

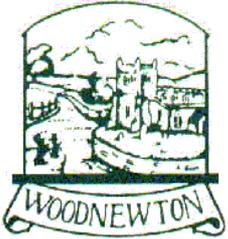
WOODNEWTON PARISH COUNCIL

EXTRAORDINARY MEETING

Monday 7th September 2021, Village Hall, 8pm

(DRAFT) MINUTES

Present: Cllr Hansford (Chairman) Cllr Neville (Vice Chairman), Cllr Guttridge, Cllr Swallow, Cllr Blackmore, Cllr Goodall, and Amy Miller (Clerk and RFO)



1. Declarations of Interests from Councillors

None

2. Apologies for absence

Cllr Phythian

3. Public Time

No attendees

4. Discussion of Planning Application NE/21/01280/PNT

Following the village meeting held the previous week the Parish Council Objection was discussed, and the salient points detailed with regards to the siting and appearance of the mast. The Clerk to fully write up the objection utilising village feed back and other circulated documentation. The response is attached to these minutes.

There was discussion on the suggestion raised by our Ward Councillor that perhaps other sites within the village could be considered in an attempt to consult with WHP. It was agreed by all, if we could engage with WHP in a timely manner, we would consult with residents to ascertain potential other sites. The Parish Council could only feedback residents views and possible suggestions on this and it was subject to understanding site requirements from WHP if these were forthcoming.

In an attempt to initiate consultation with WHP Telecoms (contractors for Hutchinson's) a short list of questions was considered, to ask, in a bid to ascertain how useful this mast could be and how better siting locations existed in the village. Clerk to continue trying to engage WHP.

5. Close of Meeting

The Chairman closed the meeting at 21.05

Chairman's Signature.....

Date 11th September 2021

Prepared by Amy Miller Clerk and RFO

E-mail: woodnewtonpc@gmail.com

11th September 2021

Following an Extraordinary Meeting held 7th September 2021 Woodnewton Parish Council object to the Planning Application NE/21/01280/PNT | Proposed 15.0m Phase 8 Monopole C/W wrapround Cabinet at base and associated ancillary works. | Land Adjacent Orchard Lane Woodnewton Northamptonshire.

All Councillors present (6 out of 7) voted against the proposal for the following reasons:

1. Siting

The chosen site is wholly inappropriate for the following reasons.

(a)The site is immediately adjacent to a rural village back road, where the street scene is double storey residential buildings and the primary community open space containing a playing field, children's play area and village hall, which hosts numerous events throughout the year both within the building and utilising the outdoor community space. The road corridor is wide grass verges with hedges and trees and buildings predominantly set back from the road. The mast would not be in keeping with this landscape, in both height and scale, with the bulky cabinets and mast. It is considered that the siting of the mast and associated cabinetry in such proximity to the entrance of the park will result in a detrimental impact to its setting and would erode the quality of the visual amenity of the immediate area.

(b) The applicant has considered alternative sites within the vicinity, but these have been dismissed with limited narrative and reasoning. The Parish Council have tried to engage in consultation to discuss other alternatives, but WHP Telecoms have failed to engage until phone contact was made today via their Head Office but still no questions have been answered or any dates offered for a virtual meeting.

(c) The applicant has also failed to provide evidence of consideration of a mast being fixed to an existing structure or within an existing telecoms site (a requirement of Part C, Section 117 of the National Planning Policy Framework (NPPF))

(d) Whilst we accept the Government has stated there are no adverse health effects associated with 5G EMT's and as such Local Planning cannot take health concerns

into consideration the community does have concerns. The mast is situated adjacent to (<10m) the village playing fields. Many residents feel scientific evidence has not yet concluded that these are safe in this type of environment with children as receptors. Research is still being undertaken into the long-term impacts of children's wellbeing and mental health. The Council would like to point out that they are about to embark on a circa 20k expenditure in the play area within the coming months which may be redundant if perception of 5G masts prevent users to the equipment. This has the knock-on effect of reduced bookings of the Village Hall as parents no longer want to host children's parties etc in the play area resulting in reduced revenue for the village.

(e) There are safety concerns with the location of all the cabinetry obscuring the view when children leave the play area coupled with noise of the fans within the cabinetry resulting in children not seeing or hearing the traffic. This entrance is also frequently used by dog walkers who would face similar safety issues. This safety issue is further heightened by the bend in the road at this point meaning those coming out of this access point would have to be on the road before they had a clear view of oncoming obstacles from the Apethorpe direction.

(f) With the siting of the mast being so close to residential properties and within 15m of one house's lounge window many residents had concerns of their properties being devalued by something the community opposes, on this site. This site is also exceedingly close circa 40m from the Conservation area.

2. Appearance

(a)The site is <100m from the curtilage of the Woodnewton Conservation Area and when approaching from the East (Nassington end), the mast would impact on the streetscape of the conservation area, particularly in its height which would be above the existing residential buildings. The mast and cabinets would also dominate the streetscape as one leaves Wades Close, where there is currently a natural environment aspect. The Council considers that it would not be hidden by the existing trees, especially in winter as the trees are deciduous.

(b)The application fails to address accurately how the equipment will blend in with the surroundings as the application drawings are inaccurate. The height of the cabinets would be above and in front of (for views from the road) the existing hedge and would therefore not be screened by them, especially in winter as the hedge is deciduous.

Residents felt a precedent has been set with other Local Planning Authorities refusing these applications. One case of note - Warrington Borough Council said: "The proposal, by virtue of its siting and appearance, will result in significant harm to the

visual amenity of the surrounding residential occupiers, which is not outweighed by the need for the installation at this specific site." We feel this is the case for this site as evidenced above.

3.Consultation

The applicant has not submitted the outcome of any consultations with organisations with an interest in the proposed development (similarly a requirement of Part a, Section 117 of NPPF). Whilst the site is not adjacent to a school, it is adjacent to and within very close proximity (<10m) to a children's play area. This area is the primary publicly accessible community area within the village and is regularly and heavily used by families from the immediate community and families who travel to the village from further afield to specifically utilise the play area. The Parish Council have substantially improved this facility over the years and could therefore be considered a key 'organisation with an interest in the proposed development' to be consulted on. An initial email was sent but there has no response to emails sent by the Council requesting a site visit and discussion. Consultation with communities is also within Part 2, 'The Role of the Mobile Operators' within the 'Code of Best Practice on Mobile Network Development in England' (ref 1)

4.Trees and Landscape (appearance)

The applicant fails to demonstrate the impact of construction and operation on the mature trees in close proximity to the site, as no arboricultural impact assessment or method statement has been provided. Whilst the trees are not subject to Tree Preservation Orders, they are an important feature of the Orchard Lane corridor (where there are TPOS and TPO areas) and their loss would be detrimental to the overall streetscape and landscape character of the village. Orchard Lane's heritage by virtue of its name is born out of this treescape which should not be harmed.

In conclusion the Parish Council have consulted at length with many of the villagers. The majority accept there is a need for better coverage and connectivity but **DO NOT** accept this location. Another document will follow with suggestions for locations which will access the requirements of power, data cabling, verge space, being away from residential housing and sites of greater elevation to enable better coverage. However, we continue to wait on further information from Hutchinson's contractors which is not forthcoming and an opportunity to discuss with them.

Questions send to WHP Telecoms (Hutchinson's contractors)

What is the range of the mast? Is the range 360 degree or directional.

Will the signal pass through all the stone-built houses and the many trees characteristic of the village?

Does the mast have compatibility with any other networks?

What levels of noise are emitted from the cabinetry?

Will there be any protection for the tree root system?

Who will receive the wayleave payment for the cabinetry?