



CEP Telecoms Ltd, 1a Station Court, Station Road, Guiseley, LS20 8EY

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Our ref: WRX26874

The Chief Planning Officer  
Wrexham County Borough Council  
The Guildhall  
Wrexham  
LL11 1AY

Email: [planningapplications@wrexham.gov.uk](mailto:planningapplications@wrexham.gov.uk)

**Via Email**

4<sup>th</sup> May 2023

Dear Sir or Madam,

**PRECONSULTATION – PROPOSED RADIO BASE STATION INSTALLATION AT WRX26874  
GRASS VERGE AT PARK AVENUE, MAESYDRE, ACTON, RHOSROBIN, WREXHAM LL12 7AN  
NGR E: 334167 N: 351368.**

CEP Telecoms Ltd act on behalf of the mobile telecommunications operator CK Hutchison Networks (UK) Ltd. The proposal is to install a radio base station, in order to provide the latest 3G, 4G and new 5G technologies to the Rhosrobin area.

As part of CK Hutchison Networks (UK) Ltd continued network improvement program, there is a specific requirement for an installation at the grass verge of Park Avenue to ensure that the latest high quality 3G and 4G service provision is provided in this area. The proposed column will also ensure that new 5G coverage can be provided at this location. This ensures that coverage and capacity requirements are maintained and enhanced.

This letter therefore invites the Local Planning Authority and stakeholders, in accordance with planning policy guidance and Code of Practice Commitments, to enter into pre-application discussions with regard to our preferred site option prior to a formal planning submission. Several steps in the site identification process have already been undertaken. The Local Planning Authority mast register and our records of other potential sites have been reviewed, the policies in the Development Plan have been taken into account and we have examined the inter-operator site sharing database.

Mobile telecoms networks are now ubiquitous throughout the UK. It is an expectation that an individual can connect and use their mobile phone whenever and wherever they are. With the advent of new technology, under the banner of 5G, further advances are proposed and Central Government has seen the telecoms industry, and in particular 5G, to be at the forefront of economic development.

This site will enable 5G coverage to be provided to this area of Rhosrobin. The Government recognises that widespread coverage of mobile connectivity is essential for people and businesses. That is why the Government is committed to extending mobile geographical coverage further across the UK, with

continuous mobile connectivity provided to all major roads and to being a world leader in 5G. This will allow everyone in the country to benefit from the economic advantages of widespread mobile coverage.

As well as improved mobile signal, 5G networks are also crucial to drive productivity and growth across the sectors that local areas are focusing on through their emerging Local Industrial Strategies. Enabling and planning for 5G implementation is central to achieving the Government's objective to deliver prosperity at the local level and enable all places to share in the proceeds of growth.

5G service provision will bring faster, more responsive and reliable connections than ever before. More than any previous generation of mobile networks, it has the potential to improve the way people live, work and travel, and to deliver significant benefits to the economy and industry through the ability to connect more devices to the Internet at the same time, the 'Internet of Things'. This will enable communities to manage traffic flow and control energy usage, monitor patient health remotely, and increase productivity for business and farmers, all through the real-time management of data.

The demand for mobile data in the UK is increasing rapidly, and as households and businesses become increasingly reliant on mobile connectivity, the infrastructure must be in place to ensure supply does not become a constraint on future demand.

The radio base station will also meet the extra demands on the network in this area as more people use internet enabled handheld devices. It is a densification project for the operator's network to fill holes in service provision including coverage and capacity. This will enable the operator's customers to be able to use their handheld devices without calls being dropped or buffering occurring where there is a gap in the operator's network coverage and capacity ability. A site in this location will fill the gap in service provision and provide high quality, reliable, advanced 3G, 4G and 5G to this urban area of Rhosrobin.

The preferred CK Hutchison Networks (UK) Ltd option is as follows:

**WRX26874 GRASS VERGE AT PARK AVENUE, MAESYDRE, ACTON, RHOSROBIN, WREXHAM LL12 7AN NGR E: 334167 N: 351368.**

The proposal relates to the installation of a 16m high slim-line phase 9 monopole, supporting 6 no. antennas, 2 no. equipment cabinets, 1 no. electric meter cabinet, and ancillary development thereto.

The proposed height of 16m is essential in order to ensure the latest 4G and new 5G technologies are provided in the Rhosrobin area. These latest technologies operate at higher frequency bands than older technologies such as 2G and 3G. The higher the frequency band the greater the radio signal is naturally weakened. This means that the effects of clutter are even more significant than for the provision of older technologies. As a result, a higher column is normally required to maintain the same coverage footprint. The latest 4G technology and new 5G service provision carry higher capacity and data speeds to the user, this leads to such antennas having to be positioned at a higher height than more standard antennae and in turn a taller antenna height for 5G service provision.

The antennas are proposed to be open and not shielded as this provides the optimal service provision to the surrounding area. If the antennas were to be shrouded, they would not be as efficient at providing the latest technologies to this cell area. Thus an additional installation would likely to be required in this cell area which would lead to the proliferation of masts contrary to the NPPF.

The cabinets are designed to appear like other statutory undertakers equipment cabinets. They are small for telecommunications apparatus and are proposed to be coloured green to assimilate with other commonly found equipment cabinets. The cabinets can be installed under the operators permitted development rights, but have been included on the plans and in the description in order to remain fully transparent.



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We have considered alternative site options and discounted as follows:

- **Streetworks – Oak Drive, Maesydre, Acton, Wrexham, Wales, LL12 7HW, United Kingdom, NGR E: 334188 N: 351525**  
This location is immediately surrounded by residential properties and has been discounted as the chosen application site is further away from the residential properties and will therefore have a lesser impact on residential amenity.
- **Streetworks – Oak Drive, Maesydre, Acton, Wrexham, Wales, LL12 7NL, United Kingdom, NGR E: 334552 N: 351575.**  
A site in this location would not be able to be built due to the proximity of overhead BT lines.
- **Streetworks – Rhosnesni Lane, Maesydre, Acton, Wrexham, Wales, LL12 7LY, United Kingdom, NGR E: 334024 N: 351391**  
The footway at this location is too narrow to accommodate the operator's equipment. As such, this option has been discounted as the physical lack of space would prevent the installation of the necessary equipment to provide the required levels of coverage/capacity to the target area.
- **Streetworks – Rhosnesni Lane, Maesydre, Acton, Wrexham, Wales, LL12 7NA, United Kingdom, NGR E: 334423 N: 351398**  
Footpath is a shared pedestrian/cycle lane, and the presence of the operator's equipment would narrow the footpath to insufficient dimensions.
- **Greenfield – Rhosnesni Lane, Maesydre, Acton, Wrexham, Wales, LL12 7LY, United Kingdom, NGR E: 333871 N: 351282**  
Due to the highly residential nature of the area, there were no suitable locations to host a Greenfield installation, which would typically comprise of a lattice style structure with an open headframe with equipment cabinets at ground level within a fenced compound.
- **Rooftop – The Hawthorns, Maesydre, Acton, Wrexham, Wales, LL12 7BB, United Kingdom, NGR E: 334317 N: 351411**  
The buildings in the search area are predominantly pitched roof. These buildings are not tall enough to host an installation that would be capable of providing the required levels of coverage and capacity to the target coverage area. In addition, their pitched roofs would not be capable of hosting the type of equipment required.

The proposal for this CK Hutchison Networks (UK) Ltd site has been designed within International Commission on Non-Ionising Radiation Protection (ICNIRP) public exposure guidelines. A certificate of ICNIRP compliance will be included within the planning submission.

Finally, we would be interested in any local stakeholders or groups that you consider would like to know more about our proposals and look forward to receiving your comments on the preferred option identified above.

We enclose a copy of our Consultation Plan and welcome your suggestions.

We look forward to receiving your response within 14 days of the date of this letter.

Yours sincerely

**Ella Chandler BSc (Hons)**  
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(For and on behalf of Clarke Telecom Ltd agent for CK Hutchinson Networks (UK) Ltd)