



Miss Michelle Christopher  
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5<sup>th</sup> July 2021

Your contact is: Connie Davis, Planning

Dear Miss Christopher,

**DEVELOPMENT BY TELECOMMUNICATIONS CODE SYSTEM OPERATORS - CK HUTCHISON NETWORKS (UK) LTD BY READING LOCAL PLANNING AUTHORITY THAT THE PRIOR APPROVAL OF THE AUTHORITY IS REFUSED FOR THE SITING AND APPEARANCE OF DEVELOPMENT PERMITTED BY PART 16 OF SCHEDULE 2 OF THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015 (AS AMENDED).**

**Application Reference:** 210737

**Application Type:** Telecommunications Notification - Prior Approval

**Address:** Adjacent to 46 Berkeley Avenue, Reading, RG1 6JE

**Proposal:** Installation of a 20 metre high monopole supporting 6 no. antennas and 2 no. transmission dishes, 4 no. equipment cabinets and development works ancillary thereto

I refer to your letter received on **11<sup>th</sup> May 2021** concerning a prior approval determination for the above telecommunications development as shown on submitted drawings and documents:

Drawing no.

RDG13285\_PLANNING\_REV\_A Issue A - 002 Site Location Plan  
RDG13285\_PLANNING\_REV\_A Issue A - 150 Existing Site Elevation  
RDG13285\_PLANNING\_REV\_A Issue A - 100 Existing Site Plan  
RDG13285\_PLANNING\_REV\_A Issue A - 265 Proposed Site Elevation  
RDG13285\_PLANNING\_REV\_A Issue A - 215 Proposed Site Plan  
Letter dated 11<sup>th</sup> May 2021 Ref RDG13285 from Sinclair Dalby  
Letter dated 10<sup>th</sup> May 2021 Ref CD/RDG13285 from Sinclair Dalby  
Supplementary Information Form  
Declaration of Conformity with ICNIRP Public Exposure Guidelines  
Application Form

Received 11<sup>th</sup> May 2021

I am writing to advise that Reading Borough Council as local planning authority **HEREBY REFUSES** prior approval for the siting and appearance of the development for the following reasons:

1. In the absence of sufficient detail on potential alternative sites for the development, it could not be demonstrated that the proposed location would be most suitable in terms of siting, contrary to Policy OU3 of the Reading Borough Local Plan (2019).
2. The proposed 20m high monopole and associated equipment would, by reason of its excessive height and overall bulk, detract from the visual amenity and appearance of the surrounding area, contrary to Policies CC7 and OU3 of the Reading Borough Local Plan (2019).
3. The proposed infrastructure would result in an obstruction to the visibility of drivers exiting 46 Berkeley Avenue and so would be a hazard to road users. As such, the siting of the proposal would be harmful in terms of highways safety and thus contrary to Policy TR3 of the Reading Borough Local Plan (2019).

#### **INFORMATIVE**

1. The Local Planning Authority has worked positively and proactively with the applicant and an opportunity to withdraw the application was provided ahead of it being determined. However, no response was received from the agent and so the decision to refuse the application has been taken.

Should you identify an alternative site or wish to discuss the possibilities of sharing facilities or any other related matter, please contact me.

Yours sincerely

*Connie Davis*

Miss Connie Davis  
Senior Planning Officer

*SDV*