

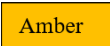


5G ROLL OUT PLANNING PRE-APPLICATION ENQUIRY - SITE DETAIL SHEET

Site Requirement

Site Introduction	Telecoms Planning Pre-Application Enquiry for a proposed Telecommunication Mast installation at: Pitmedden Road,Aberdeen,Aberdeenshire AB21 7ES
Site Objective	This site is to give coverage to the surrounding area and link other sites into the Network. This is as part of a project to give 5G coverage to the surrounding area.

Preferred Site

Site Name	ABC12835 Pitmedden Road
National Grid Reference	E: 388500 N: 813234
Traffic Light Model Rating	
Assessment	<p>In this instance the proposed new 15m high Phase 8 3HG street pole and associated 3no. equipment cabinets (colour grey RAL-7035) are proposed to be located on on a grass verge on the south side of Pitmeddan Road, Aberdeen.</p> <p>The installation is looked upon as being a minimal modern telecoms installation necessary to extend high-speed mobile coverage to this part of Pitmeddan Road, Aberdeen.</p>

Equipment Details: -

Please refer to enclosed planning drawings.

ABC12835_PLANNING_REV_B

Figure 1 – Coverage Plots showing the required area to be covered showing the best location from a coverage perspective – needs to be as close as possible to green marker.



Figure 2 – Search area shown on aerial view for proposed new telecommunications mast – note that the proposed site normally requires be within 100 metres of the Nominal location for mast



Figure 3 – Photographs of Proposed Site



Site Description of Designated Search Area (DSA)

As this mast is a 5G installation, to work it needs to be close to those who will benefit from the technology, and this is why such a small search area is required here. Movements outside this area are likely to require a proliferation of masts to do the same job, and even then, we are likely to have coverage gaps.

The nominal is located on Pitmeddan Road which is north east of Aberdeen Airport. To the south of the nominal, and taking up much of the search area is the grounds the Airport and it would not be possible to locate a structure within this area.

Option is located on a grass verge on the south side of Pitmeddan Road. There is existing street furniture located on the grass so the chances of a successful planning outcome are enhanced by the presence of existing street furniture. The site should be built no further than 3m from the edge of the road to ensure that it is within adopted land.

Proximity of the site to schools

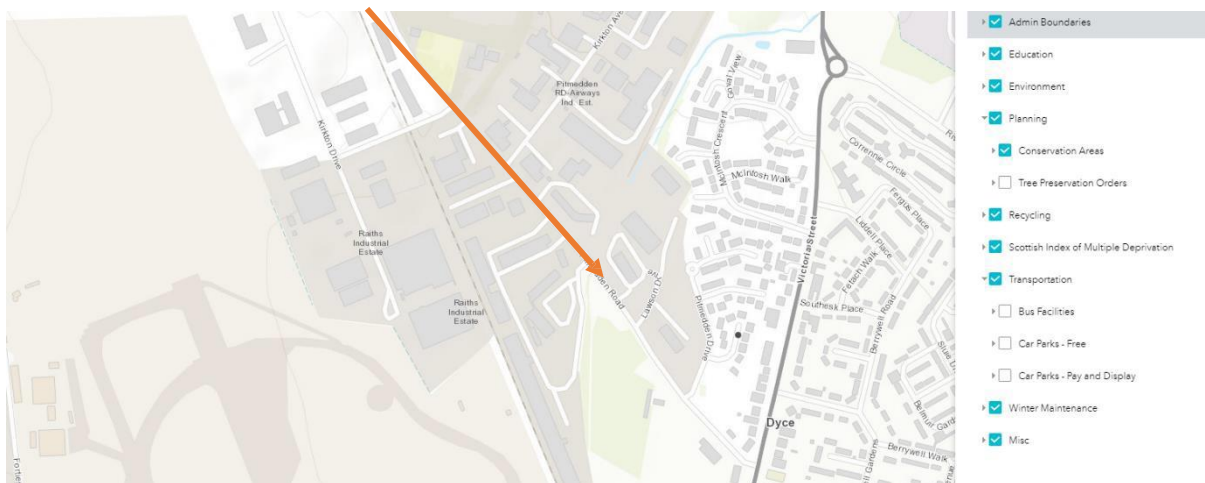
A review of available mapping shows that there is no school within close proximity of the proposed mast.



- ❖ Extract from google maps showing there is no school within close proximity.

Is the site within or close to a Conservation Area?

As per the extract from the Aberdeen City Council Local Plan we note that this site is located not within a designated Conservation Area.

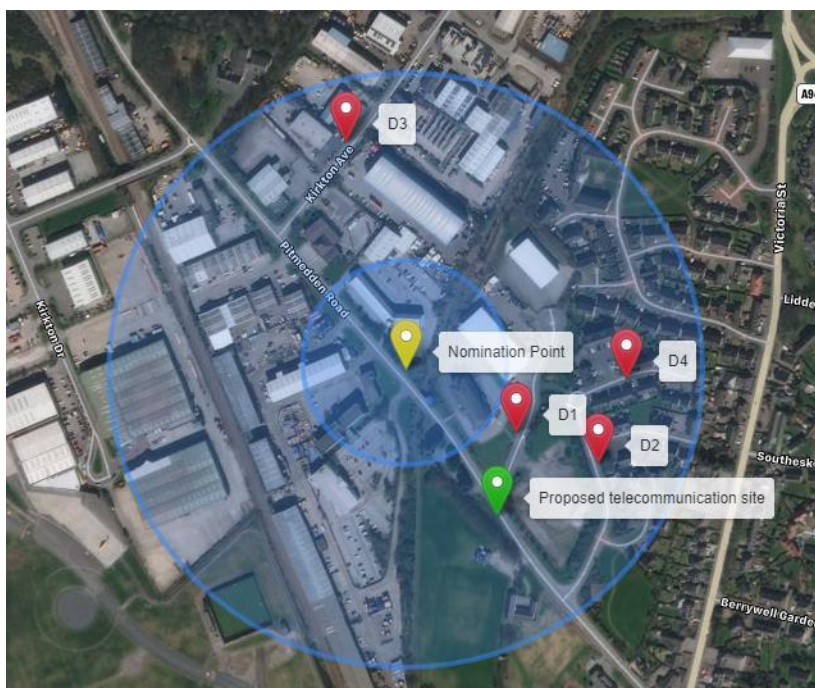


- ❖ Extract from the Aberdeen City Council Local Plan Map

Discounted Sites – see Figure 4

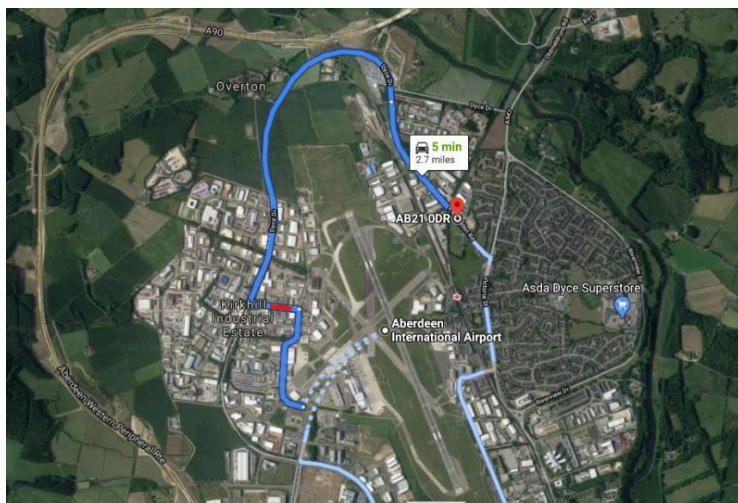
As part of the site search and discounting of potential suitable locations, the streets and properties were visited and for the reasons given discounted.

Site Reference	Reason why discounted
D1 - Lawson Drive	pavement not wide enough to accommodate equipment at this location.
D2 - Pitmedden Drive	
D3 – Kirkton Avenue	pavement not wide enough to accommodate equipment at this location.
D4 – Pitmedden Mews	Close to residential property and Private road



Proximity to airport or aerodrome

The site is located approximately 2 mile away from Aberdeen International Airport.



Relevant Planning Policy

A review of the planning policy section of the Aberdeen City Council web site details the applicable Development Plan for this area.

Communications Infrastructure

3.146 Mobile telecommunications are now considered an integral part of the success of most business operations and individual lifestyles. With the growth of services such as mobile internet access, demand for communications infrastructure is continuing to grow. National Planning Framework 3 and Scottish Planning Policy (SPP) highlight the need for advanced, high quality electronic communications infrastructure, see this as an essential component of economic growth and encourages planning authorities to support its expansion. The Strategic Development Plan also acknowledges the economic benefits of improved communications infrastructure, with one of its targets being that all new development has access to a fit-for-purpose high-speed broadband service. Aberdeen City Council is fully supportive of the expansion of the communications infrastructure and through the Strategic Infrastructure Plan (SIP) acknowledges that this can enhance accessibility to services and contribute to reducing the need to travel, reduce carbon emissions, and allow for more flexible working arrangements. However, new communications infrastructure should only be provided without a detrimental impact on the natural and built environment.

Policy CI1 - Digital Infrastructure

All new residential and commercial development will be expected to have access to modern, up-to-date high-speed communications infrastructure.

3.147 Planning applications for new housing (where 5 or more houses are proposed), or commercial developments (where the gross floor space of any building, structure or erection constructed as a result of such development is or exceeds 5,000 square metres; or the area of the site is or exceeds 2 hectares) should be accompanied by:

- 1 An extract map from www.superfast-openreach.co.uk/where-and-when/ which shows the status of the superfast broadband exchange connection within the vicinity of the application site. Further to this, the developer shall indicate what the broadband connection to the development would be, e.g. Fibre to the Premises (FTTP) or Fibre to the Cabinet (FTTC)
- 2 A map extract from www.sitefinder.ofcom.org.uk which shows the location of telecommunications masts within the general vicinity of the application site. Information should also be submitted to show the indoor and outdoor telecommunication coverage levels for the application site for 2G, 3G and 4G (such information can be extracted from the telecommunications operators websites).

Policy CI2 - Telecommunications Infrastructure

Proposals for telecommunications development, including prior approval and broadband cabinet applications, will be permitted provided that they comply with the over-arching themes included within Planning Advice Note PAN62 – Radio Telecommunications, as well as other applicable National and Local policies (e.g. Historic Scotland's SHER, ALDP Policy D5 – Built Heritage) in relation to;

- 1 The siting and appearance of the proposed apparatus and associated structures should seek to minimise impact on visual amenity, character or appearance of the surrounding area;
- 2 If on a building, apparatus and associated structures should be sited and designed to minimise impact to the external appearance of the host building;

- 3 If proposing a new mast, it must be demonstrated that the applicant has explored the apparatus on existing buildings, masts or other structures. Such evidence should accompany a planning application;
- 4 If proposing development in a sensitive area, the development should not have an unacceptable effect on areas of ecological interest, areas of landscape importance, archaeological sites, conservation areas or buildings of architectural or historic interest.

3.148 When considering applications for telecommunications development, Aberdeen City Council will have regard to the operational requirements of telecommunications operators and the technical limitations of the technology.

3.149 Applications for ground-based masts should be accompanied by:

- details of the site search for an alternative site and the reasons why each location was unacceptable (including justification if site-sharing is not proposed);
- an ICNIRP certificate; and
- a coverage plot indicating the extent of the coverage gap.

The application may be refused if no such details are received, or if there is no satisfactory reason for not using an existing building or mast

3.150 In general, proposals should not result in:

- the erection of a mast and cabinets which would be detrimental to pedestrian or traffic safety;
- a pavement monopole which would be close to another monopole, lighting column or traffic light column resulting in visual clutter; or
- in residential areas, the monopole should be appropriately designed and sited so as to be of a similar scale and form as other street furniture in the vicinity to avoid looking out of context.



Electricity Pylon