Plan

- 8.5 The emerging Barnsley Local Plan is currently at examination stage, with the initial hearing sessions having been held in May 2017. Further hearing sessions are required before the plan can be confirmed as being sound and suitable for adoption. However, as it has reached an advanced stage of preparation, increasing weight can be given to policies within the emerging plan.
- 8.6 **Policy SD1** sets out the presumption in favour of sustainable development which reflects the 'golden thread' running through the National Planning Policy Framework. This outlines that planning applications that accord with relevant policies will be approved without delay, unless material considerations indicate otherwise taking account of whether:
- Any adverse impacts of granting planning permission would significantly and demonstrably outweigh the benefits, when assessed against policies in the NPPF taken as a whole, or

- Specific policies in that framework indicate that development should be restricted.

8.7 **Policy GS1** outlines that Green Spaces are green open areas which are valuable for amenity and recreation and proposals that result in the loss of green space will not normally be allowed unless

- An assessment shows that there is too much of that particular type of greenspace in the area; or
- The proposal is for small scale facilities needed to support or improve the proper function of the green space.

9. PLANNING ASSESSMENT

9.1 Reflecting on the relevant policy context, code of best practice and prior notification application package, matters for consideration can be broken down as follows:

- A technical consideration of the proposal and the need for telecommunications equipment in the proposed location;
- Details of the search for alternative sites including the possibility of mast sharing, use of existing buildings or other structures and the upgrade of existing masts;
- Compliance with International Commission on Non-Ionizing Radiation Protection (ICNIRP); and
- Whether the appearance of the telecommunication equipment would have a harmful impact on the visual amenities of the surrounding area.

9.2 Each of the above topics is considered in turn below.

Technical Consideration of the Proposal and the need for Telecommunications Equipment in the Proposed Location

9.3 The application is driven by the requirement of the applicant to improve network coverage and capacity in the immediate geographic area surrounding the application proposal site.

9.4 The requirement for improved coverage in the area has amplified due to the increased demands for 2G, 3G and 4G coverage that has risen sharply with increased levels of ownership of 3G and 4G enabled handsets.

9.5 The height proposed is the minimum necessary to deliver the required coverage due to the potential for interference from nearby trees/buildings and geographical area the site is required to provide coverage over.

9.6 The proposal will result in a site sharing arrangement, which brings both Vodafone and O2 competitive coverage and network capacity solutions to the local community, in accordance with best practice and national policy, reducing the need for further installations within the locality since this single mast will be capable of providing coverage to the whole of the target area.

9.1 Supporting technical information provided at Appendix 8 shows the radio coverage plots for all technologies to be deployed showing before and after coverage.

9.2 These are as follows:

- Appendix 8.1 – showing existing 2G coverage;
- Appendix 8.2 – showing proposed 2G coverage;
- Appendix 8.3 - showing existing 3G coverage;
- Appendix 8.4 – showing proposed 3G coverage;
- Appendix 8.5 - showing existing 4G coverage; and
- Appendix 8.6 – showing proposed 4G coverage.

APPENDIX 8 - RADIO COVERAGE PLOTS

9.3 In summary, the coverage plots show the extent of existing indoor coverage provided to the site and surrounding area in blue, which is currently provided to the wider area by distant masts. New indoor coverage which would be provided by the proposed mast is shown on the coverage plots in green.

9.4 The coverage plots are used by radio planners as part of their exercise to identify potentially suitable sites for new installations. Each of the existing plots shows the existing coverage level provided by existing telecommunications installations within the surrounds.

Consideration of 2G plots

9.5 2G coverage is known as second generation mobile coverage. Typically, the 2G network is used for digital phone calls and text messages.

9.6 The plot showing the existing 2G indoor coverage indicates that good indoor coverage is currently provided to most of Thurnscoe and the rural areas in the surrounds. The plot shows some small gaps in coverage within the settlement and also in the land between Thurnscoe and Great Houghton to the west.

- 9.7 The proposed plot shows some improvement with full coverage over Thurnscoe and improvements to the rural area to the west of Thurnscoe and the fringes of Clayton to the north.

Consideration of 3G plots

- 9.8 3G coverage is known as the third generation of mobile networks. The advantage over 2G networks is a greatly improved data transfer rate and easy access to the internet. 3G service allows for users to access the internet and online emails with ease. The existing 3G plot shows good indoor coverage to the south and east of the settlement, but a significant area in the northern and western parts of the settlement are currently deficient in 3G coverage.
- 9.9 The proposed plot shows that as a result of the proposed development, the whole of the built up area of Thurnscoe would benefit from indoor coverage, with significant improvements to the north and west of the settlement where there is currently poor coverage.

Consideration of 4G plots

- 9.10 4G coverage allows for extremely high speed data transfer. The 4G network can be up to ten times faster than the 3G network. Similar to the 3G plot, the existing 4G plot shows 4G coverage is currently available across the eastern side of the settlement. However, there are large gaps in coverage to the western end of the settlement. The proposed 4G plot again demonstrates a significant improvement, with all of the built up area of Thurnscoe benefitting from 4G coverage as a result of the proposed development. This would also extend to roads surrounding the settlement which will provide particular benefit to emergency services and delivery drivers.
- 9.11 When taken in isolation or together, the coverage plots show there is a demonstrable need for improved telecoms coverage within the vicinity of the application site. This improved telecommunication coverage will contribute to the aims of the NPPF through sustainable economic development.
- 9.12 The scale of the mast at 15m has been carefully selected between the radio planners, Pegasus Group and Shared Access as the optimum height to deliver the required coverage whilst minimising the visual impact upon the surrounding area

and retaining the use of the adjoining facilities. The mast is not greater than required given the height of surrounding trees and buildings within the surrounds.

Details of the Search for Alternative Sites

9.13 It is acknowledged by the applicant that new telecommunications facilities can be installed in a variety of places, using a variety of construction techniques. This must be balanced with the requirement for a specific geographic location to improve coverage. In order to show how each of these alternative possibilities have been considered and discounted, the following categories are used:

- Possibility of mast sharing and upgrade of existing masts;
- Use of existing buildings or other structures; and
- Other new installations.

Site Search Methodology

9.14 Following the technical review that identifies need as outlined above, CTIL engineers undertake a desktop analysis and site visit to identify the best way of meeting the coverage requirement. This process is facilitated by using computerised radio propagation modelling tools. These tools show every site on the existing network and identify those areas where insufficient signal level exists or where there is a need to increase capacity.

9.15 The desktop search also identifies other operators' existing telecommunications installations. This interrogation of databases and site visits ensures any mast-sharing opportunities are identified and maximised where possible. Where available, Local Planning Authority mast registers are also reviewed. Barnsley Council does not hold such a register.

9.16 The radio engineers define a search area, which is then issued to an acquisition agent who undertakes a detailed ground search with the radio engineer to identify suitable options. This could be existing buildings or masts.

9.17 The acquisition agent will obtain site-specific details to identify those sites that are viable options. The possible options are short-listed according to those that combine location within the search area; a willing landlord with acceptable commercial terms; adherence to planning and environmental policy; and other site

specific issues such as access to a suitable power supply. These options are then returned to the radio engineers for a computer modelling assessment, taking into account the ground height, potential available antenna height and surrounding obstructions such as trees and buildings.

- 9.18 A site survey is conducted to provide a full structural analysis of the site including confirming power routes and how the site will be linked into the network. Terms with the landlord are then finalised, detailed plans prepared and the application progressed to submission.
- 9.19 The above methodology outlines the long-term procurement process involved in progressing new telecommunications sites. A number of important key factors must align before any site is progressed making the prospects of finding sites difficult and often long-term. For every site that reaches planning submission stage, there are often several that have been discounted for a variety of reasons.
- 9.20 The following provides an explanation of the lengths the applicant has explored with regard to site selection and alternative sites. The scope of the applicant's assessment has taken into account the surrounding designations as well as existing masts and other buildings in the surrounds.

Possibility for Mast Sharing and Upgrade of Existing Mast

- 9.21 The requirement for mast sharing where possible is set down in paragraph 43 of the NPPF. To recap, relevant text states:

"Local planning authorities should support the expansion of electronic communications networks... They should aim to keep the numbers of radio and telecommunications masts and the sites for such installations to a minimum consistent with the efficient operation of the network. Existing masts, buildings and other structures should be used, unless the need for a new site has been justified."

- 9.22 In order to accord with this guidance, the applicant has reviewed surrounding existing masts to ascertain whether mast sharing could result in the required radio coverage. Existing surrounding masts are identified within the map provided at Appendix 3.

- 9.23 Where existing masts are more than 500m away, they would typically require an increase in height of at least 10m and significant upgrades to equipment cabinets (that would in turn require more space) to cover the target area for radio coverage. This would also require substantial increases in the width of supporting structures and more equipment cabinets at ground level. In practice, such structures typically take the form of lattice masts such as that shown in the below example photograph:



Example lattice mast construction

- 9.24 Given the requirement to minimise the visual impact of telecommunications installations, it is considered that such a structure on the outskirts of Thurnscoe would be unlikely to gain planning permission.
- 9.25 It is acknowledged that a nearby mast currently attached to the Thurnscoe Public House near the site. However, given the type of installation it would not be possible to share this structure. A new structure would be needed on this building and this offers no specific benefits over and above the proposed scheme in terms of impacts and means that investment into community facilities would be lost.
- 9.26 In addition, 3G and 4G coverage require masts to be closer to the population they serve and an increase in height to existing distant masts would not represent a solution for these technologies.

Use of Existing Buildings and Other Structures

- 9.27 The development proposal involves the redevelopment of an existing structure. Notwithstanding this, an assessment has been made as to whether there are any other alternative existing structures in the immediate surrounds that could be considered suitable candidate sites.
- 9.28 Other floodlights surrounding the playing pitch were considered and the proposed floodlight was preferred on the basis that it would provide a greater separation distance from residential properties.

Candidate Sites

- 9.29 The below table sets out the alternative candidate sites considered by CTIL and Pegasus. The table includes greenfield sites and brownfield sites (in this case existing buildings). The table includes site locations and the reasons for their dismissal. A map provided at Appendix 9 shows the distribution of the below sites.

APPENDIX 9 – CANDIDATE SITES PLAN

Site Number	Site name and address	NGR	Type	Reason for not choosing
1	Epworth House, Park Road, Thurnscoe, S63 0TG	445438, 405625	Greenfield	There is insufficient space within the site for a telecoms installation. This site is also unlikely to be preferable for planning given the proximity to the care home and residential properties
2	Thurnscoe WMC, High Street, Thurnscoe, S63 0QJ	445210, 405424	Greenfield	The landlord of this site has been approached to ascertain whether they would be amenable to a telecommunications installation and they have not responded.

				The site is not considered to be available on this basis.
3	Warmsworth Stone, Clayton Lane, Thurnscoe, S63 0BG	444593, 406527	Greenfield	The landlord of this site has been approached to ascertain whether they would be amenable to a telecommunications installation and they have not responded. The site is not considered to be available on this basis.
4	Streetworks on Merrill Road, Thurnscoe, S63 0PE	445420, 406195	Greenfield	The section of footpath is not adopted highway which is likely to raise planning issues. The structure would also be more visually exposed and closer to residential properties

Table 1: Candidate Sites Assessment

9.30 The application site has been chosen specifically because it would replace an existing structure and therefore, its position would have limited effect on local amenity and the greater public realm.

Compliance with International Commission on Non-Ionizing Radiation Protection (ICNIRP)

9.31 The ICNIRP certificate provided at Appendix 4 demonstrates that the proposal fully meets International Commission guidelines for public exposure.

9.32 ICNIRP compliance is required under NPPF paragraph 45 (bullet 2). Shared Access has self-certified that the proposed telecommunications installation is fully compliant with Government adopted ICNIRP Guidelines.

9.33 Paragraph 46 of the NPPF states that Local Planning Authorities should not determine an application on health grounds if the proposal meets International

Commission guidelines for public exposure. The ICNIRP certificate provided at Appendix 4 demonstrates this compliance.

Whether the appearance of the telecommunication equipment would have a harmful impact on the visual amenities of the surrounding area

- 9.34 At present there is an existing 10m tall floodlight in situ where the proposed structure is to be installed. This floodlight has been in place for a number of years and is one of 4no. 10m high floodlights that light the MUGA at Thurnscoe Park. In line with the NPPF, the applicant will provide the required level of coverage whilst minimising the impact of the development on the local environment though the opportunity to redevelop an existing structure rather than propose an entirely new one.
- 9.35 The proposal will also reduce significantly the pressure for new telecommunications masts within the surrounding area, since an existing structure has been utilised to provide radio coverage.
- 9.36 The proposed use of a slim line pole style ground based mast minimises the impact of the development on the surrounding area. The colour of the mast will be finished to match the existing surrounding floodlights and will therefore go largely unnoticed by the casual observer.
- 9.37 The mast, at 15m to the top, represents only a 5m increase over the existing floodlight. This is not an increase in height that results in substantial harm to the setting of the surrounding area or residential amenity, especially since views across the site will be seen in the wider context of the MUGA and the surrounding urban area.
- 9.38 The applicant has taken care to devise an innovative solution, to use the existing floodlight to minimise visual impact, rather than propose a new structure. Views of the structure will be seen in association with existing floodlights and street lamps. The location of the structure is set back from the Houghton Road street frontage and will therefore benefit from screening provided by trees close to the northern boundary of the site.
- 9.39 In accordance with parameters set down in the NPPF, the proposal makes use of an existing structure, through the redevelopment of the existing floodlight structure

and therefore will not have a harmful impact on the visual amenities of the surrounding area.

10. PLANNING BALANCE

- 10.1 The NPPF confirms a presumption in favour of sustainable development and that social, economic and environmental issues must be balanced and integrated, at the same time, by the decision-taker when determining planning applications. Section 38(6) of the Act requires that decisions should be assessed against the Development Plan unless material considerations suggest otherwise.
- 10.2 The proposal would contribute towards the Government's long-standing and well-documented commitment to maintaining and improving communications networks across all of the UK. This includes the provision of telecommunications antenna such as those proposed.
- 10.3 The proposal would contribute to the economic sustainability and contribute to the modernisation of the local communications network whilst making a capital contribution to a local community facility. Maintaining and improving the telecommunications network in Thurnscoe will improve the attractiveness of the village to prospective occupiers.
- 10.4 The equipment cabinets will be installed to the rear of the proposed installation and will not impede use of the sports pitch in any way or pose a safety risk users of the community facility. The majority of the mast itself will be viewed in the context of the existing floodlights and MUGA facility, situated within the immediate vicinity of the application site. From outside of the site, views of the mast will be largely screened by trees along the northern boundary. These factors combine to result in a proposal that will have a limited impact on the character of the area or quality of the street scene.
- 10.5 A robust assessment of existing and potential new sites has been provided. This is informed through interrogation of relevant data bases, input from CTIL radio planners, desktop searches and a physical search of the area. Through demonstrating no alternative site is available and the solution proposed, the application is in accordance with the NPPF.
- 10.6 The pre-application consultation procedure has also demonstrated there are no objections to the scheme. The applicant is hopeful the Council's consultation process will yield similar feedback which will then be taken into account in the decision making process.

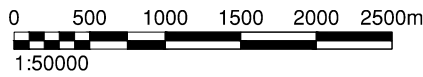
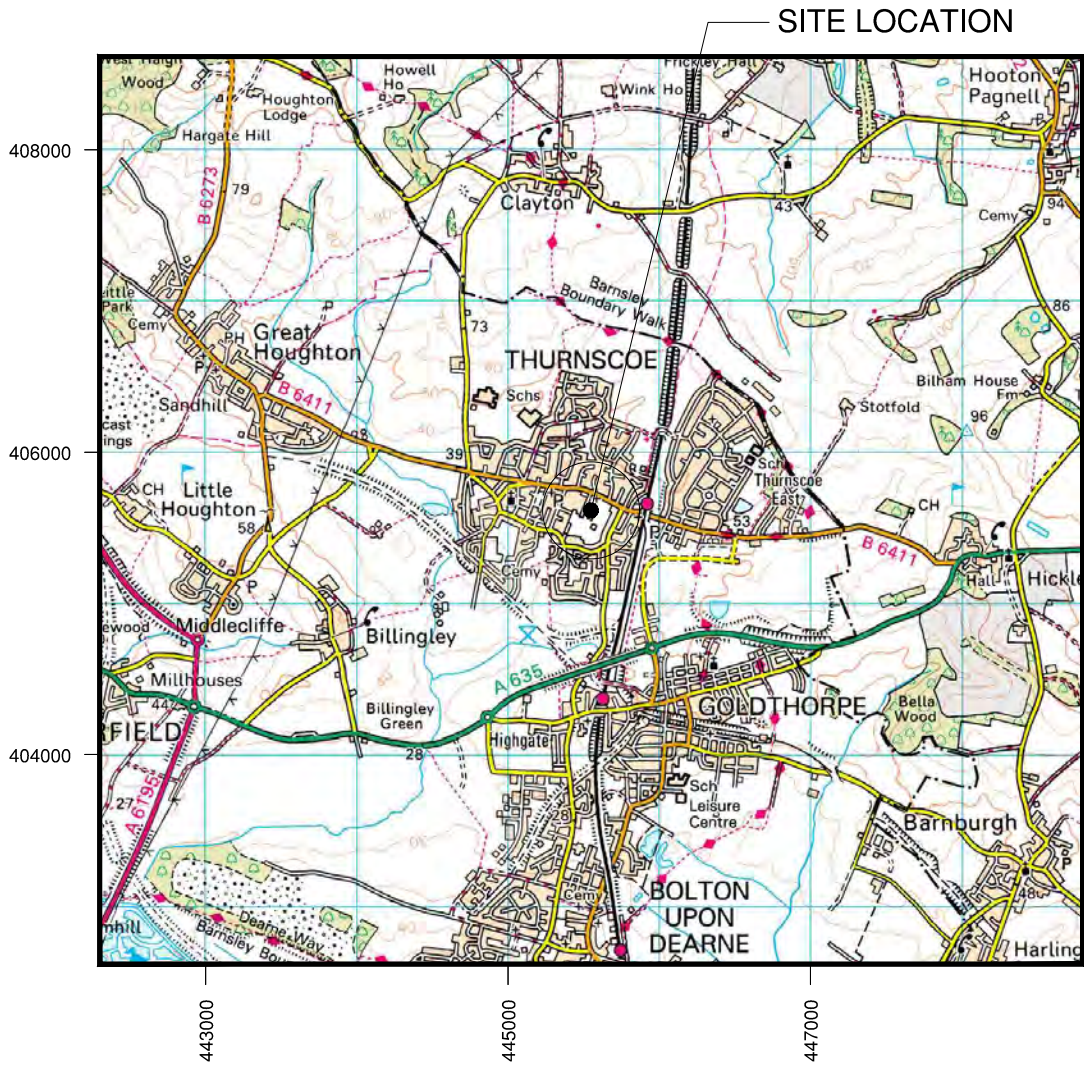
- 10.7 In terms of harm, there would be no harmful change in appearance of the street scene in the vicinity of the site and no material risk to amenity. The health implications of the proposal are dealt with by virtue of the ICNIRP certificate provided at Appendix 4 and, in accordance with the NPPF, should not weigh against the proposal.
- 10.8 The planning balance therefore weighs in favour of granting planning permission.

11. CONCLUSIONS

- 11.1 This Planning Statement has explained the proposed development, detailed applicable national and local planning policy and guidance and justified the proposal against these parameters.
- 11.2 The proposal constitutes the installation of a 15m high replacement structure to provide telecommunications equipment designed to improve the 2G, 3G and 4G network coverage/capacity of the surrounding area. Equipment cabinets will be installed at ground level.
- 11.3 The scheme is required to maintain and enhance coverage in the locality. The proposal will provide competitive coverage and network solutions for both O2 and Vodafone customers. The pre-application consultation exercise has confirmed there are no objections from the closest residents and businesses to the site.
- 11.4 The development has been designed with regard to relevant national and local planning policy as well as codes of best practice for communications networks.
- 11.5 The proposed telecommunications element of the proposal is considered to comply with the NPPF in that the application has demonstrated that they have explored the possibility of erecting antenna on existing buildings, masts or other structures within the local area and there were no suitable existing buildings, masts or other structures available. In addition, the applicant has demonstrated that the proposal fully meets International Commission guidelines for public exposure.
- 11.6 The reattachment of the existing floodlight to the new structure at the same height as existing would maintain the external appearance and lux levels across the MUGA and accordingly this element would not constitute development.
- 11.7 Advanced, high quality communications infrastructure is essential for sustainable economic growth and the application scheme will provide this in a location that is deficient in coverage. These benefits of the scheme should weigh heavily in its favour and outweigh any potential perceived harm to the local area.
- 11.8 On balance, there is a strong case that prior approval should be granted.

APPENDIX 1

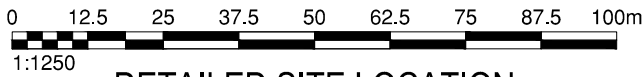
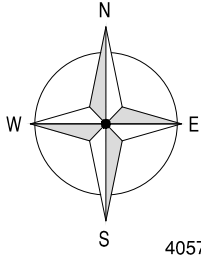
SITE LOCATION PLAN



SITE LOCATION
(Scale 1:50000)
Ordnance Survey map extract
based upon Landranger map series
with the permission of the controller of
Her Majesty's Stationery Office
Licence No. 0100023487
Crown copyright.



SITE PHOTOGRAPH



DETAILED SITE LOCATION
(Scale 1:1250)
Based upon Ordnance Survey map extract
with the permission of the Controller of
Her Majesty's Stationery Office.
Crown copyright.
Licence No. 100020449

ALL DIMENSIONS ARE IN mm UNLESS NOTED OTHERWISE

NGR E: 445626 N: 405645

CONCESSION REQUIRED NO

DIRECTIONS TO SITE: FROM THE M1, KEEP LEFT AT THE FORK TO CONTINUE ON M18, FOLLOW SIGNS FOR DONCASTER/HULL. AT JUNCTION 2, EXIT ONTO A1(M). AT JUNCTION 37, TAKE THE A635 EXIT TO DONCASTER/BARNSELY. AT THE ROUNDABOUT, TAKE THE 1st EXIT ONTO BARNSELY RD/A635. CONTINUE TO FOLLOW A635. TURN RIGHT ONTO LIDGET LANE/B6411. CONTINUE TO FOLLOW B6411. TURN LEFT. THE SITE IS LOCATED ADJACENT MUGA FENCING.

- = Construction Access
- = Site Access
- = Public Highway
- = Power Route
- = Indicative Fibre Route - Not Confirmed By Operator

B	FOUNDATION AMENDMENT	DC	MW	MNH	09.11.16
A	FIRST ISSUE	DC	MW	MNH	10.10.16
Rev	Modification	By	Ch	Ap	Date



Cell Name			Opt.
THURNSCOE PARK			-
Cell ID No's			
CTIL	TEF	VF	
205837	75483	N/A	

Site Address / Contact Details
THURNSCOE SPORTS GROUND
HOUGHTON ROAD
SOUTH YORKSHIRE
S63 0JT

Drawing Title:	SITE LOCATION MAPS			
Purpose of Issue:	PLANNING			
Drawing Number:	100	SA Ref:	BPEFA00403	
Surveyed By:	MNH		Scale:	AS SHOWN
Drawn:	Date:	Checked:	Date:	Issue:
DC	10.10.16	MNH	10.10.16	B

100mm
75mm
50mm
25mm
0mm
A3

APPENDIX 2

GENERAL BACKGROUND INFORMATION FOR TELECOMMUNICATIONS DEVELOPMENT

General Background Information for Telecommunications Development

This document is designed to provide general background information on the development of the Vodafone and Telefónica networks. It has been prepared for inclusion with planning applications and supports network development proposals with generic information.

1.0 INTRODUCTION

Over 25 years ago under the Telecommunications Act 1984, a licence was granted to Vodafone and Telefónica to provide wireless (or mobile) phone services utilising unused radio frequencies adjacent to those transmitted for over 50 years by the television industry. Initially, because this wireless technology was new and the number of potential customers unknown, a number of tall masts were used to provide basic radio coverage to the main populated areas. The design strategy used was similar to that used by local radio/television i.e. tall masts to cover large distances over all types of topography.

It is important to note that in recent years form has followed function and digital technology has resulted in the development of smaller equipment. In addition, smaller radio coverage areas have resulted in antenna/mast heights being generally reduced. The industry has also been able to develop low impact designs for use in sensitive planning areas such as in Conservation Areas, on Listed Buildings, and in National Parks etc. The wireless telegraph pole solution is just one example of a design which has minimised impact on visual amenity of the local neighbourhood.

2.0 DIGITAL NETWORKS

The Vodafone and Telefónica 2G digital networks were developed in the early 1990s. This digital technology is often referred to as GSM (Global System for Mobile Communications) which is the common European operating standard enabling phones to inter-connect to other networks throughout Europe and Internationally.

In April 2000, Vodafone and Telefónica were successful in their bids for two of the five licences available to provide a 'Third Generation' mobile telecommunications service known as 3G or UMTS.

In addition to voice services, this technology enables Vodafone and Telefónica to offer high resolution video and multi-media applications. Among other things this enables office services, virtual banking, e-retailing, video conferencing and high quality broadband internet access to be provided to users on the move. This is all made possible by higher rates of data transfer allowing wireless broadband access to the Internet for mobile phones and laptop computer data card users.

The 3G radio base station is designed to provide a service via cells in a similar way as the GSM (2G) system but with a few differences. Due to the increased data transfer, the location of base station sites is even more critical. Base stations must be located where the local demand exists in order to provide the required levels of service, otherwise the network will not function.

In February 2013, Vodafone and Telefónica were successful in their bids for 4G spectrum. 4G (sometimes called LTE (Long Term Evolution)) is the next major enhancement to mobile radio communications networks and will allow customers to use ultra-fast speeds when browsing the internet, streaming videos or sending emails. It also enables faster downloads. To meet this demand and improve the quality of service, additional base stations or upgrades to the equipment at an existing base station may be needed.

Vodafone and Telefónica will ensure they comply with planning policy guidance by ensuring apparatus is installed on existing buildings and structures, including masts wherever possible. However, in spite of these efforts, there are likely to be instances where there is a need to install additional base stations to provide contiguous service. This is largely due to the characteristics of radio propagation at these frequencies, demands on the service and the high data transfer rates.

It is very important to note that mobiles can only work with a network of base stations in place where people want to use their phones (or other wireless devices). Without base stations, the mobile phones we rely on simply won't work.

2.1 How the cellular radio network works

The building blocks of the mobile telecommunications network are called radio base stations which transmit and receive calls to and from mobile phones using radio waves, similar to those used in domestic television and radio equipment. Radio base stations are often associated with free-standing masts, however they can be located on, or even inside, existing buildings and other structures. Vodafone and Telefónica use "radio frequencies" to transmit and receive calls at 900 MHz or 1800 MHz for 2G whilst 3G uses slightly higher frequencies within the 2100 MHz range. 4G will use frequencies within the 800 MHz and 2600 MHz ranges.

2.2 How radio signals are transmitted

The radio signals are transmitted from antennas which are part of the radio base station and cover an area known as a "cell", hence the term "cellular phone". The size of the cell is dependent on a number of factors including: the height at which the radio base station is positioned; the topography of the surrounding landscape; anticipated demand; and the population density in the area.

Radio signal transmission from a radio base station can be likened to water being distributed from a garden sprinkler. The area immediately adjacent to the sprinkler remains almost “dry”. However the grass gets progressively wetter moving further away from the sprinkler, until a wettest point is reached. Then the further away from the centre, the ground becomes progressively drier. Radio base stations provide network services in a similar manner. The area immediately beneath the antennas receives limited or, occasionally, no signal. Moving further away, the signal steadily improves until it reaches an optimum level and then gets progressively weaker.

In order to use mobile phones whenever and wherever we are, a network of radio base stations is required to maintain a continuous signal or ‘network service’ across a geographical area. The network is designed so that the cells from each radio base station slightly overlap. Travelling even a short distance may take us through a number of cell areas. Mobile phones are designed to monitor the strength of signal from surrounding radio base stations and automatically select the clearest signal, which often comes from the nearest site. As you approach the edge of the cell area, the phone will automatically select the adjoining radio base station, to provide a continuous service. This process is known as ‘call handover’.

2.3 Factors affecting network services

The siting of a radio base station is largely dependent on the characteristics of the radio signals which they transmit. Physical features such as buildings or landscape can obstruct the signals. In open rural areas one base station can typically cover several kilometres in radius. However in urban areas where surrounding buildings will obstruct the signal, this range can be reduced to as little as a few hundred metres.

2.4 Network Capacity

Radio base station sites can only receive and transmit a limited number of simultaneous calls to and from mobile phones. In areas where the use of phones is particularly high, such as major towns or cities, many sites will reach the maximum number of calls they can process. When a customer attempts to make a call in an area where the network has reached its full capacity, the ‘network busy’ message is displayed on their mobile phone. In order to continue to meet customer demand and improve the quality of services in these areas, there is a need to increase the capacity of the network to allow more calls to be made.

2.5 Technical Requirements

Vodafone / Telefónica radio engineers identify the need for a new radio base station where the existing signal strength is insufficient to support network requirements, or where demand on the system is such that we need to increase capacity. The location of each radio base station is determined by the following factors:-

- The proximity of adjacent radio base stations and the signal coverage from them.
- The terrain height of the area and surrounding topography.
- The height and density of the buildings and structures within the area.
- The potential customer demand within the area.
- The service type that is required.

3.0 SITE SELECTION PROCESS

The following site selection procedures apply to each new installation to identify and sequentially discount alternative site options:-

1. Following a technical review which identifies need, Vodafone / Telefónica radio engineers undertake a desktop analysis to identify the best way of meeting the site requirement. This is completed by using computerised radio propagation modelling tools. These tools show every site on the existing networks and identifies those areas where insufficient signal level exists or where there is a need to increase capacity.
2. The desktop search also identifies other operators’ existing telecommunications installations. This interrogation of databases ensures any mast-sharing opportunities are maximised. Where available the LPA’s mast register is also reviewed.
3. The radio engineers define a search area, which is then issued to an acquisition agent who undertakes a detailed ground search with the radio engineer to identify suitable options.
4. The acquisition agent will obtain site-specific details to identify those sites that are viable options. The possible options are short-listed according to those that combine the following: location within or close to the search area, a willing landlord with acceptable commercial terms, adherence to planning and environmental policy, and other site specific issues such as initial power and link availability. These options are then returned to the radio engineers for a computer modelling assessment, taking into account the ground height, potential available antenna height and surrounding obstructions.
5. Discussions are offered to the local planning authority to consider local policies and any protected areas and to agree additional public consultation if required. These discussions are used to identify a ‘preferred’ option.

6. A plan for local consultation is drawn up, and where appropriate, a consultation exercise is undertaken with the local community.

7. Finally a site survey provides a full structural analysis of the site including confirming power routes and how the site will be linked into the network. Terms with the landlord are then finalised, detailed plans prepared and the application submitted.

Vodafone and Telefónica are committed to ensuring the number and visual impact of any additional sites is minimised.

4.0 PLANNING POLICY GUIDANCE ON TELECOMMUNICATIONS

The National Planning Policy Framework (NPPF) was published on 27th March 2012. The NPPF supports high quality communications infrastructure and recognises it as a strategic priority. At para. 42 it states that: “Advanced, high quality communications infrastructure is essential for sustainable economic growth. The development of high speed broadband technology and other communications networks also plays a vital role in enhancing the provision of local community facilities and services.”

The NPPF goes on to state at Para. 46 that: “Local planning authorities must determine applications on planning grounds. They should not seek to prevent competition between different operators, question the need for the telecommunications system, or determine health safeguards if the proposal meets International Commission guidelines for public exposure.”

5.0 SITE / MAST SHARING

Vodafone and Telefónica actively encourage and support site sharing for both commercial and environmental reasons. All operators are required to explore site-sharing opportunities under the terms of their licences. Vodafone and Telefónica have implemented a number of measures to identify and maximise site-sharing opportunities.

6.0 COUNCILS

6.1 Moratoria

Local authorities should make suitable council owned property available to network operators for base station development. If suitable council sites are not made available, operators may have to look for alternative sites which the local community might find less acceptable.

Moratoria may also increase the number of new sites needed as council owned buildings are often better suited for base stations e.g. tall buildings. The operators believe it is preferable to deal with proposed developments on council property on a case by case basis.

6.2 Mast register

Guidance in the Code of Best Practice on Network Development recommends that local authorities develop a register of local base stations.

Local Planning Authorities should ensure that any mast register is kept up to date

7.0 CONSULTATION WITH SCHOOLS

The operators fully comply with Government Guidance on pre application consultation with schools and colleges. They provide evidence to the local planning authority that they have consulted the relevant body of the school or college.

The Code of Best Practice on Mobile Network Development gives guidance on the factors operators should consider when determining whether consultation is required, as each development is different. These factors are equally applicable for Local Planning Authorities who carry out their own consultation once the application has been submitted.

A recent report stated that there is no scientific basis for siting base stations away from schools (NRPB report, January 2005)

8.0 LEGAL CASES

The following legal cases may be helpful:-

8.1 Harrogate case November 2004

The Court of Appeal gave a judgment that Government Planning Guidance in PPG8 (now replaced by the NPPF) is perfectly clear in relation to compliance with the health and safety standards for mobile phone base stations. The Court of Appeal and the High Court both upheld Government policy in response to a planning inspector's decision that departed from that policy and failed to give adequate reasons for doing so.

8.2 Winchester case November 2004

The Court of Appeal decision upheld an earlier decision by Mr Justice Sullivan that a mobile phone network operator should not use its compulsory acquisition powers as part of its day to day radio base station siting processes.

The Court of Appeal agreed with Mr Justice Sullivan that these far-reaching statutory powers were never intended for use in day to day planning situations and should be used by an operator only as a last resort when there is no other siting alternative. The House of Lords on 16 March 2005 refused leave to appeal the Court of Appeal ruling.

8.3 Bardsey case January 2005

The Court of Appeal confirmed that the permitted development regime for mobile phone base stations is compliant with the Human Rights Act.

This was a case in which a local planning authority failed to comply with its obligations to act within the 56 day period provided under the permitted development regulations.

9.0 FURTHER INFORMATION

We trust the above answers your main queries regarding our planned installation.

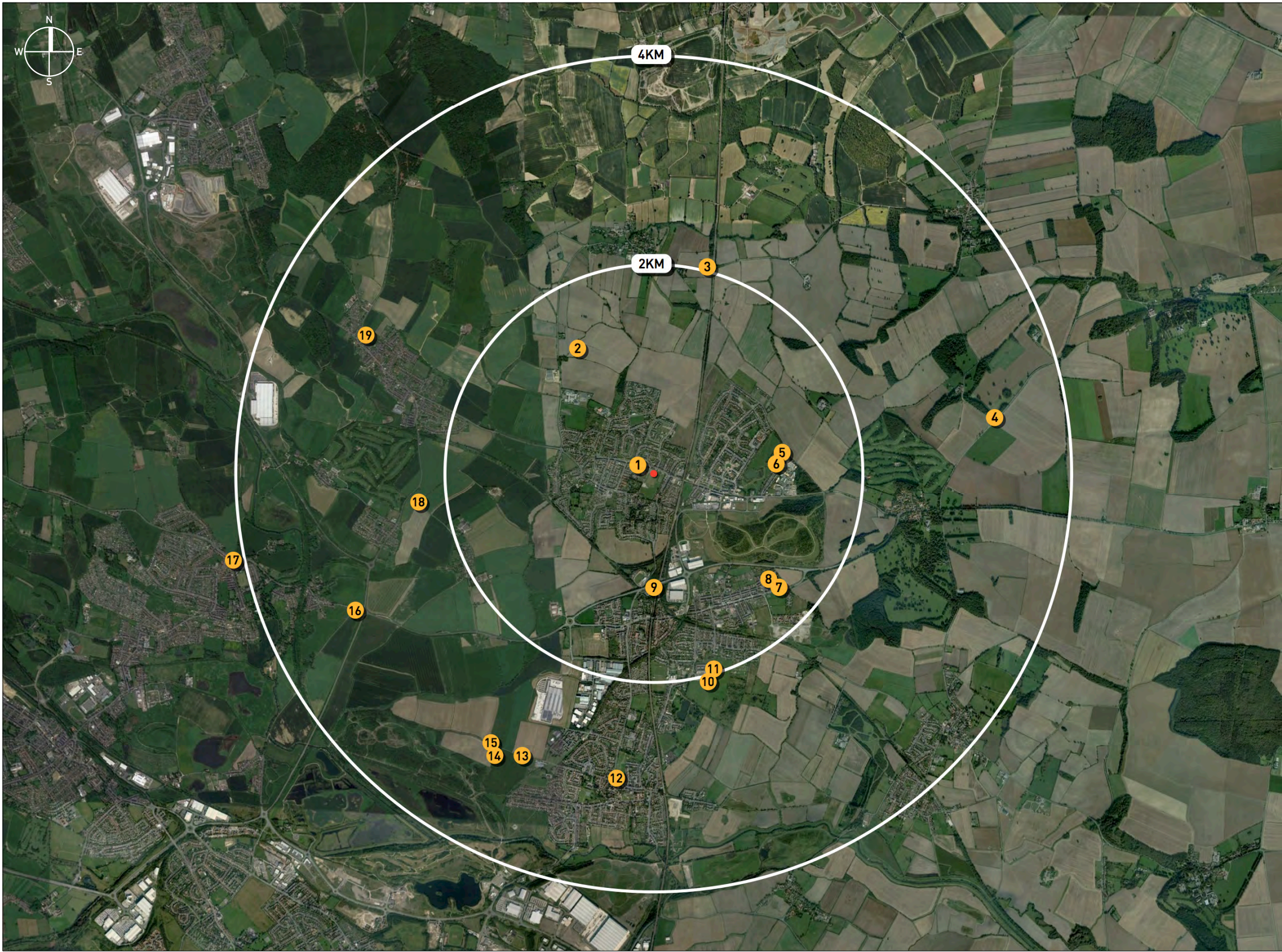
The enclosed site-specific details will identify any alternative discounted options and reasons why they were rejected and how the proposed site complies with national and local planning policies.

The Local Government Ombudsman's Special Report on Telecommunication Masts gives some positive recommendations and advice to Local Planning Authorities in determining Prior Approval applications. A copy of the report is available at <http://www.lgo.org.uk/pdf/phone-masts-sr.pdf>

APPENDIX 3

EXISTING TELECOMMUNICATIONS MAP

Copyright Pegasus Planning Group Ltd. Crown copyright. All rights reserved. Ordnance Survey Copyright Licence number 100042093. Promap Licence number 100020449. EmapSite Licence number 0100031673. Standard OS licence rights conditions apply. Pegasus accepts no liability for any use of this document other than for its original purpose, or by the original client, or following Pegasus' express agreement to such use. T 01285 441717 www.pegasuspg.co.uk



KEY



SITE LOCATION

TELECOM MAST SCHEDULE				
LOCATION	HEIGHT	TECHNOLOGY	OPERATOR	DISTANCE FROM SITE
1	22M	UMTS	THREE	168M
2	15M	GSM	ORANGE	1366M
3	20M	GSM	ORANGE	2016M
4	29M	GSM	VODAFONE	3258M
5	31.5M	UMTS	THREE	1226M
6	14M	UMTS	O2	1189M
7	31M	UMTS	THREE	1533M
8	26M	GSM	ORANGE	1497M
9	16M	GSM	ORANGE	1084M
10	31M	UMTS	THREE	2006M
11	21M	GSM	VODAFONE	2003M
12	10.5M	GSM	ORANGE	2936M
13	19.2M	GSM	T-MOBILE	2959M
14	19.3M	UMTS	THREE	3008M
15	16.5M	GSM	O2	3006M
16	13M	UMTS	THREE	3104M
17	14M	UMTS	O2	4041M
18	20M	GSM	ORANGE	2244M
19	38M	UMTS	THREE	3028M

UMTS = UNIVERSAL MOBILE TELECOMS SERVICE (3G)
GSM = GLOBAL SYSTEM MOBILE (2G)

THURNSCOE PARK, THURNSCOE SG, HOUGHTON ROAD, SOUTH YORKSHIRE - TELECOM MAST LOCATION PLAN



APPENDIX 4

ICNIRP CERTIFICATE

Planning Services
Barnsley Council
PO Box 634
Barnsley
S70 9GG

Date 11.10.2016

Dear Sir or Madam,

CLARIFICATION OF THE DECLARATION OF ICNIRP COMPLIANCE ISSUED AS PART OF THE PLANNING APPLICATION ATTACHED FOR ELECTRONIC COMMUNICATION DEVELOPMENT AT THURNSCOE PARK THURNSCOE SPORTS GROUND HOUGHTON ROAD SOUTH YORKSHIRE S63 0JT

I refer to the Declaration of Conformity with ICNIRP Public Exposure Guidelines ("ICNIRP Declaration") sent with this application.

The "ICNIRP Declaration" certifies that the site is designed to be in full compliance with the requirements of the radio frequency (RF) guidelines of the International Commission on Non-Ionizing Radiation (ICNIRP) for public exposure as expressed in the EU Council recommendation of July 1999.

The ICNIRP declaration produced by Vodafone and Telefonica takes into account the cumulative effect of the emissions from the proposed installation and all radio base stations present at, or near, the proposed location.

The radio emission compliance calculation is based upon the maximum possible cumulative values.

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.

If you have any further enquiries concerning the "ICNIRP Declaration" certificate or anything else in this letter then please contact the CTIL EMF Unit on 01753 564306

Yours faithfully



Jamie Jackman
Programme Director
Shared Access Ltd

For and on behalf of Cornerstone Telecommunications Infrastructure Limited, Vodafone Ltd, and Telefonica as a duly authorised agent.

Declaration of Conformity with International Commission of Non-Ionizing Radiation Public Exposure Guidelines

Vodafone Limited
Vodafone House
The Connection
Newbury
Berkshire
RG14 2FN

Telefonica Limited
260 Bath Road
Slough
SL1 4DX

Declares that the proposed equipment and installation as detailed in the attached planning/General Permitted Development Order application at;

**Thurnscoe Park
Thurnscoe Sports Ground
Houghton Road
South Yorkshire
S63 0JT**

NGR: **445626/405645**

Is designed to be in full compliance with the requirements of the radio frequency public exposure guidelines of the International Commission on Non-Ionizing Radiation as expressed in the EU Council Recommendation of 12th July 1999* "on the limitation of exposure of the general public to electromagnetic fields (0 Hz to 300 GHz)".

*Reference: 1999/519/E

Date **11.10.2016**

Signed



Name	Jamie Jackman
Position	Programme Director, Shared Access Ltd

For and on behalf of Cornerstone Telecommunications Infrastructure Limited (CTIL), Vodafone Ltd and Telefonica as a duly authorised agent.

APPENDIX 5

PRE-APPLICATION CONSULTATION LETTER

RMO/P16-0726

25 May 2017

OWNER/OCCUPIER

«Address_1»

«Address_2»

«Address_3»

«Address_4»

«Address_5»

«Address_6»

Dear Sir/Madam

Public Consultation for Proposed Telecommunications Structure at Thurnscoe Park, Houghton Road, South Yorkshire, S63 0JT

Pegasus Group are working as Planning Consultants in partnership with Shared Access, who are preparing a planning application for an integrated telecommunications and floodlight structure to the sports field at Thurnscoe Park, Houghton Road, South Yorkshire, S63 0JT. The existing lighting to the sports field will be maintained and telecommunications equipment integrated that will improve network coverage in the local area for Vodafone and O2 customers. Vodafone and O2 also provide network coverage for the following Mobile Virtual Network Operators: Giffgaff; Tesco Mobile; GT Mobile; LycaMobile; Talk Mobile; Allpay Mobile; Cortel Telephone; Glemnet; Highnet; Kontakt Mobile; Lebara Mobile; Ownphone; TalkTalk Mobile; and Zest4 Mobile.

A Site Location Plan is included with this letter to show where the equipment will be sited.

This letter has been prepared to provide local residents with some initial information about the proposal and to offer the opportunity to make comments or suggestions about the scheme during the design and development stage, before any planning application is submitted to the Council.

Shared Access has been working with Barnsley Metropolitan Borough Council to propose a scheme which would involve one of the existing floodlighting columns to the sports field being replaced with a structure that will maintain the existing floodlighting and incorporate a telecommunications antenna. The existing floodlights are 10m tall and the proposed mast will be a maximum height of 15m. The new structure will be painted blue, to match the existing floodlight columns.

Shared Access is a property company that specialise in developing telecommunications infrastructure. The company operates in the United Kingdom and Ireland, where they have built, acquired, own and manage approximately 500 sites. Shared Access are the exclusive managing agent for the Office of Public Works (Irish Government) and have exclusive partnerships with national governing bodies, including the Football Association and the Lawn Tennis Association, to provide investment into grassroots sport and facilities.

The telecoms structure will deliver next generation 4G communications infrastructure to the area, as well as improve coverage for other existing technologies. The 4G network will provide exceptionally fast internet to local residents and businesses. As you may be aware, the Government promotes new telecommunications development, as it contributes to improving communications and encouraging economic growth.

The proposal will be fully compliant with standards set down by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). ICNIRP is an independent scientific organisation whose aim is to provide guidance and advice on the health implications of telecommunications development.

I look forward to receiving any comments you may have. Please endeavour to provide your suggestions within two weeks of the date of this letter, to ensure your input is taken into account during the design stage of the proposal. In the meantime, if you require any additional information in respect of the above proposal, please do not hesitate to contact me, either by the address on this letter, by email (below) or by telephone 01454 625 945. We will respond to any comments, queries, or concerns received at the end of the consultation period, on the 8th June.

Yours faithfully

A handwritten signature in blue ink, appearing to be 'Rachel Morrison', written over a circular stamp or seal.

Rachel Morrison
Planning Assistant
e-mail: rachel.morrison@pegasuspg.co.uk

Enc

APPENDIX 6

EXAMPLE LETTER TO LOCAL SCHOOLS

RMO/P16-0726

25 May 2017

Mrs Sarah Fields
Headteacher
Dearne Goldthorpe Primary School
Barnsley Road
Rotherham
S63 9NG

Dear Mrs Fields

Public Consultation for Proposed Telecommunications Structure at Thurnscoe Park, Houghton Road, South Yorkshire, S63 0JT

Pegasus Group are working as Planning Consultants in partnership with Shared Access, who are preparing a planning application for an integrated telecommunications and floodlight structure to the sports field at Thurnscoe Park, Houghton Road, South Yorkshire, S63 0JT. The existing lighting to the sports field will be maintained and telecommunications equipment integrated that will improve network coverage in the local area for Vodafone and O2 customers. Vodafone and O2 also provide network coverage for the following Mobile Virtual Network Operators: Giffgaff; Tesco Mobile; GT Mobile; LycaMobile; Talk Mobile; Allpay Mobile; Cortel Telephone; Glemnet; Highnet; Kontakt Mobile; Lebara Mobile; Ownphone; TalkTalk Mobile; and Zest4 Mobile.

A Site Location Plan is included with this letter to show where the equipment will be sited.

Shared Access has been working with Barnsley Metropolitan Borough Council to propose a scheme which would involve one of the existing floodlighting columns to the sports field being replaced with a structure that will maintain the existing floodlighting and incorporate a telecommunications antenna. The existing floodlights are 10m tall and the proposed mast will be a maximum height of 15m. The new structure will be painted blue, to match the existing floodlight columns.

Shared Access is a property company that specialise in developing telecommunications infrastructure. The company operates in the United Kingdom and Ireland, where they have built, acquired, own and manage approximately 500 sites. Shared Access are the exclusive managing agent for the Office of Public Works (Irish Government) and have exclusive partnerships with national governing bodies, including the Football Association and the Lawn Tennis Association, to provide investment into grassroots sport and facilities.

Government Guidance states that it is good practice for mobile telecommunications operators to notify local educational institutions of our proposal to install a telecommunication site where it is near to a school.

The telecoms structure will deliver next generation 4G communications infrastructure to the area, as well as improve coverage for other existing technologies. The 4G network will provide exceptionally fast internet to local residents and businesses. As you may be aware, the Government promotes new telecommunications development, as it contributes to improving communications and encouraging economic growth.

The proposal will be fully compliant with standards set down by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). ICNIRP is an independent scientific organisation whose aim is to provide guidance and advice on the health implications of telecommunications development.

We would be grateful if you could consider this letter and the accompanying information about the proposals and let us know your views no later than 14 days from the date of this letter. Any comments received from you within this period will be considered by us and will be submitted with our application to the Council.

In the meantime, if you require any additional information in respect of the above proposal, please do not hesitate to contact me, either by the address on this letter, by email (below) or by telephone 01454 625 945.

Yours sincerely

A handwritten signature in blue ink, appearing to be 'Rachel Morrison', with a stylized circular flourish at the end.

Rachel Morrison
Planning Assistant
Email: Rachel.morrison@pegasuspg.co.uk

Enc

APPENDIX 7

SITE PROVIDER NOTIFICATION LETTER

RM/P16-0726

7th July 2017

Barnsley Metropolitan Borough Council
PO BOX 604
Barnsley
S70 9FE

Dear Sir/Madam

Shared Access

Thurnscoe Park, Thurnscoe Sports Ground, Houghton Road, South Yorkshire, S63 0JT

Notification to landowner of 'prior notification of proposed development by a telecommunications code system operator'

The Town and County Planning (General Permitted Development) (England) Order 2016

Pegasus Group has been instructed to submit a 'prior notification of proposed development by a telecommunications code system operator' to Leeds City Council on behalf of Shared Access to facilitate a telecommunication installation on behalf of CTIL which is a joint venture between Telefonica (O2) and Vodafone.

In accordance with Part 16 Class A – Electronic Communications Code Operators of The Town and County Planning (General Permitted Development) (England) Order 2016, I am required to serve notice of the application upon any parties with a land ownership interest. Please find details of the application below:

Site Address:

Thurnscoe Park, Thurnscoe Sports Ground, Houghton Road, South Yorkshire, S63 0JT

Application Description:

Replacement of 1no. existing 10m floodlight with a 15m pole to support telecommunications antennae which together with the installation of 5no. ground based equipment cabinets will provide 2G, 3G and 4G mobile electronic communication services. The existing floodlight will be refitted to the pole at 10m

Determining Authority (inc. address):

Planning and Transportation Service
Barnsley MBC
PO Box 604
Barnsley
S70 9FE

PLANNING | DESIGN | ENVIRONMENT | ECONOMICS

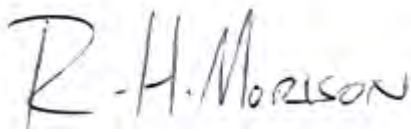
First Floor, South Wing, Equinox North, Great Park Road, Almondsbury, Bristol, BS32 4QL

T 01454 625945 F 01454 618074 www.pegasuspg.co.uk

Birmingham | Bracknell | Bristol | Cambridge | Cirencester | East Midlands | Leeds | Liverpool | London | Manchester

Pegasus Group is a trading name of Pegasus Planning Group Limited (07277000) registered in England and Wales
Registered Office: Pegasus House, Querns Business Centre, Whitworth Road, Cirencester, Gloucestershire, GL7 1RT

Yours sincerely

A handwritten signature in black ink that reads "R. H. Morison".

Richard Morison
Principal Planner
Email: richard.morison@pegasuspg.co.uk

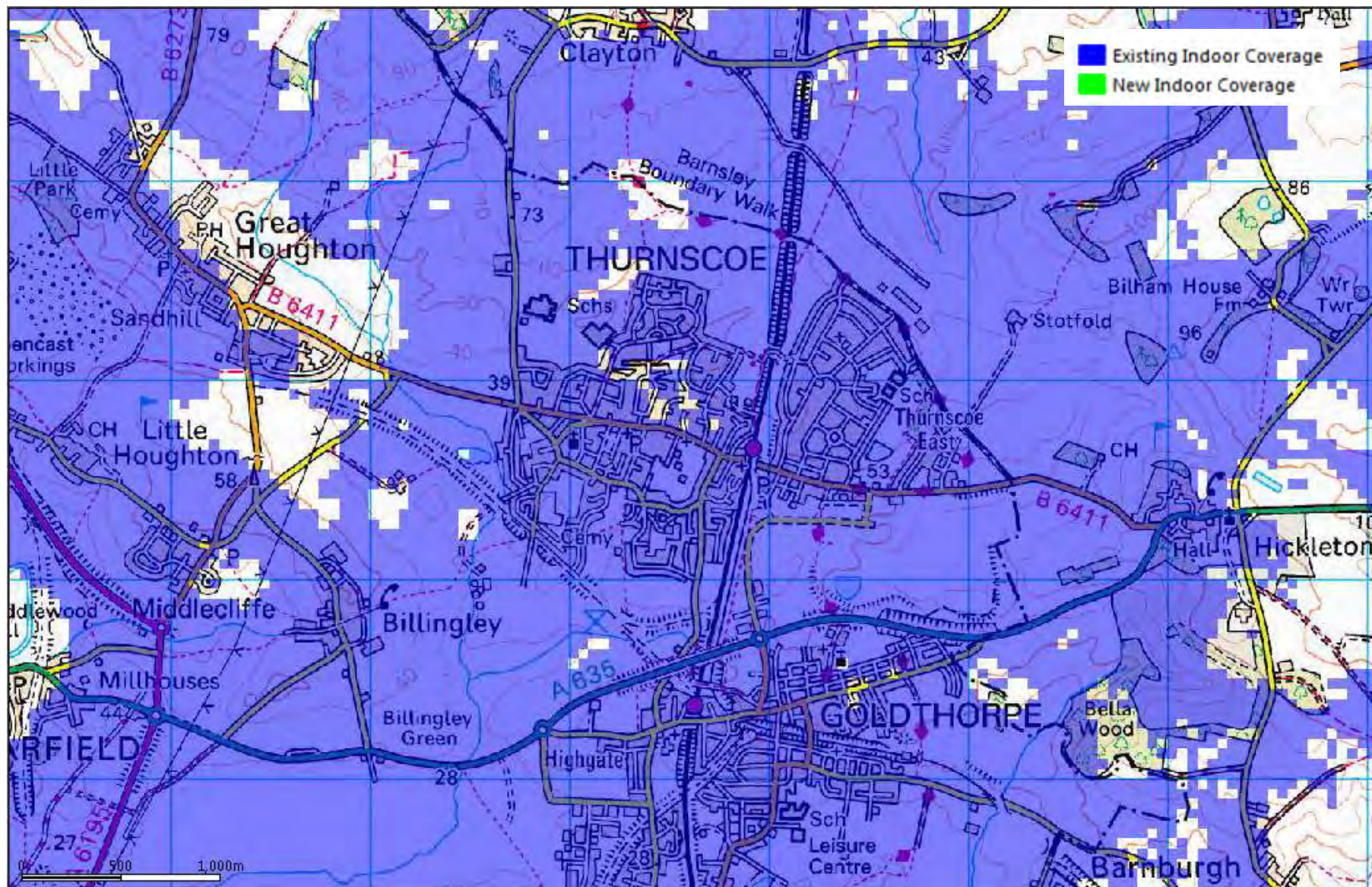
APPENDIX 8

RADIO COVERAGE PLOTS

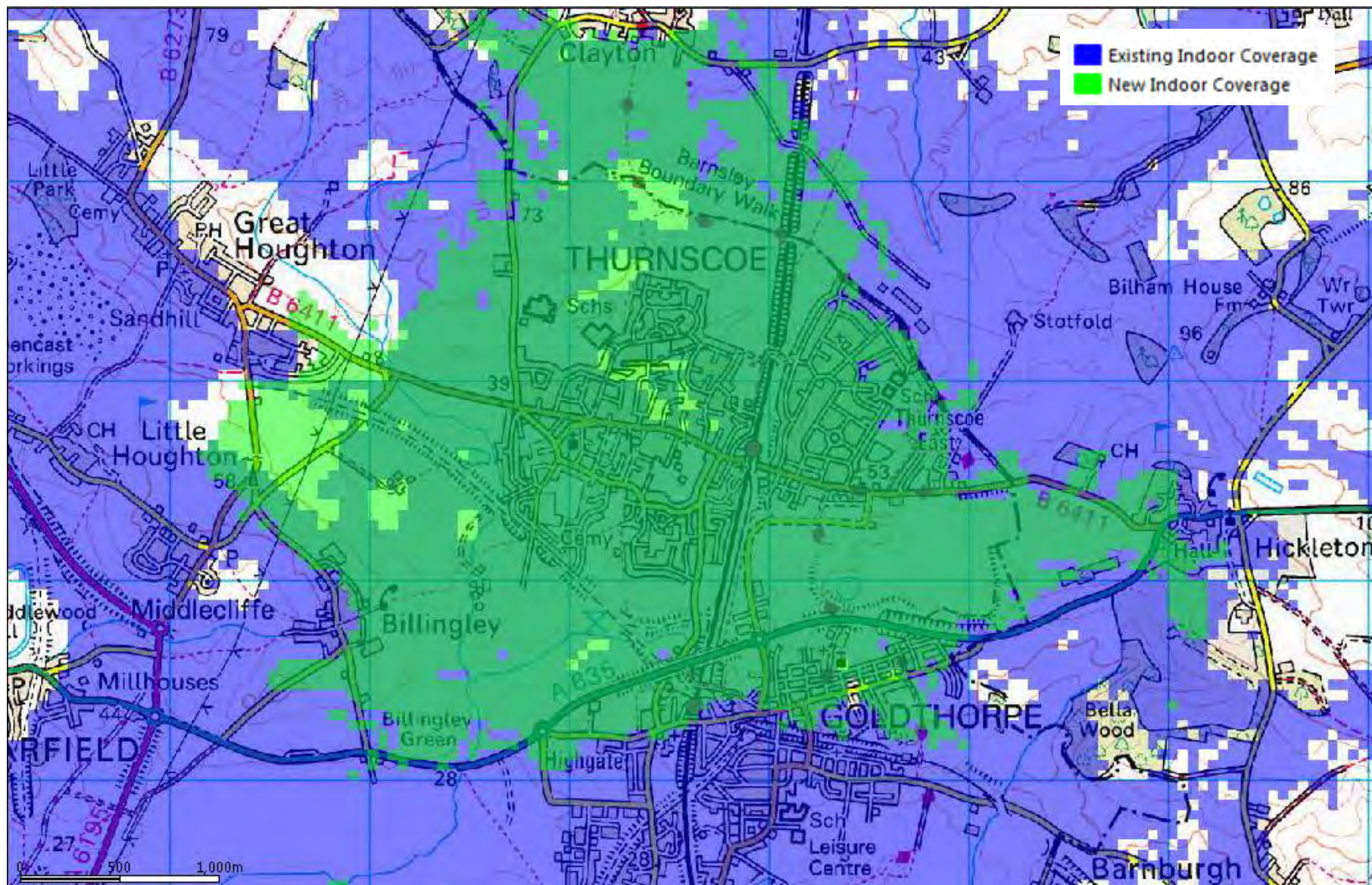
CSR 75483 – Thurnscoe Park

Coverage Plots for Planning Application use only

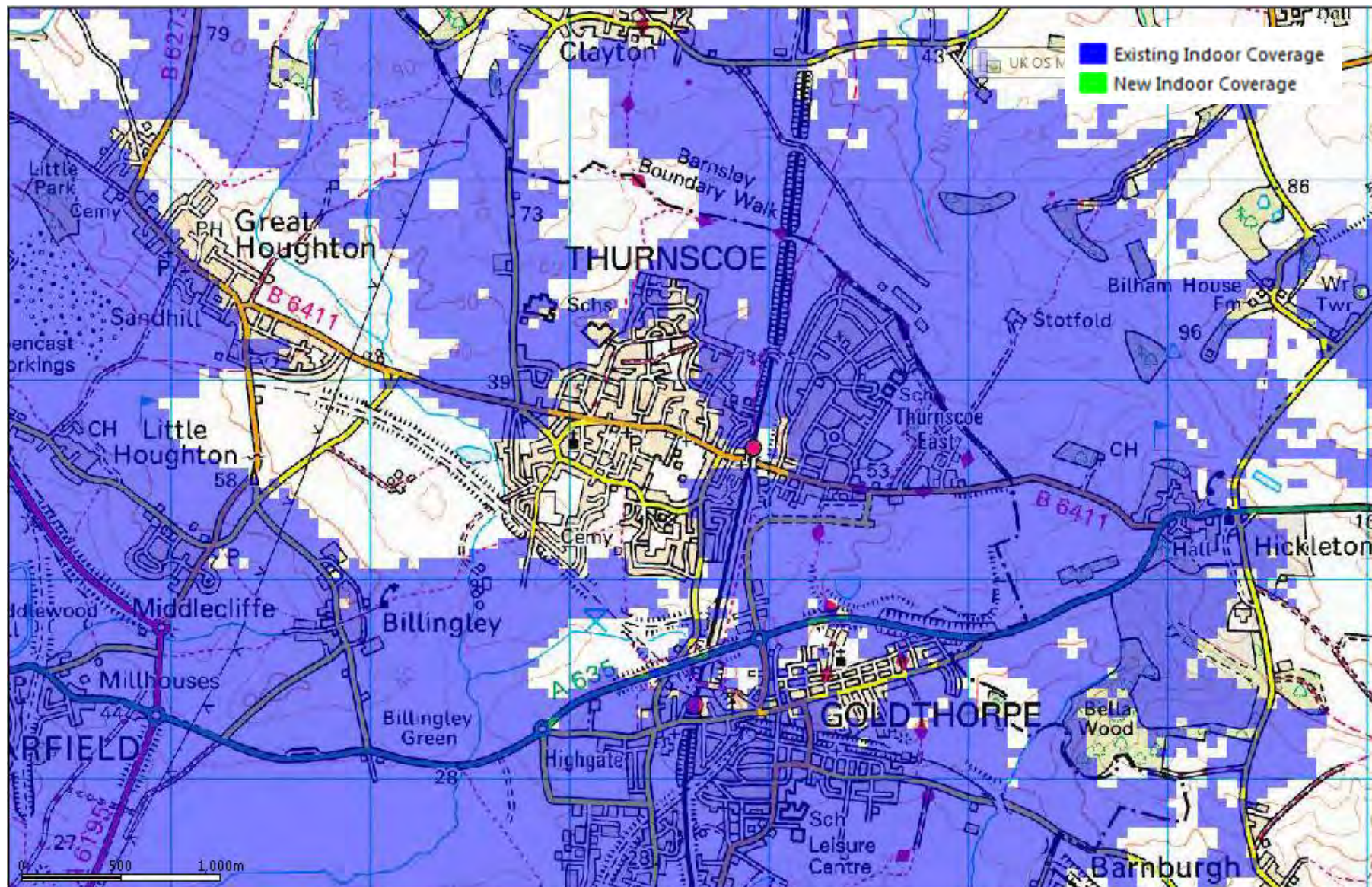
Existing 2G Coverage



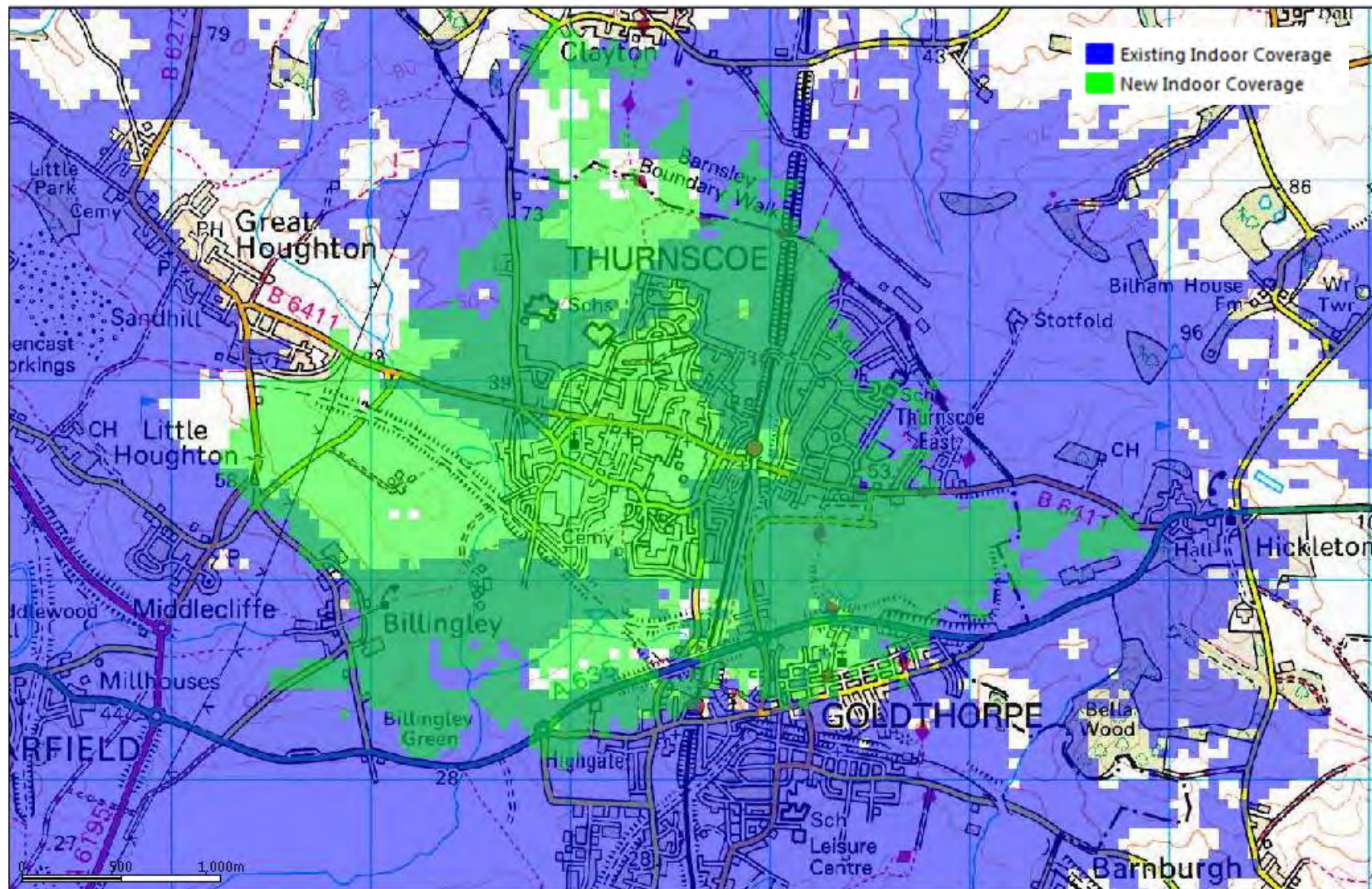
Planned 2G Coverage



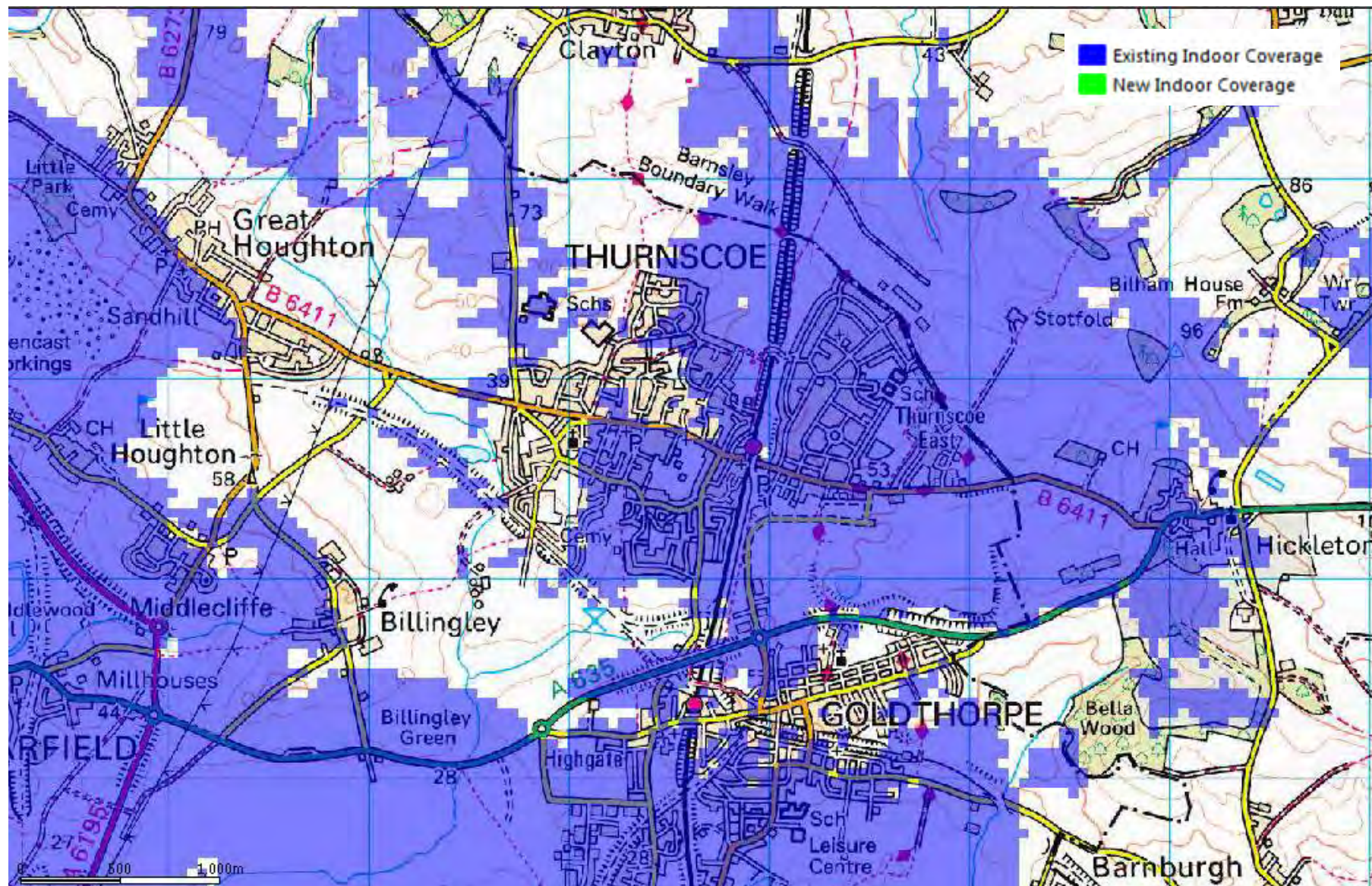
Existing 3G Coverage



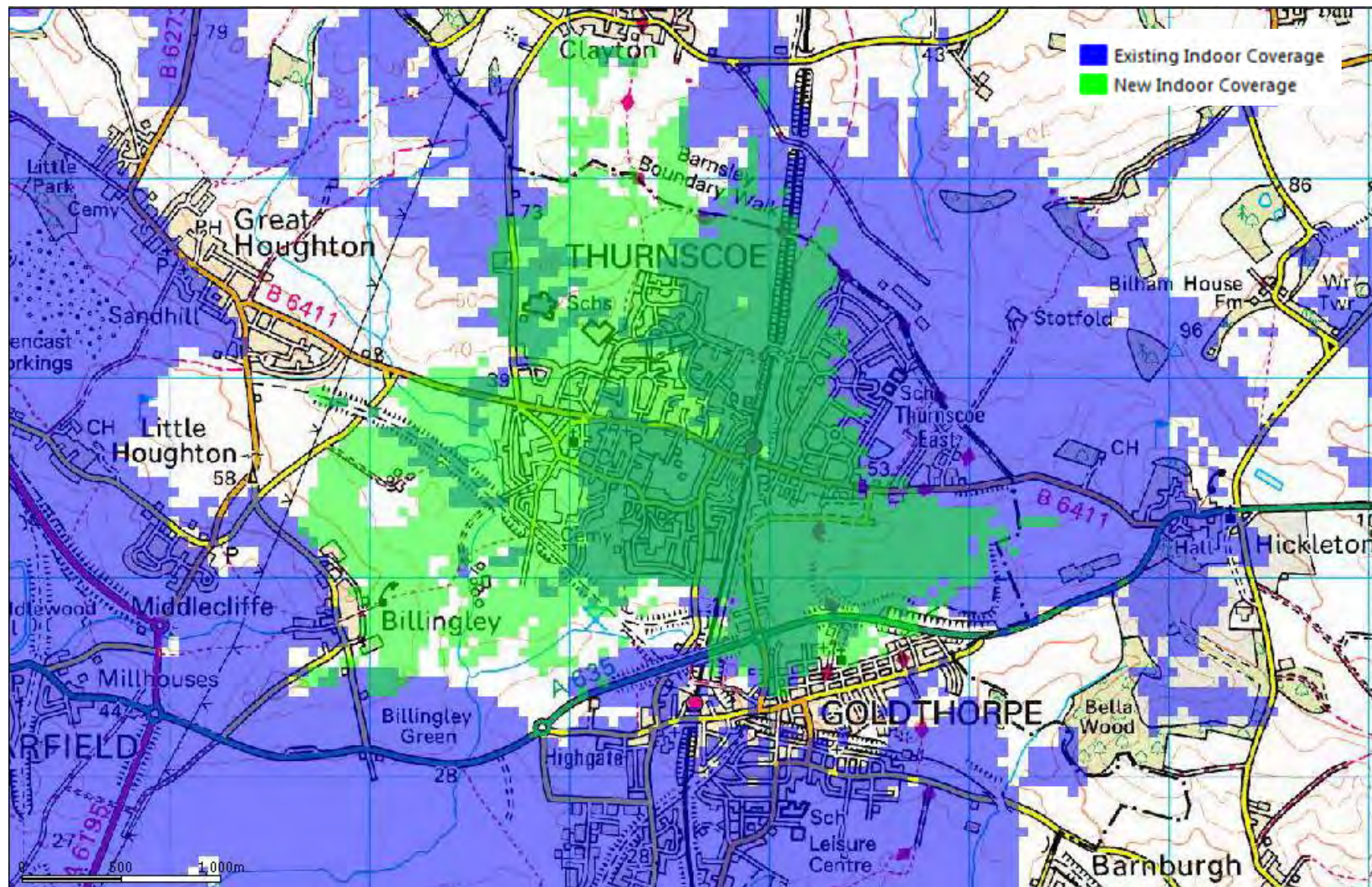
Planned 3G Coverage



Existing 4G Coverage



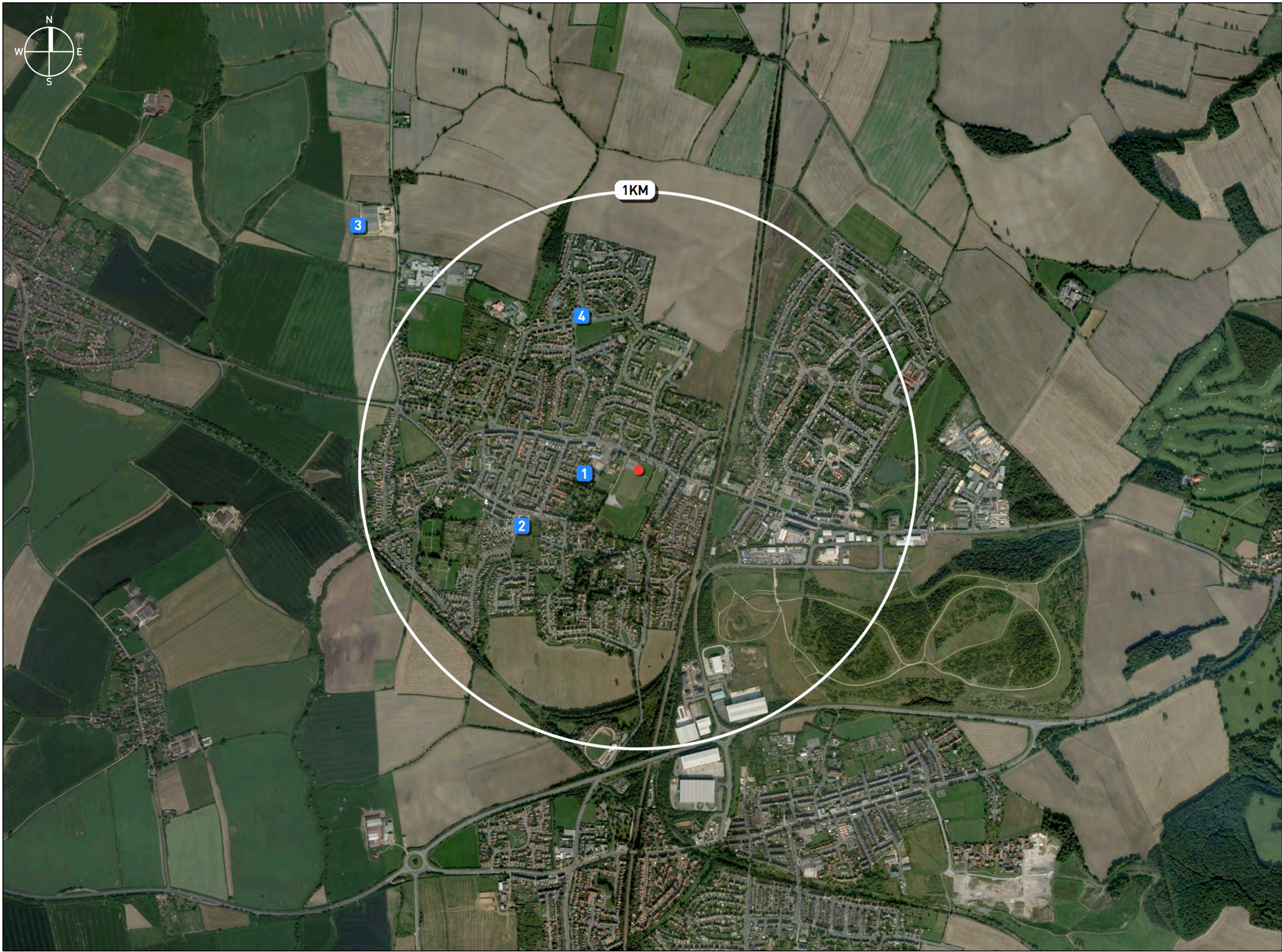
Planned 4G Coverage



APPENDIX 9

CANDIDATES SITES PLAN

Copyright Pegasus Planning Group Ltd. Crown copyright. All rights reserved. Ordnance Survey Copyright Licence number 100042093. Promap Licence number 100020449. EnmapSite Licence number 0100031673. Standard OS licence rights conditions apply. Pegasus accepts no liability for any use of this document other than for its original purpose, or by the original client, or following Pegasus' express agreement to such use. T 01285 441717 www.pegasuspg.co.uk



KEY



SITE LOCATION

CANDIDATE SITES		
LOCATION		DISTANCE FROM SITE
1	EPWORTH HOUSE, PARK ROAD	191M
2	THURNSCOE WMC, HIGH STREET	472M
3	WARMSWORTH STONE, CLAYTON LANE	1359M
4	STREET WORKS ON MERRILL ROAD	588M

THURNSCOE PARK, THURNSCOE SG, HOUGHTON ROAD, SOUTH YORKSHIRE - CANDIDATE SITES PLAN



pegasuspg.co.uk



Pegasus Group

First Floor
South Wing
Equinox North
Great Park Road
Almondsbury
Bristol
BS32 4QL

E Bristol@pegasuspg.co.uk
T 01454 625 945

