

Town and Country Planning Act 1990
Town and Country Planning (General Permitted Development) (England) Order 2015

PRIOR APPROVAL REQUIRED

APPLICATION REFERENCE: 22/01232/TELE

Name and address for correspondence:	Applicant name:
Mr Jamaal Hafiz Clarke Telecom Unit E Madison Place Northampton Road MANCHESTER M40 5AG	CK Hutchinson Networks (UK) Ltd

Part 1 - Particulars of Application

Date of Application: 16 September 2022

Proposal:	Installation of 20m high slim-line monopole, supporting 6 no. antennas, 1 no. wraparound equipment cabinet at the base of the monopole, 2 no. equipment cabinets, 1 no. electric meter cabinets, 1 no. GPS module and ancillary development
Location:	Land At The Junction Of Heywood Old Road And Public Right Of Way MidRupp110a, Middleton

Part II - Particulars of decision

The Rochdale Metropolitan Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning Act 1990 that prior approval **IS REQUIRED** for the development referred to in Part 1 hereof.

Date Decision Issued **9 November 2022**

Daniela Ripa
Interim Head of Planning Services

Town and Country Planning Act 1990
Town and Country Planning (General Permitted Development) (England) Order 2015

REFUSAL OF DETAILS

Name and address for correspondence:	Applicant name:
Mr Jamaal Hafiz Unit E Madison Place Northampton Road MANCHESTER M40 5AG	CK Hutchinson Networks (UK) Ltd

Part 1 - Particulars of Application

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Part II - Particulars of decision

The Rochdale Metropolitan Borough Council hereby give notice in pursuance of the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 that approval has been **REFUSED** for the carrying out of the development referred to in Part 1 hereof in accordance with the application and plans submitted for the following reason(s):

Reasons:

- 1 By virtue of its height, siting and appearance, the proposed 20 metre high monopole would constitute a significantly incongruous and dominant feature of the street scene, where existing street furniture and tree cover is significantly smaller in scale. Views of the development would be prominent when travelling along Heywood Old Road and from the surrounding area, with the mast and its associated infrastructure significantly compromising the views of the countryside. The development would therefore result in unacceptable harm to the street scene and visual amenity and be contrary to policies P1, P3 and DM1 of the adopted Rochdale Core Strategy, and the National Planning Policy Framework.

Date Decision Issued 9 November 2022

Daniela Ripa
Interim Head of Planning Services

IMPORTANT

PLEASE ENSURE THAT YOU HAVE READ AND FULLY UNDERSTOOD THE CONTENTS OF THIS DECISION NOTICE.

YOUR ATTENTION IS DRAWN TO THE ATTACHED NOTES.

INFORMATIVE:

The Local Planning Authority's reasons for its decision are set out in the accompanying officer's report.

INFORMATIVE:

For the avoidance of doubt, this decision relates to the following plans:

ROD24498 Site Location Plan

ROD24498_B35_GA_A Existing site plan

ROD24498_B35_GA_A Existing site elevation

210 PROPOSED H3G SITE PLAN

260 PROPOSED H3G SITE ELEVATION