



PLANNING

Civic Centre Marlowes
Hemel Hempstead
Herts HP1 1HH

MILLENIUM COMMUNICATIONS
46 EUROPA BUSINESS PARK
BIRDHALL LANE
CHEADLE HEATH
STOCKPORT, CHESHIRE
SK3 0KA

TOWN AND COUNTRY PLANNING ACT 1990

APPLICATION - 4/01116/99/FUL

HAMBERLINS FARM, HAMBERLINS LANE, NORTHCHURCH, BERKHAMSTED,
HERTS, HP4 3TD
15M MONOPOLE TELECOMMUNICATIONS TOWER AND ONE RADIO
EQUIPMENT CABIN

Your application for full planning permission dated 10 June 1999 and received on 17 June 1999 has been **REFUSED**, for the reasons set out overleaf.

Director of Planning

Date of Decision: 09 August 1999

REASONS FOR REFUSAL APPLICABLE TO APPLICATION: 4/01116/99/FUL

Date of Decision: 09 August 1999

1. The site is within the Metropolitan Green Belt, wherein there is a presumption against inappropriate development, and within the Chilterns Area of Outstanding Natural Beauty, wherein both development and communications will be subordinated to the preservation of the beauty of the Area. The Area is not to be regarded as one of availability for development and permission will only be granted for new masts if it is satisfactorily demonstrated that a suitable alternative site either outside the Area or having a less harmful visual impact is not available. The current proposal is incompatible with these policies as it has not been satisfactorily demonstrated that such an alternative site is not available, or alternatively that there are difficulties which prevent the sharing of existing facilities.

2. Notwithstanding any technical argument as to the need for a mast in this location, greater weight should be placed on the need to protect the quality of the landscape in the Area of Outstanding Natural Beauty. Neither additional landscaping nor painting of the mast will mitigate the damaging effects of this proposal.