APPLICATION NO:
TL/2000/0904

LOCATION:
Rushtons Farm Warren House Road, Wokingham.

APPLICANT:
Telecom Securicor Cellular Radio Ltd C/O A P

PROPOSAL:
Proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas on radio equipment housing and ancillary development.

EARLIEST DATE FOR DECISION: **14/04/2000**

APPLICATION EXPIRY DATE: **02/05/2000**

CASE OFFICER: **Natalie Brown**

PROCEEDED

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

REFUSAL/APPROVAL OF PRIOR APPROVAL OF TELECOMMUNICA
NOTIFICATION

Mr Russell Price
A.P.T
Albany Park
Camberley
Surrey
GU15 2PL

Notification No: TL /2000/0904

Parish: Hurst

Proposal: Proposed erection of one 15m high mast with 3 dual polar antenna, 2 dish antennas, one radio equipment housing and ancillary development.

Location: Ruston Farm, Warren House Road

The Wokingham District Council in pursuance of their powers under Part 24 of the Town and Country (General Permitted Development) (Amendment) Order 1998 **DOES NOT REQUIRE PRIOR APPROVAL** for the above stated telecommunications equipment, the reasons/conditions for which are specified hereunder.

John Mitchell

Date: 19 April 2000

Head of Development Control

Received by Wokingham District Council

Application No: TL/2000/0904

Proposal:
Proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas one radio equipment housing and ancillary development.

Location:
Rushtons Farm, Warren House Road, , Wokingham.

The application is available for inspection at Wokingham District Council's offices during the following times:

PLANNING DEPARTMENT, SHUTE END, WOKINGHAM TEL (0118) 974 6428
8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday

WOODLEY LIBRARY HEADLEY ROAD WOODLEY (9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this letter for delivery of plans.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Natalie Brown P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 14/04/2000. Written comments submitted will become available for public inspection.

In view of the very large number of planning applications and letters of comment received, it will not normally be possible for an individual reply to observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.

Head Planning and Transportation

PART 1 REGISTER

21.MAR2000* 0904

DELEGATED

NOTE A

SITE NOTICE

Proposed development at **RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM.. Grid Reference SU 8206/7036. Site Ref. 10315.**

I give notice that _A.P.T.

on behalf of Telecom Securicor Cellular Radio Ltd

is applying to _ **Wokingham District Council**
under paragraph A.2(4A) of Part 24 of Schedule 2 to the Town and Country Planning (General Permitted Development) Order 1995 for its determination as to whether the prior approval of the authority will be required to the siting and appearance of

To erect a 15m mast with three panel antennas, one dish antenna one radio equipment cabin and ancillary development thereto.

Under Part 24 of the Town and Country Planning (General Permitted Development) Order 1995, and Town and Country Planning (General Permitted Development) (Amendment) Order 1999 the London Borough of Sutton are allowed 42 days beginning with the date of application to consider whether prior approval will be required to the siting and appearance of the development proposed and, if so, to give or refuse such approval and to serve that decision upon the applicant.

Members of the public may inspect copies of the application and accompanying plans at

The Chief Planning Officer, Wokingham District Council, Council Offices, Shute End, Wokingham, RG11 1BN

Individuals and organisations wishing to make representations about the siting and appearance of the proposed development are invited to forward their views in writing no later than **10 April 2000** to

The Chief Planning Officer, Wokingham District Council, Council Offices, Shute End, Wokingham, RG11 1BN

clearly stating that comments are being forwarded in relation to the proposed development of a ground-based mast at **RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM.. Grid Reference SU 8206/7036. Site Ref. 10315.**

SIGNED:

ON BEHALF OF: Telecom Securicor Cellular Radio Ltd

DATED 20/03/00_

PART 1 REGISTER

21.MAR2000* 0904

ANNEX C

(Part 2.1 (ii) of the Code refers)

DELEGATED

INFORMATION TO ACCOMPANY AN APPLICATION FOR PRIOR APPROVAL DETERMINATION UNDER PART 24 OF THE GPDO IN RESPECT OF PERMITTED DEVELOPMENT BY TELECOMMUNICATIONS CODE SYSTEM OPERATORS

1) PRE-APPLICATION CONSULTATION WITH LOCAL PLANNING AUTHORITY

i) *Licence notification i.e. pre rollout of network:* Date 13.01.1994

Name of LPA contact: THE CHIEF PLANNING OFFICER

ii) On sites in specific cell(s): 10469 Date 16/03/00

Name of LPA contact: Elaine Connor

2A. NAME AND ADDRESS OF APPLICANT

Name TELECOM SECURICOR CELLULAR RADIO LTD.

Address 1, BRUNEL WAY, SLOUGH

Postcode SL1 1XL Tel (01753) 564504

2B. AGENT'S NAME, ADDRESS AND CONTACT

Name A.P.T.

Address DOLPHIN HOUSE, ALBANY PARK, CAMBERLEY, SURREY

Postcode GU15 2PL Tel (01276) 605016

Contact RUSSELL PRICE

2C. LOCATION OF PROPOSAL

Location: RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM.

2D. O.S. SHEET/GRID REFERENCE

Sheet and six-figure grid reference of proposed development

Sheet SU Grid reference: 8206/7036

Please continue overleaf

3. PURPOSE OF DEVELOPMENT

A radio installation is required at the above location to provide radiotelephone coverage to the surrounding area. It is also required in order to provide contiguous radio cover to my Client's network.

The antennas must be located at the shown height to provide adequate radio coverage to the cell. Any reduction to this height would bring about a corresponding reduction to the radio coverage.

Please see supporting information.

4. THE PROPOSED STRUCTURE (Please enclose a site plan and indicate details of cell boundaries, and whether shared mast/tower or free-standing)

i) Type of structure
(e.g. tower, mast etc)
.....mast..... .....

overall height 15 metres

height of existing building (where applicable) .....metres

ii) Equipment housing (each cabin)

Length ...3.70 metres width ...2.55 metres height ...2.677 metres

iii) Materials (as applicable)
Tower/mast etc:- type of material and external colour

.....
equipment housing:- type of material and external colour

CABIN – GREY PLASTIC COATED METAL.....

Location of and distance to nearest residential or commercial property(where applicable):-

.....

5.
DISTANCE FROM AIRFIELD OR AERODROME (Please tick as appropriate)

Will the structure be within 3km of an aerodrome or airfield?	Yes	☐	No	☑
Has the Civil Aviation Authority or Secretary of State for Defence (as appropriate) been notified?	Yes	☐	No	☐

Signed ..... Date 16/03/2000

On behalf of TELECOM SECURICOR CELLULAR RADIO LTD.

PART 1 REGISTERED
DELEGATED



33161

Tel. (0118) 974 6487 (Direct Line)
E-Mail John.Mitchell@wokingham.gov.uk
Date. 10 August, 2000
My ref. JM/TAB / TL/2000/0904
Your ref.

Theresa May MP
Shadow Secretary of State for Education and Employment
House of Commons
LONDON
SW1A 0AA

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 977 8909
DX: 33506 – Wokingham

Dear Mrs May

PLANNING APPLICATION TL/2000/094
15 METRE TELECOMMUNICATIONS MAST AT RUSHTONS FARM

Thank you for your letter of the 28th July 2000 regarding the above.

I attach a copy of a letter I sent to Mrs May on the 4th May this year. I apologise if she did not receive it. You will no doubt be aware that on the 31st July 2000 the Government published a Telecommunications Mast Development Consultation Paper.

I am sorry that you did not receive a prompt reply to your letter of the 13th April 2000.

Yours sincerely

JOHN MITCHELL
Development Control Manager

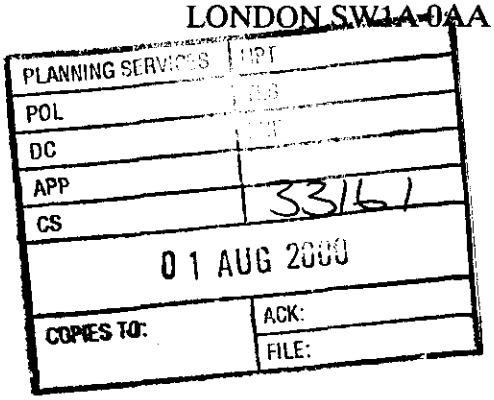
Encl

JRM.

REPLY REQUIRED

THERESA MAY MP
Shadow Secretary of State
for Education & Employment

HOUSE OF COMMONS
LONDON SW1A 0AA



Mr Chris Wood
Head of Planning and Transportation
P O Box 157
Council Offices
Shute End, Wokingham
Berkshire RG40 1WR

28 July, 2000

Dear Mr Wood,

PLANNING APPLICATION No. TL/2000/0904 -
15 m TELECOMMUNICATIONS MAST AT RUSHTONS FARM

As parliament is now officially in recess for the summer and Mrs May is taking annual leave, I write regarding a letter which she wrote to you on the 13th April on behalf of her constituents, Mr Andrew and Mrs Clare Yeats of 2 Rushton Farm Cottages, Warren House Road, Wokingham, Berkshire, RG40 5RG.

As yet, there has been no response and I know Mrs May would appreciate your comments on this matter.

Yours sincerely,

Fay Stockwell
Secretary to MRS THERESA MAY, MP

Tel: 0207 219 5206 *Fax: 0207 219 1145*
E-mail: mayt@parliament.uk

Yellow file copy

28730

Tel. (0118) 974 6487 (Direct Line)
Fax. (0118) 974 6484
Email. John.Mitchell@wokingham.gov.uk
Date May 4, 2000
My ref. JM/SB/TL2000/0904
Your ref.

Thersa May MP
House of Commons
London
SW1A 1AA

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Switchboard Tel: (0118) 974 6000
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mrs May

APPLICATION TL/2000/0904
15M TELECOMMUNICATIONS MAST AT RUSHTONS FARM

Thank you for your letter of 13th April enclosing a letter from Mr Andrew and Mrs Clare Yeats of 2 Rushton Farm Cottages, Wokingham.

The application is to the Council for prior approval of the design and siting of the mast. The Council has 42 days in which to respond. Unfortunately these are the only matters which may be considered, and I note that Mr and Mrs Yeats have, in addition to their concerns over the appearance of the mast, put forward concerns about health issues.

The Government has issued draft guidance for consultation about development which emits electromagnetic radiation (DETR *"Land Use Planning and Electromagnetic Fields – Consultation Exercise"*). It includes a section on the Health Effects of Exposure to EMF's, and I quote from that guidance:

> *"5. The Government's statutory advisers on radiological protection matters are the National Radiological Protection Board (NRPB). They provide expert advice on the health implications of EMFs (Electromagnetic Fields), drawing upon the most up-to-date research worldwide. The NRPB have published guidelines on limiting exposure to EMFs.[2] These apply equally to people who may be exposed to EMFs in their work and to members of the public. The guidelines are related to established health effects of exposure to EMFs, such as effects on perception, central nervous system effects and the heating of tissues.*
>
> *6. The operators of any installation or equipment which emits EMFs must abide by the Health and Safety at Work Act 1974. They have a responsibility under this Act, and the Management of Health and Safety at Work Regulations 1992, to assess any risk to health and safety which may arise, including an assessment of likely exposure levels, and to take any appropriate measures. This will include the provision of advice for the*

protection of the public. As part of this responsibility, the operator of a mobile telephone system or power line, for example, would be expected to be able to demonstrate that exposures of employees and the public complied with the NRPB guidelines. In addition, licensed Public Electricity Suppliers who provide electricity to consumers via the transmission and distribution networks must comply with the Electricity Supply Regulations 1988 as amended, which prescribe requirements for safeguarding the general public from any danger from their installations.

7. *Under the 1992 Regulations operators have to carry out a risk assessment, which is then used to ensure compliance with the general duties of the 1974 Act. If the assessment showed that there was an area around an EMF source where people may be exposed to fields which were in excess of the NRPB guidelines, operators would be expected to take measures to restrict access to that area. Such measures could include suitable locked and signed anti-personnel barriers to prevent unauthorised access to areas where people may be at risk.*
8. *Public exposure to EMFs, therefore, should normally be well below guideline levels.*
9. *A draft EU Recommendation on limitation of public exposure to EMFs is currently under negotiation. The Recommendation is based on guidelines of the International Commission on Non-Ionising Radiation Protection (ICNIRP) and relates to established health effects of exposure (paragraph 5 above). The final version of this circular will take account of the position reached in the negotiations.*
10. *A particular point of public concern is whether long-term exposure to low-level EMFs might cause cancer. This issue has been examined by the NRPB’s Advisory Group on Non-ionising Radiation. Their advice, taking account of work in this area in a number of countries, is that there is no convincing evidence of a causal link between exposure to EMFs and cancer. NRPB's view is that published human health studies do not provide a basis for advice on setting exposure standards. This is also the view of international bodies.*
11. *NRPB's Advisory Group recommended a study of the incidence of cancer in children and their exposure to EMFs and other suspected aetiological (ie causative) agents in the environment. The United Kingdom Childhood Cancer Study is currently in progress and is due to report during 1999. Other international work on the possible health effects of EMFs is also in progress. The Government is keeping a close watch on the results of work in this area. "*

So far the results of this consultation exercise are unknown, but I understand from recent reports in the national press that new Government Guidance may be imminent.

I hope you find this information helpful for the time being. I am mindful of the evolving situation regarding planning permission and telecommunications equipment and if I find out any new information will let you know as soon as possible.

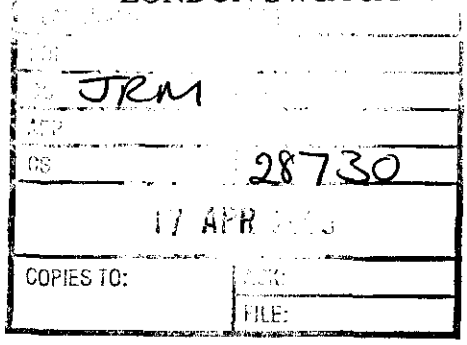
Yours sincerely

JOHN MITCHELL
Development Control Manager

→ John Mitchell
REPLY REQUIRED
1/5

THERESA MAY MP
Shadow Secretary of State
for Education & Employment

HOUSE OF COMMONS
LONDON SW1A 0AA



Mr ChrisWood
Head of Planning and Transportation
P O Box 157
Council Offices
Shute End, Wokingham
Berkshire RG40 1WR

13 April 2000

Dear Mr Wood,

PLANNING APPLICATION No. TL/2000/0904 -
15 cm TELECOMMUNICATIONS MAST AT RUSHTONS FARM

I have received a letter from my constituents, Mr Andrew and Mrs Clare Yeats of 2 Rushton Farm Cottages,Warren House Road, Wokingham, Berkshire, RG40 5RG, expressing their deep concern at the proposed erection of a 15 m telecommunications mast, which I believe is in close proximity to their home.

I look forward to receiving your comments on this matter.

Yours sincerely,

MRS THERESA MAY, MP
Shadow Secretary of State for Education and Employment

Tel: 0207 219 5206 *Fax: 0207 219 1145*
E-mail: mayt@parliament.uk

Clare and Andrew Yeats 0118 979 0482
2 Rushton Farm Cottages,Warren House Road,Wokingham,Berkshire,RG40 5RG.

5 April 2000

Dear Sir/Madam,

We are writing to object to the erection of the 15m high mast at Rushtons Farm, Warren House Road (App. No. TL/2000/0904) which is at a distance of 200m from our house.

We object on the grounds of visual impact in that it would be a terrible eyesore just across the field from our house, wholly inappropriate for a rural area. We also object on the grounds of health and safety, and we do not believe it to be in our best interests.

There has been considerable media coverage on the dangers of long term low exposure to this kind of radiation. We understand that the Federation of Electronics Industry cannot guarantee the safety of mobile phone masts, and we feel certain that the mobile phone company would be unwilling to sign a letter stating that all residents within 500m are safe from adverse health effects from their masts, and offering indemnity against property devaluation and compensation for medical care. We have a young family and are very concerned about the possible health implications.

Perhaps the Newport Case (1998 Court of appeal Newport Decision) which stated "genuine public fear and concern, even if that fear is irrational and not based upon evidence, is a material planning consideration" (Newport Borough Council v. Secretary of state for Wales 1998, JPL 377) would be of interest to you.

Yours faithfully,

Copies to: Mr Redwood MP
Theresa May MP
Mr Wardle (Clerk to Hurst Parish Council)

Mobile Phone Mast Action Letter No 1

EDITORIAL by TRUDY DEAN

This leaflet is not meant to stop mobile phone masts being put up. We recognise the increasing use of these phones, particularly in emergency situations. We just want to be sure that masts are put up in safe places.

There is a long list of health scares where scientists have warned of dangers long before governments have taken action: lead in petrol, traffic pollution, asbestos, smoking, thalidomide, and, most recently, the chaos caused by failure to act quickly on BSE infected cattle. In these cases it has often taken years to prove exactly how these health problems have been caused.

The European Government has recognised this and Title XVI, Environment, Article 130r (2) of the Maastricht Treaty binds member countries - including the UK - to take the so called "precautionary approach". In a nutshell, it says: "If there is any risk - don't do it." In addition the European Environmental Regulations impose a special duty on Councils to reveal information on proposals affecting the environment - and that includes the air.

Unfortunately, many local planning authorities are still ignoring this advice, withholding information and taking the view that assessing health risks is not a matter for them. They need to be made aware that Councils in the UK can and are refusing applications for mobile phone masts on health grounds and on grounds of public concern - Shepway Council in Kent did so on 5 October 1999.

We hope this leaflet will help you persuade your Council to think carefully before permitting new masts. We also need your help to join with other campaigners, including the Local Government Association and British Medical Association, for changes in the national law to give us all better protection.

Trudy Dean - Leader, Liberal Democrat Group, Kent County Council

Phone Mast Stories from across Kent

Mrs Debbie Collins from Bexley has been fighting to have a phone mast removed from school grounds since July 1999. She first became aware of the mast, which has been in place for four years, when her daughter started at the school. The phone mast was first refused because it was unsightly, however it was then sited between trees and given permission. The health and safety of the children attending the school was not mentioned. Mrs Collins and other parents have since withdrawn their children from the school. She distributed a health check questionnaire to parents of which more than 30 were returned. A number of children are reported as suffering violent nose bleeds and headaches, which clear up in holiday time. Adults in the neighbouring area complain of headaches and dizziness.

Mrs Slater saw a site notice tied to a school road sign about the installation of a mast in Bidborough. Two further notices tied to lampposts in nearby roads in Southborough led to the formation of the Bidborough/Southborough Residents' Awareness Action Group. Each sign gave only three days notice for residents to object.

The Group raised awareness by involving the Courier Newspaper who gave the story of these new style 'street furniture' lampposts front page cover. In addition, 600 households were leafleted, Radio, Meridian TV and Archie Norman MP, expressed interest. A public meeting was arranged for the MP, Kent County Council, Tunbridge Wells Borough Council planners and Powerwatch to attend.

To date Tunbridge Wells Borough Council have refused all three transmitters. One on conservation grounds and two on highway safety and appearance. The reaction by the Group was regarded as 'mass hysteria'.

Mr Willingham, also from Tunbridge Wells, recently had a pacemaker fitted and was told by his specialist to avoid phone masts which may make his pacemaker 'race' - or stop! However, he has to walk past a phone mast in his cul-de-sac to get out of his estate. He has joined the Action Group.

Mr Swan & Miss Paul from St Margarets-at-Cliffe have photographs of a phone mast sited on a fire station tower 20 metres high, 5 metres from a bungalow in a residential area. Over 200 residents attended a public meeting and voted to charge their elected representatives to work for the removal of the telecommunication attachment, and the lowering of the tower. The residents have received support from their local MP. Orange did not attend the meeting. Dover District Council approved the phone mast application and have advised residents that fighting the phone mast is a 'lost cause' because it is in place. Although the Fire service is working in business partnership with Orange, Fire service personnel are awaiting Health & Safety advice concerning working on the tower.

Mr and Mrs Jennees from Ashford have had a mast in their area since 1993 on a farm adjacent to an old manor house used as a training centre. In the manor house grounds are two new large homes housing severely disturbed children. The Charity running this operation objected to the installation of the 'phone mast because of the unpredictability of the children's behaviour. Despite its objections, the Charity now wants to extend the site and build a residential school. Ashford Borough Council has granted outline planning permission for the development.

Planning Details - a simplified guide.

Any mast which is over 15 metres high or in a specially protected area, such as a Conservation Area, National Park or Area of Outstanding Natural Beauty, requires a full planning application to be submitted to the Local Planning Authority - normally the District or Borough Council. All of these applications must be advertised, and most BUT NOT ALL councils will consult local Parish Councils and advise neighbouring residents. Where a full planning application is required, the Planning Authority can refuse permission for any reason which would normally be allowed under planning law, and this includes potential public health risk, and the level of public concern. Most Planning Authorities do not know this vital point, which has changed the thinking of a number of Councils about 'unknown health risks' (*). However, as with any planning application, the Council must consider each proposal and the appropriateness of any grounds of refusal, on a case-by-case basis.

If the mast is under 15 metres high, and NOT in a specially protected area, mobile phone operators have been given what are called Permitted Development Rights (PDR) by the Government. This means that no full planning application is needed. If the mast is to be on a building or other existing structure, there is a complex formula setting out the height of masts allowed under PDR, depending on the height of the building (see DETR Circular 04/99). Under Permitted Development Rights, companies only have to tell the Council where they propose to site the mast and provide a written description of what it looks like. The Council then has EITHER 28 days to 'intervene' if the mast is on an existing building, OR 42 days if it is sited on the ground. If the Council does choose to intervene, the company has to go through a Prior Approval procedure, giving the Council the opportunity to consider the detail of the proposal and, if appropriate, refuse it. Any refusal must be issued within the 28 or 42 day period. Despite Government guidance encouraging councils to consult local people, there is no legal requirement to do this and many Councils say they haven't time to do a meaningful public consultation exercise in 28 days...so they don't tell anybody. All the company has to do is to post a Site Notice (but only if it is a ground based mast) which can be one page of small print attached to the nearest lamppost...so keep a careful watch for them!

About 6 in every 10 phone masts are erected under Permitted Development Rights, which can mean virtually no one knowing about them. The other big drawback is that masts dealt with under PDR can ONLY be refused on grounds of siting, which does include nearness to houses, and appearance.

If the Council is sufficiently concerned about any Prior Approval notification, they can serve an Article 4 Direction. This means that the full planning application is needed and the broader grounds for refusal potentially apply. Many Councils are reluctant to intervene, or use their Article 4 Powers, or refuse applications on anything other than appearance grounds, because the Government advises Councils (in Planning Policy Guidance Note 8) that they must "facilitate" phone masts in the interests of the economy. Councils are instructed that they must not question the need for these masts, and advised that on questions of potential health risk they should be guided by the advice of the National Radiological Protection Board (NRPB). The NRPB limits for exposure set for this country are up to 1,000 times higher than other countries. In an attempt to reduce the intensity of the signal, some countries have recommended an exclusion zone of up to 500 metres, as has been done in Australia. In England we understand the exclusion zone is 4 metres! If a Council grants planning permission, there is no appeal against its decision, but if permission is refused, the applicant can appeal, and the decision then rests with an Inspector appointed by the Secretary of State who will sometimes order a public inquiry.

(*) This refers to the 1998 Court of Appeal Newport Decision, which stated 'genuine public fear and concern, even if that fear is irrational and not based upon evidence, is a material planning consideration'. Newport Borough Council v Secretary of State for Wales (1998) JPL 377.

WE ONLY HAVE ROOM HERE FOR A VERY SIMPLIFIED GUIDE. SEE REFERENCE ON BACK PAGE FOR LIST OF DOCUMENTS.

Why are landowners agreeing to have mobile phone masts sited in residential areas?

In a word - money. The Government is requiring phone companies to achieve full network coverage by the end of 1999. They are offering up to £10k per year to landowners to site masts on their property. A great number of mobile phone masts are sited on school grounds, church grounds and local authority land - all of whom are strapped for cash. Often landowners and developers are unaware of the health implications, or are willing to ignore them. Parents in many cases have not even been told about the plans for masts on schools! 10 Kent schools and more recently the Fire Service, have accepted thousands of pounds from mobile phone companies to site masts on their land and towers. Some Fire Authorities employ agents to actively market their sites with mobile phone companies! We believe that, in the absence of scientific evidence and advice to satisfy the health concerns surrounding phone masts, the financial gains are simply not worth the possible risks involved.

Possible Health Risks - A brief overview

The National Radiological Protection Board (NRPB) standards have been set to limit the intensity of microwave radiation and the recognised heating of human cells which it can cause. Nevertheless many scientists are concerned that NRPB limits for exposure are up to 1,000 times higher than in some other countries. Concern has also been expressed that increases in the growth of incipient cancers, and cataract problems experienced by mast riggers exposed to high intensity radiation, may also become apparent in people exposed to extremely low intensity radiation for very prolonged periods e.g. by living very close to a phone mast for months or years, for many scientists now believe that there are also non thermal effects of microwave radiation, particularly when pulsed at low frequencies, close to those used by the brain itself (brainwaves). It is believed that children may be particularly at risk because of the larger absorption of microwaves by their heads, and the fact that the electrical activity of their brains is still developing. Because every human being is unique, however, each person may respond to radiation in a different way, but the following are commonly reported examples of human reaction to this form of radiation:

- Some people living near masts report headaches, impairment of short term memory, sleeping disruption (and with it chronic fatigue syndrome).
- Mast riggers report health problems including short term memory loss.
- A study has shown an impairment of learning skills in exposed children.
- Certain prescribed drugs are known to make some people especially sensitive to microwave radiation.
- Some parents across the country have reported that their children are apparently suffering epileptic type seizures at schools which are close to mobile phone masts. When the children are at home the fits do not occur and none of these children had a previous history of epilepsy.
- One girl, already known to be epileptic, who, prior to the erection of a mast near her home, was having an average of 2 fits per month, is now having 8 per day with the mast in place. When, unbeknown to her or her family, the mast is turned off, her condition improves dramatically.
- A health check questionnaire at a London school resulted in 90 reports from parents whose children were suffering headaches and violent nosebleeds during term time, which cleared up in school holidays. Adults living near the mast, sited at the school, reported headaches and dizziness.
- People who have pacemakers have been advised that mobile phone masts may cause the pacemaker to race - or stop. We know of one mast which carries a notice warning people with pacemakers not to approach it.

* * * COMMUNICATION RESULT REPORT (20.APR.2000 13:02) * * *

TTI WDC PLAN&TRANS.

FILE MODE	OPTION	ADDRESS (GROUP)	RESULT	PAGE
612 MEMORY TX		901276683781	OK	P. 2/2

Copy faxed
& copy sent in post } 20/4/2000

REASON FOR ERROR
E-1) HANG UP OR LINE FAIL
E-2) BUSY
E-3) NO ANSWER
E-4) NO FACSIMILE CONNECTION

WOKINGHAM DISTRICT COUNCIL

FAX COVER SHEET

TO: Mr Russell Price

FROM: Natalie Brown

DESTINATION FAX No: 01276 683781

* * * FILE RESERVE REPORT (20.APR.2000 13:01) * * *

TTI WDC PLAN&TRANS.

FILE	MODE	OPTION	ADDRESS (GROUP)	PAGE
612	MEMORY TX		901276683781	P. 2

WOKINGHAM DISTRICT COUNCIL

FAX COVER SHEET

TO: Mr Russell Price

FROM: Natalie Brown

DESTINATION FAX No: 01276 683781

FAX COVER SHEET

TO: Mr Russell Price

FROM: Natalie Brown

DESTINATION FAX No: 01276 683781

DATE: 20/04/2000

TIME: 2 pm

SUBJECT: TELECOMMUNICATIONS MAST AT RUSHTONS FARM WARREN HOUSE ROAD.

TOTAL NUMBER OF PAGES (Inc. this cover sheet): 2

Environmental Services Department, P.O Box 157, Civic Offices, Shute End,
Wokingham, Berkshire RG40 1WR. Tel (0118) 9746428. Fax (0118) 9746484.

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

REFUSAL/APPROVAL OF PRIOR APPROVAL OF TELECOMMUNICATIONS NOTIFICATION

Mr Russell Price
A.P.T
Albany Park
Camberley
Surrey
GU15 2PL

Notification No: TL /2000/0904

Parish: Hurst

Proposal: Proposed erection of one 15m high mast with 3 dual polar antenna, 2 dish antennas, one radio equipment housing and ancillary development.

Location: Ruston Farm, Warren House Road

The Wokingham District Council in pursuance of their powers under Part 24 of the Town and Country (General Permitted Development) (Amendment) Order 1998 **DOES NOT REQUIRE PRIOR APPROVAL** for the above stated telecommunications equipment, the reasons/conditions for which are specified hereunder.

John Russell

Date: 19 April 2000

Head of Development Control

WORK SHEET FOR : Natalie Brown

Application Number : TL/2000/0904

Applicant : Telecom Securicor Cellular Radio Ltd C/O A P T.

Location : Rushtons Farm, Warren House Road, , Wokingham.

Proposal : Proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas one radio equipment housing and ancillary development.

Site Notice Displayed ? :	YES	NO	DATE
	✓		4/4 ·

Date of Neighbour Notifications : n/a

Date of Site Visit : 4/4

Date Registered : 21/03/2000

Earliest Date for Decision : 14/04/2000

Latest Consultation Date/Site Notice Expiry Date : 14/04/2000

Application Expiry Date: 02/05/2000

Consultation Responses :
HURST PC : no response received. (received 19/4 after consultation exp & decision notice signed)
Env. Health : 28/3: no objections but made comments - see letter file
Property : 30/3 "No objections"
Highways : no objections.
Neighbours/SN 2 Rushton cottages (07/04)

Planning Issues : (Rural/countryside & sep of settlement/green gap & wedge)

Application Number: TL/2000/0904

Appraisal :

The site is located within a rural/countryside area
It will be greater than 60m from Ashridge Farm, Ivy Cottage Acorn Cottage & Rushton's Farm Cottages & from the farm house on Rushton's farm
There are a number of outbuildings on site & various shrubs/trees which would act as a screening to the manor.

Therefore, there would be no detrimental impact to the countryside setting nor neighbouring dwellings.

Recomendation : Approval: ☑ **Refusal:** ☐
(tick appropriate box)

Application Number TL/2000/0904
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal

RECORD OF SITE VISIT

SITE ADDRESS: Rushtons Farm
Warren House Road Wokingham.

APPLICATION NUMBER: TL/2000/0904

OFFICER: Natalie Brown

DATE OF SITE VISIT: 4/7

1 SITE/STATUTORY NOTICE DISPLAYED ? yes. (displayed by case officer). Pur orange SN below white SN telegraph pole entrance to farm.

2. DESCRIPTION OF SURROUNDINGS
Rural area. farm leading from main Road.

3. DESCRIPTION OF SITE/BUILDING
Our buildings
farm house.
Areas for parking turning

4. RELATIONSHIP TO ADJOINING PROPERTIES
n/a. Rushtons farm is set in its own grounds.
Nearest properties (Ashridge-farm, Rushtons-farm cottages are > 300m from TL site).

5. SITE CONSTRAINTS

TREES some on site.

ACCESS/PARKING – from Warren House Road.

LEVELS —

BOUNDARY TREATMENT n/a

OTHERS —

Applicationo	Name & Address
TL/2000/0904	A & C Yeats 2 Rushton Farm Cottages Warren House Road Wokingham RG40 5RG
App does not need prior approval, letter sent 28/04/00	

42 DAYS
2/5/00

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 21 MAR 2000	Map No. ~~[illegible]~~ 62 Site 001
Officer: NB	Application No. TL/2000/0904
	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State
☐ Incorrect Fee ☐ Invalid ☐ PD

Description:
(TL) PROPOSED ERECTION OF ONE 15M HIGH MAST WITH 3 DUAL POLAR ANTENNAS, 2 DISH ANTENNAS ONE RADIO EQUIPMENT HOUSING AND ANCILLARY DEVELOPMENT

Location: RUSHTONS FARM WARREN HOUSE ROAD

Parish: ~~WOKINGHAM~~ Hurst. Ward: Hurst.
21.3.2000

Applicant: TELECOM SECURICOR CELLULAR RADIO LTD

Fee Received (4) 35-00 Required ..... Additional ..... Refund .....

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter			
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 21.3.2000 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control	NF: .....
Landscape	NK: .....
Trees	NK: .....
Conservation Officer	NK: .....
Environmental Health	(NA:) ✓ .....
Housing	NA: .....
Leisure & Cultural services	PA: .....
Public Rights of Way	PA: .....
Property	(NG:) .....
District Secretary (only if called in by SOS)	MA: .....
Policy & Plans	QA: .....
Strategic Planning (JSPU)	HA: .....
Minerals (BABTIE)	GA: .....
Archaeological Site (BABTIE)	: .....
Education	AP: .....
Social Services	BT: .....
Highways	(XA:) ✓ .....

EXTERNAL CONSULTATIONS

Adjacent D P A	: .....
Adjacent Parish	: .....
Southern Electricity Board	BN: .....
British Gas	BM: .....
PSA Oil Pipeline	BD: .....
Transco	: .....
Environment Agency	BP: .....
Rail Track	BI: .....
Police Arch. Liaison Officer	PC: .....

HERITAGE BODIES

The Georgian Group	KC: .....
Ancient Monuments Society	KA: .....
Council for British Arch.	KB: .....
RCHME	KF: .....
Telecommunications (NRPB)	: .....
Sport England	: .....

OTHERS:

.....

.....

.....

NEIGHBOURS:

See plan .....

.....

.....

.....

.....

.....

.....

.....

.....

ST. NICHOLAS HURST PARISH COUNCIL

Clerk: Mr. R. Wardle, D.M.A., F.C.I.S., M.I.Mgt.,
Glenrocques, 52 Altwood Road, Maidenhead, Berkshire, SL6 4PZ
Telephone/Fax: (01628) 628485

18 April 2000

PLANNING SERVICES	RPT 28528
POL	TLS
DC	ENF
APP	
CS	
19 APR 2000	
COPIES TO:	ACK:
	FILE:

Development Control Manager,
Wokingham District Council,
Planning Services,
P.O. Box 157,
Shute End,
Wokingham, RG40 1WR

For the attention of Natalie Brown

Dear Miss Brown,

Application TL/2000/0904

I refer to the above-mentioned Application by Telecom Securicor Cellular Radio Ltd. for proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas, one radio equipment housing and ancillary development at Rushtons Farm, Warren House Road, Wokingham.

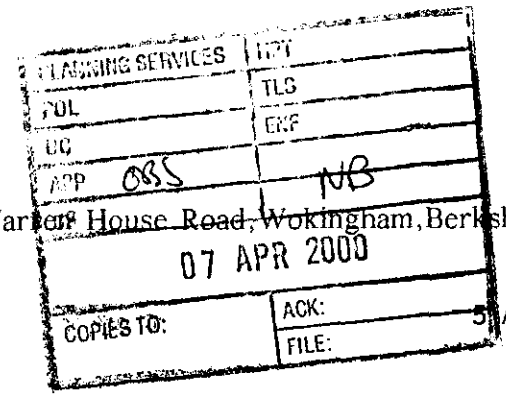
My Council are opposed to this proposal in this rural area and know that many local residents share the view that the Application should be refused.

Yours sincerely,

Clerk

2d4
Received after consultation period expired & after decision signed & sent.

Clare and Andrew Yeats
2 Rushton Farm Cottages, Warren House Road, Wokingham, Berkshire, RG40 5RG.
0118 979 0482



5 April 2000

Dear Sir/Madam,

We are writing to object to the erection of the 15m high mast at Rushtons Farm, Warren House Road (App. No. TL/2000/0904) which is at a distance of 200m from our house.

We object on the grounds of visual impact in that it would be a terrible eyesore just across the field from our house, wholly inappropriate for a rural area. We also object on the grounds of health and safety, and we do not believe it to be in our best interests.

There has been considerable media coverage on the dangers of long term low exposure to this kind of radiation. We understand that the Federation of Electronics Industry cannot guarantee the safety of mobile phone masts, and we feel certain that the mobile phone company would be unwilling to sign a letter stating that all residents within 500m are safe from adverse health effects from their masts, and offering indemnity against property devaluation and compensation for medical care. We have a young family and are very concerned about the possible health implications.

Perhaps the Newport Case (1998 Court of appeal Newport Decision) which stated "genuine public fear and concern, even if that fear is irrational and not based upon evidence, is a material planning consideration" (Newport Borough Council v. Secretary of state for Wales 1998, JPL 377) would be of interest to you.

Yours faithfully,

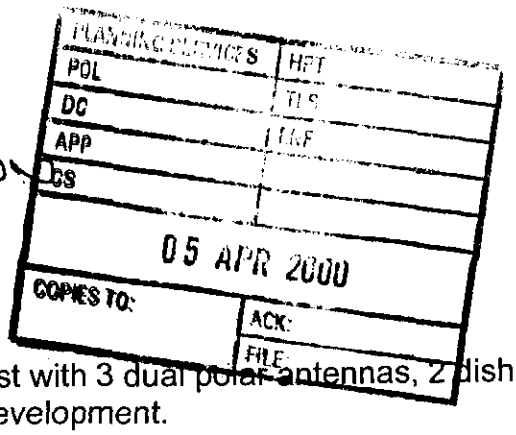
Andrew Yeats

Clare Yeats

Copies to: Mr Redwood MP
Theresa May MP
Mr Wardle (Clerk to Hurst Parish Council)

HIGHWAYS CONSULTATION SHEET

~~From: Natalie Brown~~ To NATALIE BROWN



Date: 21 March 2000

Application Number: TL/2000/0904

Proposal: Proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas one radio equipment housing and ancillary development.

Site Address:
Rushtons Farm, Warren House Road, , Wokingham.

Applicant:
Telecom Securicor Cellular Radio Ltd C/O A P T.

Your observations are required in respect of this application within **7 days** of the above date.

✓ below as applicable;

1) ☐ Recommend refusal for the reason(s) **stated below**;
2) ☐ Recommend approval but with condition(s) & reason(s) **stated below**;
3) ☐ Recommend approval with **no** condition(s) or reason(s).

I have no objections to this application.

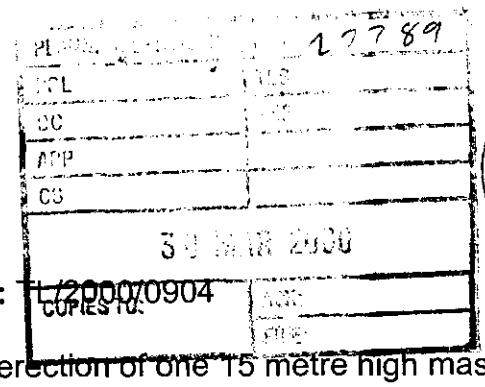
Signed: _____ **Print name:** Graham Barnes

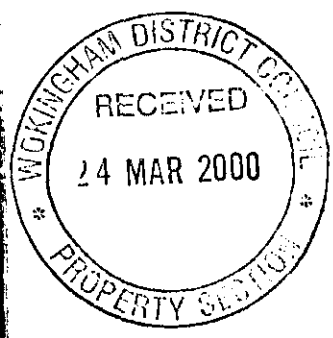
~~For~~
Property Dept

~~From~~: Natalie Brown

Date: 21 March 2000

Application Number: ~~F~~/2000/0904





Proposal: Proposed erection of one 15 metre high mast with 3 dual polar antennas, 2 dish antennas one radio equipment housing and ancillary development..

Site Address:
Rushtons Farm, Warren House Road, , Wokingham.

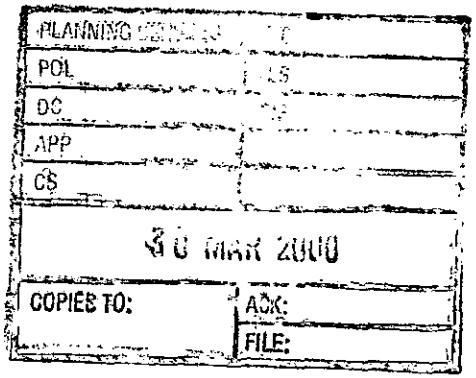
Applicant:
Telecom Securicor Cellular Radio Ltd C/O A P T.

Your observations are required in respect of this application within **7 days** of the above date.

This Section has no objections to the proposed mast.

S. Heyes.
PROPERTY MANAGEMENT OFFICER

29/3/00


PLANNING
POL
DC
APP
CS
30 MAR 2000
COPIES TO:
ACK:
FILE:

27689

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM

From: Joanne Ellis, Environmental Health

My Ref: JPE/JS/tower

To: Natalie Brown, Planning

Your Ref: TL/2000/0904

Date: 27 March 2000

PROPOSED ERECTION OF ONE 15 METRE HIGH MAST WITH 3 DUAL POLAR ANTENNAS, 2 DISH ANTENNAS, ONE RADIO EQUIPMENT HOUSING AND ANCILLARY DEVELOPMENT

I have evaluated the above proposals and have no objections to planning consent but have the following comments to make in relation to this proposal:

There have been questions raised as to the possibility of adverse health effects from electromagnetic radiation from telecommunication base stations and their positioning in relation to residential development and, in particular schools.

The National Radiological Protection Board (NRPB) was established by the Radiological Protection Act 1970 and is responsible for conducting research and providing advice and services for protection against ionising and non-ionising radiation's in the U.K. They are continually reviewing the vast body of world-wide research on the subject.

The NRPB's current advice is that there is no proven human health risks from these installations. This position is confirmed by the Chartered Institute of Environmental Health and pressure groups such as Powerwatch network . There are however countries and areas of the world where precautionary measures have been adopted , e.g. New Zealand Ministry of Education has issued a policy statement preventing cellular phone antennas from being sited at state schools in the future.

Further research is currently being undertaken into possible health implications although to date no definitive statement can be made.

The NRPB have set up an Advisory Group to look into this matter. This Group has concluded, in reference to buffer zones for sensitive developments, that there is neither a clear basis from which to derive a meaningful assessment of risk , nor is there any indication of how putative risk might vary with exposure. Thus there is no scientific justification for seeking to reduce exposure in these situations and that a decision to do so must be based on social and economic rather than scientific grounds.

The Chartered Institute of Environmental Health's current policy is as follows :

"The CIEH with regard to overhead and buried high voltage power lines, electricity sub-stations, wind generators, microwave and radio transmitters, mobile telephone base stations and other similar installations emitting electro magnetic radiation (EMR) in close proximity to dwellings considers :

a) That the effect on human health based on current scientific evidence is insignificant and not proven.
b) That there is no convincing national or international scientific research linking Electromagnetic Radiation and deterioration in human health.
c) That a precautionary approach to restricting building or access near such installations (apart from physical safety barriers) cannot be sustained on health grounds alone and if adopted must be based on access, amenity, and public acceptability considerations.
d) That local authorities should adopt a policy on how to address questions from the public on Electromagnetic radiation from such sources."

Please contact me if you require further information.



Joanne Ellis
Senior Environmental Health Officer

A·P·T

Dolphin House, Albany Park, Camberley, Surrey GU15 2PL
Telephone: (01276) 605000 Fax: (01276) 683781
Web Site: www.aptelecom.com

21.MAR2000* 0904

The Chief Planning Officer
Wokingham District Council
Council Offices
Shute End
Wokingham
RG11 1BN

15 March 2000
Our ref: 10315

Sent by Recorded Delivery

LICENCE NOTICE

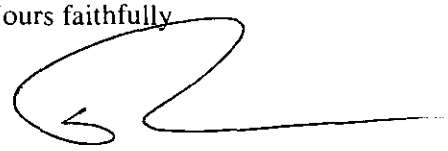
Dear Sir

NOTICE OF PERMITTED DEVELOPMENT PROPOSED BY TELECOM SECURICOR CELLULAR RADIO LTD. FOR THE ERECTION OF ONE 15-METRE MAST COMPLETE WITH THREE DUAL POLAR ANTENNAS, TWO DISH ANTENNAS, ONE RADIO EQUIPMENT HOUSING AND DEVELOPMENT ANCILLARY THERETO AT RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM, BERKS.

Telecom Securicor Cellular Radio Ltd. is licensed to provide a Communications Network within the United Kingdom. In order to facilitate this, the Company has been conferred the status of Public Telecommunications Code System Operator. Cellular Radio systems are designated as Public Telecommunication Systems under Section 9 of the Telecommunications Act 1984.

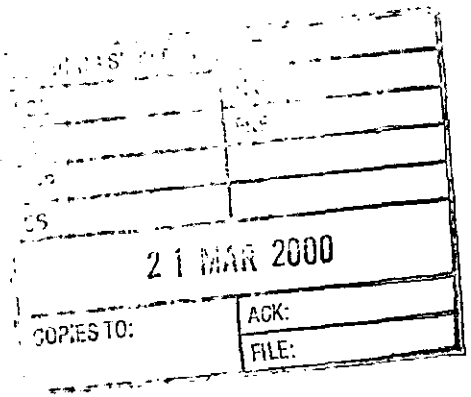
As a condition of their operating licence, Telecom Securicor Cellular Radio Ltd. is obliged to advise you of their intention to carry out the development specified above and as shown on the attached plan (No. M25414/01, 02A, 03A & 04). The proposal constitutes permitted development under Class A Part 24 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 & the Town and Country Planning (Amendment) Order 1999. Accordingly we hereby provide you with 42 days Notice of our intention to carry out the development as described above.

Yours faithfully



Russell Price
On behalf of Telecom Securicor Cellular Radio Ltd.

Direct line: *01276 605016*
e-mail: rprice@aptelecom.com


21 MAR 2000
COPIES TO:
ACK:
FILE:

A·P·T

Dolphin House, Albany Park, Camberley, Surrey GU15 2PL
Telephone: (01276) 605000 Fax: (01276) 683781
Web Site: www.aptelecom.com

21.MAR2000* 0904

The Chief Planning Officer
Wokingham District Council
Council Offices
Shute End
Wokingham
RG11 1BN

15 March 2000
Our ref: 10315

Sent by Recorded Delivery

Dear Sir

APPLICATION UNDER CONDITION A.2 (4A) OF PART 24 OF SCHEDULE 2 OF THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) ORDER 1995 & THE TOWN AND COUNTRY PLANNING (AMENDMENT) ORDER 1999 FOR PERMITTED DEVELOPMENT PROPOSED BY TELECOM SECURICOR CELLULAR RADIO LTD. AT RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM, BERKS.

Telecom Securicor Cellular Radio Ltd. is licensed to provide a Communications Network within the United Kingdom. In order to facilitate this the Company has been conferred the status of Public Telecommunications Code System Operator. Cellular Radio Systems are designated as Public Telecommunication Systems under Section 9 of the Telecommunication Act 1984.

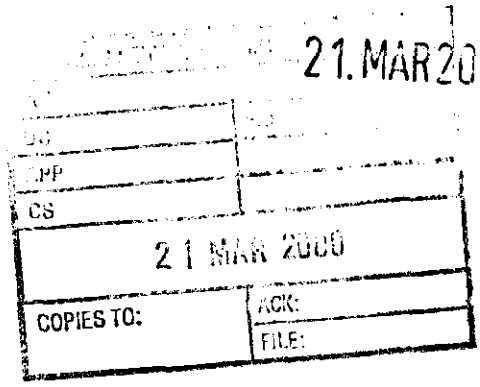
We are writing on behalf of Telecom Securicor Cellular Radio Ltd. to make application under A.2 (4A) of the above order. We attach a plan (No. M25414/01, 02A, 03A & 04) showing the proposed installation together with a cheque for £35.00 (thirty-five pounds). Also attached is a copy of the site notice displayed in accordance with sub-paragraph (ii) of the above legislation and a plan indicating where it is displayed. Please note this application only relates to those components of the installation listed under (4A)(a).

Should you wish to discuss the proposals in greater detail please do not hesitate to contact the undersigned.

Yours faithfully

Russell Price
On behalf of Telecom Securicor Cellular Radio Ltd.

Direct line: 01276 605016
e-mail: rprice@aptelecom.com



The Chief Planning Officer
Wokingham District Council
Council Offices
Shute End
Wokingham
RG11 1BN

TELECOM APPLICATION

15 March 2000
Our ref: 10315

Sent by Recorded Delivery

G.P.D.O. APPLICATION

RE: - RUSHTON'S FARM

OUR REF: 10315

(Please quote above reference number in all communications)

CONTENTS:

1 x Covering Letter

1 x Application Fee – Cheque £35.00

1 x Application letter, including drawing no. M25414/01, 02A, 03A & 04.

1 x Licence Notice, including drawing no. M25414/01, 02A, 03A & 04.

1 x Annex C (Code of Best Practice)

1 x Site notice and location plan

1 x Search and coverage area map.

1 x set radio plots

A·P·T

Dolphin House, Albany Park, Camberley, Surrey GU15 2PL
Telephone: (01276) 605000 Fax: (01276) 683781
Web Site: www.aptelecom.com

21 MAR 2000* 0904

The Chief Planning Officer
Wokingham District Council
Council Offices
Shute End
Wokingham
RG11 1BN

15 March 2000
Our ref: 10315

Sent by Recorded Delivery

Dear Sir

NOTICE OF PERMITTED DEVELOPMENT PROPOSED BY TELECOM SECURICOR CELLULAR RADIO LTD. AT RUSHTON'S FARM, WARREN HOUSE ROAD, WOKINGHAM, BERKS.

Please find enclosed a Notice of Permitted Development for the installation of a radio base station at the above site. My client is proposing to erect one 15-metre mast plus three dual-polar antennas, two dish antennas and one radio equipment housing.

Our client, Telecom Securicor Cellular Radio Ltd. (BTCellnet) is a Public Telecommunications Code System Operator licensed by the Department of Trade and Industry to provide a personal communications network to the whole of the United Kingdom. In order to achieve this a planned network of interacting cells of varying sizes is required and is essential to ensure a high standard of service. The mobile telephone is a tool now used in every arena of daily life. In light of the growth of telecommunications, sites need to be established to provide radio signal coverage to residential and business settings, for leisure and industry, and to metropolitan and rural locations. This means the search areas can be quite small because the installations are serving specific areas of the community.

Ideally the radio base station should be located at the cell nominal but due to many reasons this is often not achievable. Therefore our clients allow a degree of tolerance in regard to the area to be surveyed and this is known as the search area. However, the distance it can be located from the cell centre is limited by the need to achieve an efficient distribution of cells avoiding the signals between cells utilising the same frequency.

Rushton's Farm has been designated, as a site where a radio base station is required in order to provide radio telephone coverage to the surrounding area. It is also required to provide a contiguous service to my clients' network. The requirement for a base station at the above site can most easily be shown by the Network plan that is a computerised radio coverage prediction chart. The plots are very precise and their accuracy is constantly confirmed by the use of mobile towers and drive around radio surveys. The accuracy has been further confirmed by the setting up of the network throughout the United Kingdom.

Cont'd

The coloured plots represent the strength of radio signals as they leave the antennas. The strongest signals are red and as they get progressively weaker the colours change to orange and yellow. Where radio coverage is poorer users to the system will experience the following:

i) when a customer attempts to join the network they will be unable to obtain a link to a base station. This is an important factor should a vehicle break down in the area, especially in regard to females travelling alone;

ii) a customer passing through the area using a mobile telephone will be cut off, which is known as "drop out";

iii) a telephone user trying to contact a customer in the area will be unable to get through;

iv) emergency services will not be contactable. (Over 4 million 999 calls were accessed via mobile telephones during 1999).

It is for these reasons that it is important to achieve a continuous service for mobile users. The main complaints received by mobile telephone operators about their service relate to the problems associated with dropped calls and no service. Two radio plots are included plot A and plot B. If plot A is compared with plot B it will be noted on plot A that a large part of the A329 (M) and surrounding area currently receives poor radio coverage. The proposed installation at Rushton's Farm will provide the necessary cover for the area.

Our brief as consultants to BTCellnet is to survey the designated area to locate a suitable Radio Base Station site. When looking for sites there are a number of important considerations that are taken into account:

1. **The radio implication of the site:** Radio signals are transmitted through the network by using fixed links at such frequencies that necessitate an uninterrupted line of site. To achieve this the installation must reach a sufficient height above surrounding buildings and trees.

2. **Land availability:** The site is dependent upon landowners' willingness to see their property used for this purpose.

3. **Planning:** Every effort is made to ensure that the best site is chosen in relation to its planning characteristics, for instance, the effect on the amenity of the adjoining property, the availability of effective screening etc. However, this is clearly constrained by the technical parameters of the system and the land availability previously mentioned. Please find enclosed a map which shows the search and coverage area for this particular cell.

In line with the guidance contained within PPG8 my client will always endeavour to utilise either existing radio masts or buildings for the radio equipment. One 2 One will only seek to erect a new mast when neither of the aforementioned are available.

The coverage area for this particular cell encompasses the eastern part of Wokingham and part of the A329 (M). The southern parts of the area are mainly comprised of residential properties with the northern area being rural. Land heights vary throughout the region and range from 50 to 60 metres AMSL.

Cont'd

The search area for this particular installation is quite small and is shown on the enclosed map. A number of sites were investigated during the survey of the area and these are also shown on the map. Stokes Farm (Option 1), Rushtons Farm (Site 2) and Ashbridgewood Farm. Stokes Farm (Option 1) and Ashbridgewood Farm were discounted because both sites lie outside the search area and will not provide adequate radio coverage to the target area.

The site at Rushton Farm is located in an area that will provide good radio coverage to the target area. The site provider is willing to have a radio base station on his land and access to the site is good. The proposed mast will be located some distance from the residential area. Surrounding trees and farm buildings will screen the compound and lower sections of the mast. The mast will be of a slim-line design, therefore with the screening provided by the surrounding trees and buildings should have little visual impact on the area. To further ameliorate the development the mast and equipment can be coloured to any BS colour if required.

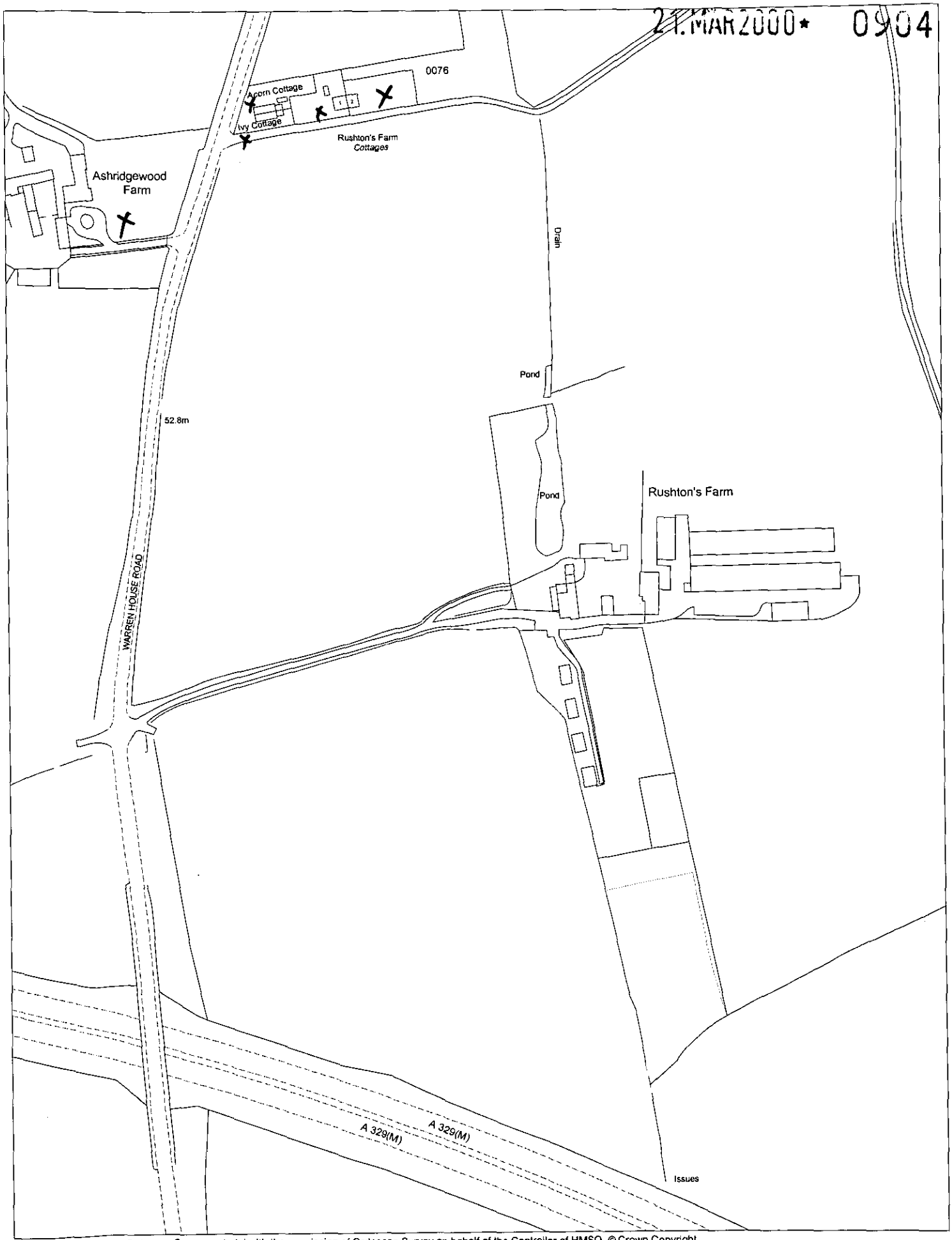
I trust that this information will be helpful in reaching decision on this application but if more information or a site visit is required please do not hesitate to contact me.

Yours faithfully

Russell Price
On behalf of Telecom Securicor Cellular Radio Ltd.

Direct line: 01276 605016

21.MAR2000★ 0904

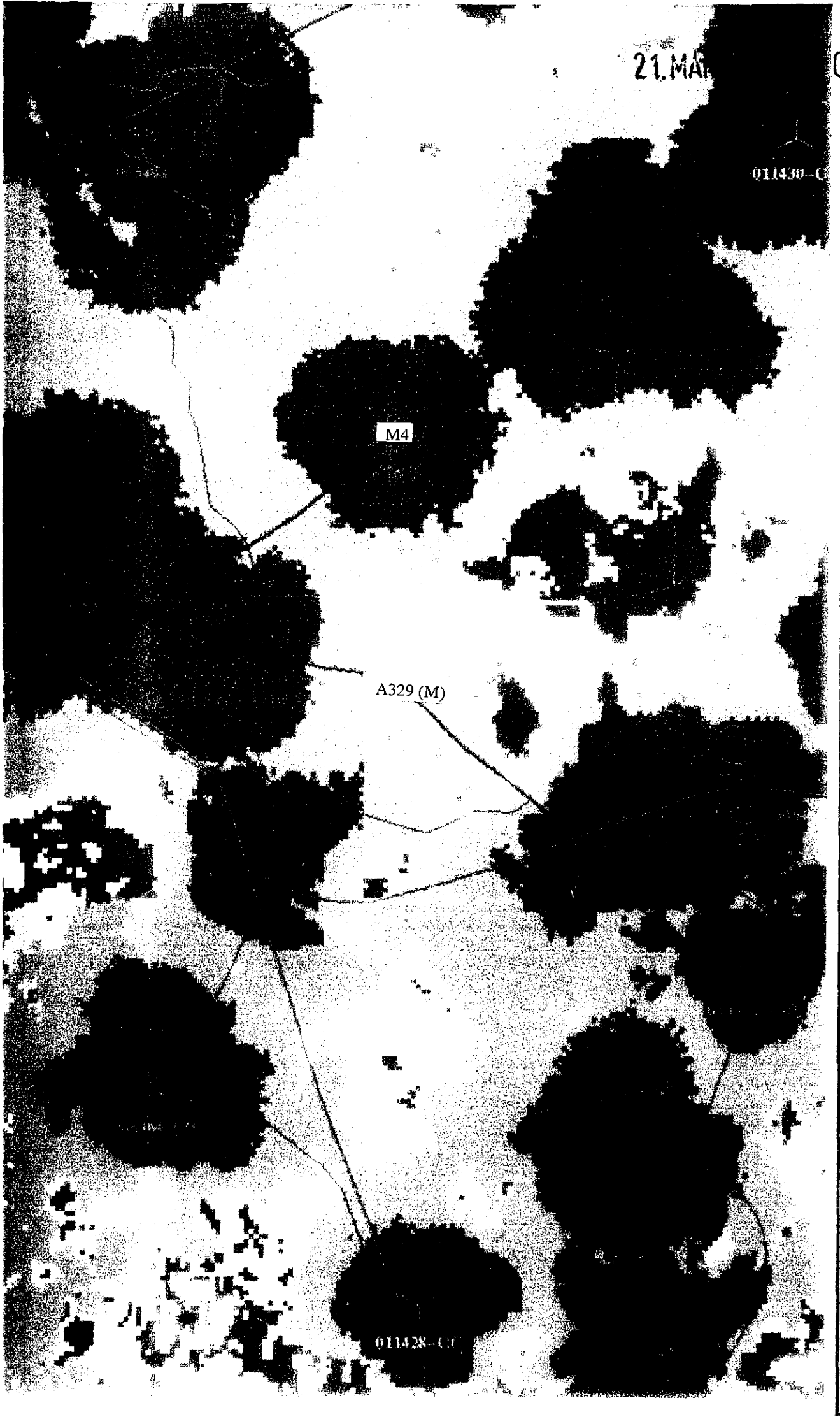


This map is based upon Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of HMSO. © Crown Copyright.
Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings.Wokingham District Council Licence LA086134

Central Support Section, Environmental Services, Wokingham District Council.
21 March 2000

Scale: 1 : 2500

N
W E
S



Odyssey

HOS COMMUNICATION SY

Wed Mar 8 17:12:41 200

1 : 50000

0 (km) 1

Vectors:

- Coast
- Motorway
- A-road
- B-road
- Railway

Best Server (Cla

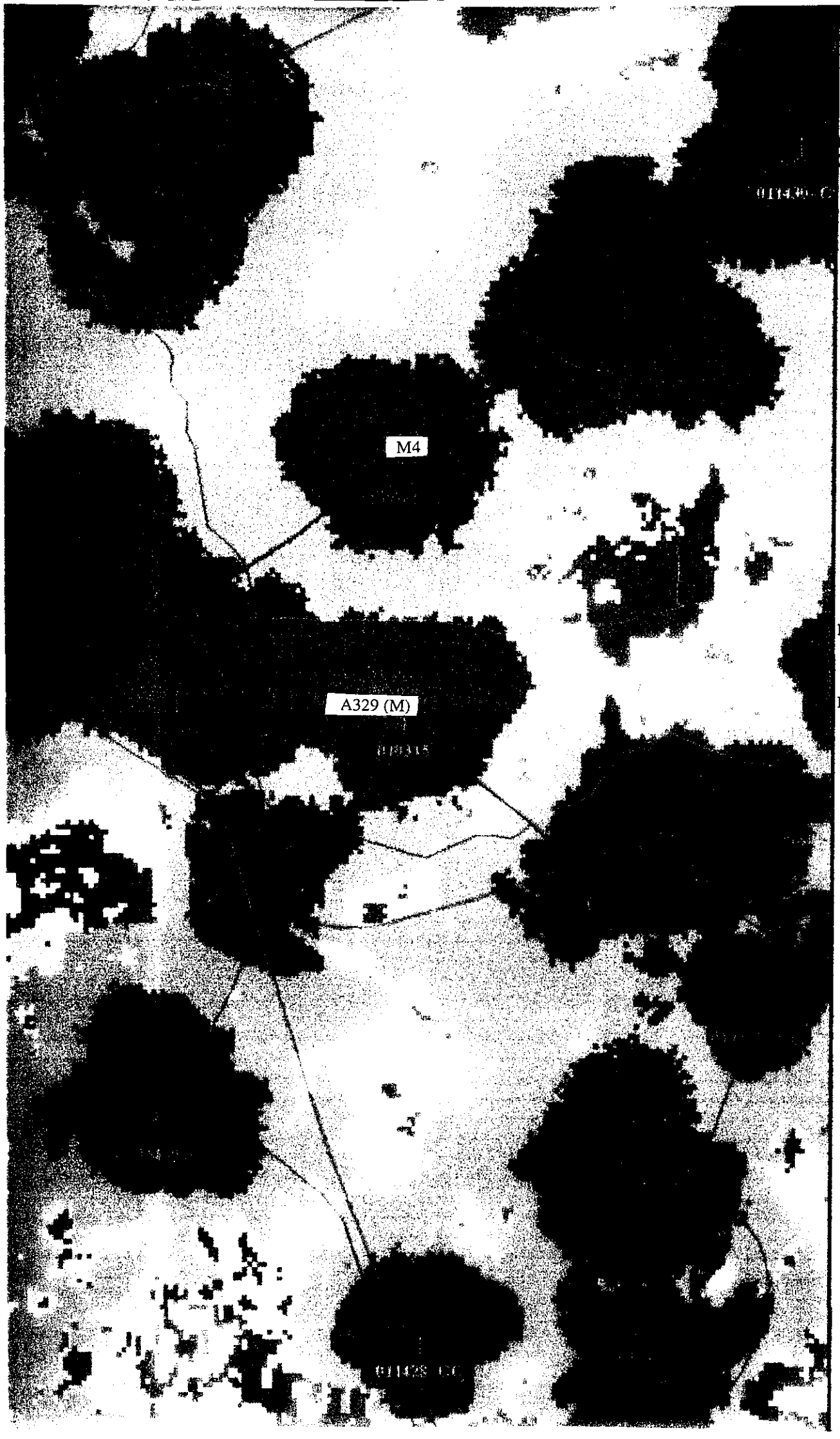
Gold – on street
[>= -78 (dBm)
Gold– in car
[>= -72 (dBm)
Gold – suburbar
[>= -68 (dBm)
Gold – urban
[>= -60 (dBm)

10315-WOKINGHAM E

Coverage without 10315

A

21 MAR 2000



Odyssey

IOS COMMUNICATION SYST

(Wed Mar 8 16:56:06 2000)

1 : 50000

0 (km) 1

Vectors:
- Coast
- Motorway
- A-road
- B-road
- Railway

Best Server (Clas
Gold – on street
[>= -78 (dBm)]
Gold– in car
[>= -72 (dBm)]
Gold – suburban
[>= -68 (dBm)]
Gold – urban
[>= -60 (dBm)]

10315–WOKINGHAM EA

Existing & Planned Coverag

B

...ING SERVICES | IPT
CL | TLS
DC | ENF
APP
CS
21 MAR 2000
COPIES TO: | ACK:
FILE: