

Planning Officer's Report – LDCA AUGUST 2022

APPLICATION	2022/34 – Installation of TV Antenna
PERMISSION SOUGHT	Permission in Full
REGISTERED	23 rd June 2022
APPLICANT	Phillip Stevens
PARCEL	NG0523 (Crown Land)
SIZE	Open Crown Land
LOCALITY	Thompsons Hill
ZONE	Intermediate/Coastal
CONSERVATION AREA	None
CURRENT USE	Vacant Crown Land
PUBLICITY	The application was advertised as follows: <ul style="list-style-type: none">▪ Sentinel Newspaper on 23 June 2022▪ A site notice displayed in accordance with Regulations.
EXPIRY	15 th July 2022
REPRESENTATIONS	None Received
DECISION ROUTE	Delegated / LDCA / EXCO

A. CONSULTATION FEEDBACK

1. Sewage & Water Division	No Objection
2. Energy Division	No Objection
3. Fire & Rescue	No Response
4. Roads Section	No Objection
5. Property Division	No Response
6. Environmental Management	No Response
7. Public Health	No Response
8. Agriculture & Natural Resources	No Response
9. St Helena Police Services	Not Consulted
10. Aerodrome Safe Guarding	Not Consulted
11. Sustainable Development	No Response

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| 12. National Trust | No Objection |
| 13. Sure SA Ltd | No Objection |
| 14. Heritage Society | No Response |

B. PLANNING OFFICER’S APPRAISAL

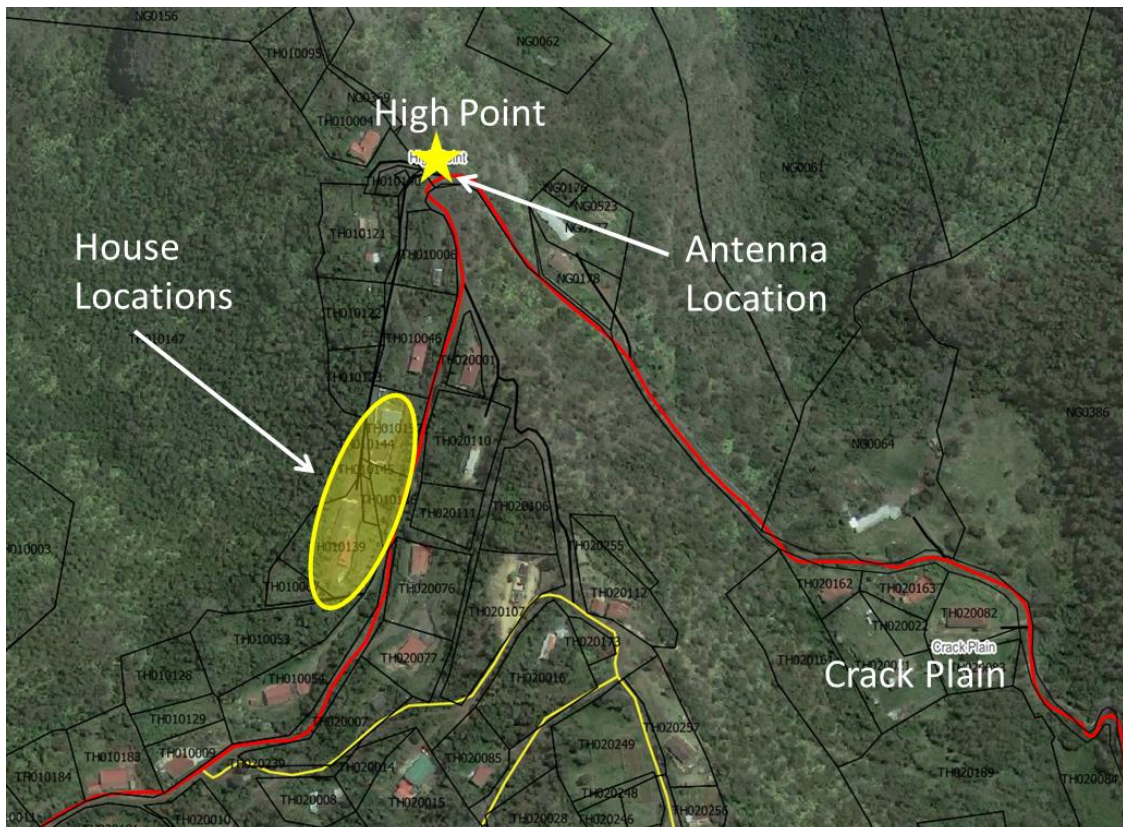
LOCALITY & ZONING

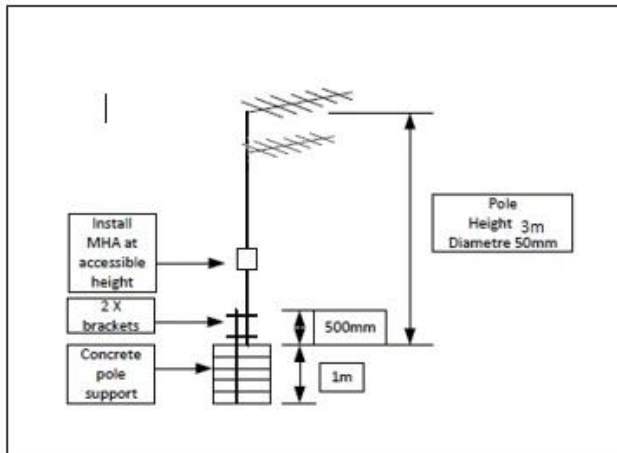
The antenna site is situated at Thompsons Hill on vacant crown land below the main road near High Point. Crown Estates have given the applicant permission subject to planning approval. The cable running from the two properties is mainly in the intermediate zone. The antenna itself is in the Coastal Zone.

THE PROPOSAL

To erect a pole (3 metres in height) with a two TV antenna fixed at the top. The proposal also includes laying of two cables (approx. 155m and 163m) to Raymond and Phillip Stevens homes. The cable will be buried alongside/across the track to their properties. A concrete base will be used to support the pole.

Diagram 1 and 2: Location and Site Plans





One pole will be installed with 2 ty antennas fixed to it. Two coaxial cable (155 meters and 163 meters) will be run from the antennas to Raymond and Phillip Stevens residents. The coaxial cable will be buried alongside / across the road going towards Raymond and Phillip Stevens residents.



Phillip Stevens's property

Raymond Stevens's property

Diagram 3, 4 and 5: Proposed Location





REPRESENTATIONS

No representations were received from any members of the public, including immediate neighbours, and no objections or comments were received from consultees.

LEGAL AND POLICY FRAMEWORK

The relevant policies of the Land Development Control Plan (LDCP 2012 - 2022) that are applicable in the assessment of the proposed development are set out below:

- Intermediate Zone: Policies IZ1 (a, b,)
- Coastal Zone: CZ1
- Telecommunications TX1 (a, d,)

OFFICER'S ASSESSMENT

The location of Philip and Raymond Stevens' properties means they are unable to receive TV coverage within the vicinity of their homes. Whilst the proposal is a standalone pole along the main road and will be visible by some road users, the visual impact will be very low given the scale and location of the development. The natural appearance and ecology of the coastal zone would be retained and the cable will be buried so it would not have any significant impact on the amenity of existing development. It is also appropriate in siting, scale, layout, proportion and materials. Policy TX1 supports the effective provision of telecommunications equipment appropriate to the island's development needs, subject to a condition that the

equipment is removed when it is no longer required for its purpose, and the site reinstated to its former condition.

The application can therefore be supported.