

Our ref: **CS_309144**3rd June 2025

The Chief Planning Officer
South Tyneside Metropolitan Borough Council
Town Hall and Civic Offices
Westoe Road
South Shields
NE33 2RL

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

By Email: planningapplications@southtyneside.gov.uk

Dear Sir/Madam,

PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Cornerstone is the UK's leading mobile infrastructure services company. We acquire, manage and own over 20,000 sites and are committed to enabling best in class mobile connectivity for over half of all the country's mobile customers. We oversee works on behalf of telecommunications providers and wherever possible aim to:

- promote shared infrastructure
- maximise opportunities to consolidate the number of base stations
- significantly reduce the environmental impact of network development

Cornerstone are in the process of progressing suitable sites in the Cauldwell area for radio base stations that will improve service provision for VMO2. We aim to work with you to progress a proposal that is both acceptable to your authority and meets our customer's technical network requirements. This approach accords with Cornerstone's Best Practice Commitments to ensure consultation with Local Planning Authorities and other appropriate key stakeholders.

As part of VMO2's continued network improvement program, there is a specific requirement for a new telecommunication base station at this location to provide upgraded 4G coverage and capacity as well as 5G coverage in this area of Cauldwell.

Mobiles can only work with a network of base stations in place where people want to use their mobile phones or other wireless devices. Without base stations, the mobile phones and other devices we rely on simply won't work.

This letter therefore invites the Local Planning Authority, in accordance with planning policy guidance and Best 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 must 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.

Our technical network requirement is as follows:

In the first instance, all correspondence should be directed to the agent.

Cornerstone Planning Consultation Letter to LPA V.2 – 15/04/2021

Registered Address:
Cornerstone Telecommunications, Infrastructure Limited,
Hive 2, 1530 Arlington Business Park, Theale, Berkshire, RG7 4SA.
Registered in England & Wales No. 08087551.
VAT No. GB142 8555 06

 Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

The operator currently provides coverage to the area from an existing installation located on the opposite grass verge at the roundabout at 47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell (NGR E: 437005, N: 564740). However, the existing structure is not capable of supporting the weight and size of the equipment required to enable both operators Vodafone and VMO2 to provide the latest 4G and 5G coverage and capacity to the area. As such, a new replacement site for VMO2 is required. As the replacement VMO2 site will need to cover the same target coverage area, it needs to be located as close as possible to the existing site.

A number of options have been assessed in respect of the site search process and the preferred option is as follows:

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

The proposed installation of a telecommunications base station comprising a 20m monopole supporting 6 no. antennas and 2 no. dishes, together with 3 no. ground based equipment cabinets, and ancillary development thereto.

Details enclosed on drawings numbered: 100A, 200A, 201A, 300A & 301A.

Alternative site options considered and rejected are as follows:

Site Type	Site Address	National Grid Reference	Reason for not choosing site
D1 - Existing Telecoms Site	47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell, South Shields, NE34 0DQ	E: 437005 N: 564740	The operator has fully investigated upgrading this site to provide the latest technologies for 4G services as well as new 5G coverage/capacity in to both the VMO2 and Vodafone networks. However, the design of the existing streetworks structure is not able to support the new 5G antennas for both Vodafone and VMO2. This existing telecommunications site has therefore been discounted for the operators new technology requirements for this reason. A new site for VMO2 is therefore needed to provide this operator with the latest 2G, 4G and 5G technologies. The existing site will remain for Vodafone technologies only.
D2 - Rooftop	Brinkburn CIO, Harton Lane, Cauldwell, South Shields, NE34 0PJ	E: 436847 N: 564452	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D3 - Rooftop	South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436707 N: 564202	This location has been discounted as it is outside the optimal search area for the network.

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D4 - Rooftop	Seymore Court, Ambleside Avenue, Cauldwell, South Shields, NE34 0DQ	E: 437026 N: 564802	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D5 - Greenfield	The Grey Hen car park, Temple Park Road, Cauldwell, South Shields, NE34 0HD	E: 437094 N: 564745	Locating the new column and cabinets in the car park of the Grey Hen would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the pub and would also be within close proximity to numerous residential properties. As such, this location has been discounted.
D6 - Existing Arqiva Structure	Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436969 N: 564803	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D7 - Existing H3G Mast	Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436583 N: 564989	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D8 - Greenfield	Brinkburn CIO Recreational Ground, Hollingside Way, Cleadon Park, Cauldwell, NE34 0HY	E: 437024 N: 564593	An installation at this location is considered to be too exposed with limited screening/backdrop and other alternatives exist which are more appropriate in order to deliver the required coverage to the target area. This site has therefore been discounted for this reason.
D9 - Rooftop	St Wilfrid's RC College, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436673 N: 564645	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D10 - Rooftop	Park View School, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436647 N: 564888	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D11 - Rooftop	The Grey Hen, Harton Lane, Cauldwell, South Shields, NE34 0DQ	E: 437061 N: 564758	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.

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D12 Streetworks	- Hollingside Way, Cauldwell, NE34 0HY	E: 437002 N: 564436	An installation at this location is considered to be too exposed with limited screening/backdrop and within close proximity to numerous residential properties. This site has therefore been discounted for this reason.
D13 - Rooftop	Haven Court, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436628 N: 564491	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D14 Greenfield	- South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436643 N: 564430	Locating the new column and cabinets in the car park of the hospital would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the hospital. As such, this location has been discounted.

We look forward to receiving your comments on the preferred option identified above and alternatives discounted. We would also like to take this opportunity to extend an invitation to meet with you to discuss the proposal and undertake a tour of the options considered, should you consider this to be beneficial.

All Cornerstone installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the World Health Organisation. A certificate of ICNIRP compliance will be included within the planning submission.

We would be grateful if you could advise us of any pending telecommunications applications or recent planning decisions in this particular area so these can be evaluated.

Finally, we would be interested in any local stakeholders or groups that you consider would like to know more about our proposals.

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.

Should you have any queries regarding this matter, please do not hesitate to contact me (quoting cell number **CS_309144**).

Yours faithfully,



Rachel Gormley
Town Planner : Perry Williams
 Tel: +44 (0) 7999 834 759
 Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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Vicky Weston

From: postmaster@southtyneside.gov.uk
To: planningapplications@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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planningapplications@southtyneside.gov.uk (planningapplications@southtyneside.gov.uk)

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Our ref: **CS_309144**3rd June 2025**West Park Ward Councillors**

cllr.jim.yare@southtyneside.gov.uk
cllr.andrew.guy@southtyneside.gov.uk
cllr.nicky.gynn@southtyneside.gov.uk

Perry Williams Ltd
Dunkirk Avenue
Desborough
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NN14 6DE

Dear Ward Councillors,

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Cornerstone are in the process of progressing suitable sites in the Cauldwell area for radio base stations that will improve service provision for VMO2.

The purpose of this letter is to consult with you and seek your views on our proposal before any planning submission is made. We understand that you are not always able to provide site specific comments, however, Cornerstone and the operators are committed to consultation with communities on our mobile telecommunications proposals and as such would encourage you to respond.

As part of VMO2's continued network improvement program, there is a specific requirement for a new telecommunication base station at this location to provide upgraded 4G coverage and capacity as well as 5G coverage in this area of Cauldwell.

Mobiles can only work with a network of base stations in place where people want to use their mobile phones or other wireless devices. Without base stations, the mobile phones, and other devices we rely on simply won't work.

Please find below the details of the proposed site and the alternative site options considered and discounted in our site selection process: -

Our technical network requirement is as follows:

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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Cornerstone Planning Consultation Letter to Councillors - Standard V.3 – 15/04/2021

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A number of options have been assessed in respect of the site search process and the preferred VMO2 option is as follows:

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In order to give you time to send your comments or request further information, we commit to allow at least 14 days before an application is submitted to the Local Planning Authority. This 14-day period starts from the date at the top of this letter.

We would also be grateful if you could please advise of any local stakeholders or groups that might like to make comments.

We look forward to receiving any comments you may have on the proposal.

Should you have any queries regarding this matter, please do not hesitate to contact me (quoting cell number **CS_309144**).

Yours faithfully,



Rachel Gormley
Town Planner : Perry Williams
 Tel: +44 (0) 7999 834 759
 Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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Our ref: **CS_309144**3rd June 2025**Cleadon Park Ward Councillors**cllr.susan.traynor@southtyneside.gov.ukcllr.jim.foreman@southtyneside.gov.ukcllr.Steven.Harrison@southtyneside.gov.uk

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

Dear Neighbouring Ward Councillors,

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The operator currently provides coverage to the area from an existing installation located on the opposite grass verge at the roundabout at 47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell (NGR E: 437005, N: 564740). However, the existing structure is not capable of supporting the weight and size of the equipment required to enable both operators Vodafone and VMO2 to provide the latest 4G and 5G coverage and capacity to the area. As such, a new replacement site for VMO2 is required. As the replacement VMO2 site will need to cover the same target coverage area, it needs to be located as close as possible to the existing site.

A number of options have been assessed in respect of the site search process and the preferred VMO2 option is as follows:

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

The proposed installation of a telecommunications base station comprising a 20m monopole supporting 6 no. antennas and 2 no. dishes, together with 3 no. ground based equipment cabinets, and ancillary development thereto.

Details enclosed on drawings numbered: 100A, 200A, 201A, 300A & 301A.

Alternative site options considered and rejected are as follows:

Site Type	Site Address	National Grid Reference	Reason for not choosing site
D1 - Existing Telecoms Site	47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell, South Shields, NE34 0DQ	E: 437005 N: 564740	The operator has fully investigated upgrading this site to provide the latest technologies for 4G services as well as new 5G coverage/capacity in to both the VMO2 and Vodafone networks. However, the design of the existing streetworks structure is not able to support the new 5G antennas for both Vodafone and VMO2. This existing telecommunications site has therefore been discounted for the operators new technology requirements for this reason. A new site for VMO2 is therefore needed to provide this operator with the latest 2G, 4G and 5G technologies. The existing site will remain for Vodafone technologies only.
D2 - Rooftop	Brinkburn CIO, Harton Lane, Cauldwell, South Shields, NE34 0PJ	E: 436847 N: 564452	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D3 - Rooftop	South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436707 N: 564202	This location has been discounted as it is outside the optimal search area for the network.
D4 - Rooftop	Seymore Court, Ambleside Avenue,	E: 437026 N: 564802	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.

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Registered Address:

Cornerstone Telecommunications, Infrastructure Limited,
Hive 2, 1530 Arlington Business Park, Theale, Berkshire, RG7 4SA.
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VAT No. GB142 8555 06



Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

	Cauldwell, South Shields, NE34 0DQ		
D5 Greenfield -	The Grey Hen car park, Temple Park Road, Cauldwell, South Shields, NE34 0HD	E: 437094 N: 564745	Locating the new column and cabinets in the car park of the Grey Hen would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the pub and would also be within close proximity to numerous residential properties. As such, this location has been discounted.
D6 - Existing Arqiva Structure	Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436969 N: 564803	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D7 - Existing H3G Mast	Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436583 N: 564989	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D8 Greenfield -	Brinkburn CIO Recreational Ground, Hollingside Way, Cleadon Park, Cauldwell, NE34 0HY	E: 437024 N: 564593	An installation at this location is considered to be too exposed with limited screening/backdrop and other alternatives exist which are more appropriate in order to deliver the required coverage to the target area. This site has therefore been discounted for this reason.
D9 - Rooftop	St Wilfrid's RC College, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436673 N: 564645	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D10 - Rooftop	Park View School, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436647 N: 564888	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D11 - Rooftop	The Grey Hen, Harton Lane, Cauldwell, South Shields, NE34 0DQ	E: 437061 N: 564758	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D12 Streetworks -	Hollingside Way, Cauldwell, NE34 0HY	E: 437002 N: 564436	An installation at this location is considered to be too exposed with limited screening/backdrop and within close proximity to numerous residential

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Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

			properties. This site has therefore been discounted for this reason.
D13 - Rooftop	Haven Court, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436628 N: 564491	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D14 - Greenfield	South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436643 N: 564430	Locating the new column and cabinets in the car park of the hospital would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the hospital. As such, this location has been discounted.

The Local Planning Authority must register and our records of other potential sites have already been reviewed, the policies in the Development Plan have been taken into account and the planning history of the site has been examined.

All Cornerstone installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the World Health Organisation. A certificate of ICNIRP compliance will be included within the planning submission.

In order to give you time to send your comments or request further information, we commit to allow at least 14 days before an application is submitted to the Local Planning Authority. This 14-day period starts from the date at the top of this letter.

We would also be grateful if you could please advise of any local stakeholders or groups that might like to make comments.

We look forward to receiving any comments you may have on the proposal.

Should you have any queries regarding this matter, please do not hesitate to contact me (quoting cell number **CS_309144**).

Yours faithfully,



Rachel Gormley
Town Planner : Perry Williams
 Tel: +44 (0) 7999 834 759
 Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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 VAT No. GB142 8555 06

 Cornerstone, Hive 2,
 1530 Arlington Business Park,
 Theale, Berkshire, RG7 4SA

Vicky Weston

From: postmaster@southtyneside.gov.uk
To: cllr.jim.foreman@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Your message has been delivered to the following recipients:

cllr.jim.foreman@southtyneside.gov.uk (cllr.jim.foreman@southtyneside.gov.uk)

Subject: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Vicky Weston

From: postmaster@southtyneside.gov.uk
To: cllr.susan.traynor@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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Vicky Weston

From: postmaster@southtyneside.gov.uk
To: cllr.Steven.Harrison@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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cllr.Steven.Harrison@southtyneside.gov.uk (cllr.Steven.Harrison@southtyneside.gov.uk)

Subject: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Vicky Weston

From: Rachel Gormley
Sent: 04 June 2025 18:49
To: Cllr Steven Harrison
Subject: RE: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Dear Cllr Harrison,

Many thanks for your email, I can confirm the consultation has also been sent to the West Park and Harton Ward Councillors. It was sent to yourself as the neighbouring ward councillor due to the proximity to the proposed development with the ward boundaries.

We look forward to receiving any comments you wish to make.

Kind regards,
Rachel

Rachel Gormley
Town Planner
Perry Williams Ltd
rgormley@perrywilliams.co.uk
<https://perrywilliams.co.uk/>



From: Cllr Steven Harrison <Cllr.Steven.Harrison@southtyneside.gov.uk>
Sent: 03 June 2025 20:05
To: Rachel Gormley <rgormley@perrywilliams.co.uk>
Subject: Re: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Good evening
I think you have the wrong ward this is not Cleadon Park
Regards
Steve

Sent from [Outlook for iOS](#)

From: Rachel Gormley <rgormley@perrywilliams.co.uk>
Sent: Tuesday, June 3, 2025 5:49:47 PM
To: Cllr Susan Traynor <cllr.Susan.Traynor@southtyneside.gov.uk>; Cllr Jim Foreman <cllr.jim.foreman@southtyneside.gov.uk>; Cllr Steven Harrison <Cllr.Steven.Harrison@southtyneside.gov.uk>
Subject: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

***** WARNING** - This message has originated from outside the Council. Do not provide any login or password details if requested. Do not click on any links or attachments unless you are sure that the content is safe. If you are unsure about this email or its content forward it to: email.guarantine@southtyneside.gov.uk, **clearly stating your concerns in the email** ***

Dear Neighbouring Ward Councillors,

PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Please find attached a consultation letter and drawings in respect of the above-mentioned proposal.

We look forward to hearing from you.

Kind regards,

Rachel Gormley
Town Planner
Perry Williams Ltd
rgormley@perrywilliams.co.uk
<https://perrywilliams.co.uk/>

PERRY WILLIAMS LTD

Telecoms | Acquisition | Town & Country Planning



Our ref: **CS_309144**3rd June 2025**Harton Ward Councillors**

cllr.neil.maxwell@southtyneside.gov.uk
Cllr.Michael.Clare1@southtyneside.gov.uk
cllr.karen.myers@southtyneside.gov.uk

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

Dear Neighbouring Ward Councillors,

PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Cornerstone is the UK's leading mobile infrastructure services company. We acquire, manage, and own over 20,000 sites and are committed to enabling best in class mobile connectivity for over half of all the country's mobile customers. We oversee works on behalf of telecommunications providers and wherever possible aim to:

- promote shared infrastructure
- maximise opportunities to consolidate the number of base stations
- significantly reduce the environmental impact of network development

Cornerstone are in the process of progressing suitable sites in the Cauldwell area for radio base stations that will improve service provision for VMO2.

The purpose of this letter is to consult with you and seek your views on our proposal before any planning submission is made. We understand that you are not always able to provide site specific comments, however, Cornerstone and the operators are committed to consultation with communities on our mobile telecommunications proposals and as such would encourage you to respond.

As part of VMO2's continued network improvement program, there is a specific requirement for a new telecommunication base station at this location to provide upgraded 4G coverage and capacity as well as 5G coverage in this area of Cauldwell.

Mobiles can only work with a network of base stations in place where people want to use their mobile phones or other wireless devices. Without base stations, the mobile phones, and other devices we rely on simply won't work.

Please find below the details of the proposed site and the alternative site options considered and discounted in our site selection process: -

Our technical network requirement is as follows:

CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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The operator currently provides coverage to the area from an existing installation located on the opposite grass verge at the roundabout at 47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell (NGR E: 437005, N: 564740). However, the existing structure is not capable of supporting the weight and size of the equipment required to enable both operators Vodafone and VMO2 to provide the latest 4G and 5G coverage and capacity to the area. As such, a new replacement site for VMO2 is required. As the replacement VMO2 site will need to cover the same target coverage area, it needs to be located as close as possible to the existing site.

A number of options have been assessed in respect of the site search process and the preferred VMO2 option is as follows:

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The proposed installation of a telecommunications base station comprising a 20m monopole supporting 6 no. antennas and 2 no. dishes, together with 3 no. ground based equipment cabinets, and ancillary development thereto.

Details enclosed on drawings numbered: 100A, 200A, 201A, 300A & 301A.

Alternative site options considered and rejected are as follows:

Site Type	Site Address	National Grid Reference	Reason for not choosing site
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	Cauldwell, South Shields, NE34 0DQ		
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We would also be grateful if you could please advise of any local stakeholders or groups that might like to make comments.

We look forward to receiving any comments you may have on the proposal.

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Yours faithfully,



Rachel Gormley
Town Planner : Perry Williams
 Tel: +44 (0) 7999 834 759
 Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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Vicky Weston

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To: Cllr.Michael.Clare1@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

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Cllr.Michael.Clare1@southtyneside.gov.uk (Cllr.Michael.Clare1@southtyneside.gov.uk)

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Vicky Weston

From: postmaster@southtyneside.gov.uk
To: cllr.karen.myers@southtyneside.gov.uk
Sent: 03 June 2025 17:50
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Your message has been delivered to the following recipients:

cllr.karen.myers@southtyneside.gov.uk (cllr.karen.myers@southtyneside.gov.uk)

Subject: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Our ref: **CS_309144**3rd June 2025

Emma Lewell-Buck MP
House of Commons
London
SW1A 0AA

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

By Email: emma.lewell-buck.mp@parliament.uk

Dear Emma Lewell-Buck MP,

PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Cornerstone is the UK's leading mobile infrastructure services company. We acquire, manage, and own over 20,000 sites and are committed to enabling best in class mobile connectivity for over half of all the country's mobile customers. We oversee works on behalf of telecommunications providers and wherever possible aim to:

- promote shared infrastructure
- maximise opportunities to consolidate the number of base stations
- significantly reduce the environmental impact of network development

As a result, we are consulting with communities in line with Best Practice principles where planning applications for new telecommunications installations are required.

This letter is sent to you in the pre-planning application consultation phase of the development for a new mobile phone base station site and is simply intended to keep you informed and advised of the proposed development in your area prior to any planning application being submitted. However, if you do wish to submit comments or have been contacted by your constituents in relation to this matter and wish to send us comments on their behalf, please feel free to do so via the following address:

Community Consultation & EMF Enquiries, Hive 2, 1530 Arlington Business Park, Theale,
Berkshire, RG7 4SA.
Email: community@cornerstone.network

What follows is a summary of the proposal and some further information that might be of use.

Summary of the proposal

As part of VMO2's continued network improvement program, there is a specific requirement for a new telecommunication base station at this location to provide upgraded 4G coverage and capacity as well as 5G coverage in this area of Cauldwell.

In the first instance, all correspondence should be directed to the agent.

Cornerstone Planning Consultation Letter to MPs - single site (England) V.6 – 06.11.2023

Registered Address:
Cornerstone Telecommunications, Infrastructure Limited,
Hive 2, 1530 Arlington Business Park, Theale, Berkshire, RG7 4SA.
Registered in England & Wales No. 08087551.
VAT No. GB142 8555 06

 Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

The operator currently provides coverage to the area from an existing installation located on the opposite grass verge at the roundabout at 47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell (NGR E: 437005, N: 564740). However, the existing structure is not capable of supporting the weight and size of the equipment required to enable both operators Vodafone and VMO2 to provide the latest 4G and 5G coverage and capacity to the area. As such, a new replacement site for VMO2 is required. As the replacement VMO2 site will need to cover the same target coverage area, it needs to be located as close as possible to the existing site.

A number of options have been assessed in respect of the site search process, but we consider the best option for the new installation to be at **CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)**

The proposed installation of a telecommunications base station comprising a 20m monopole supporting 6 no. antennas and 2 no. dishes, together with 3 no. ground based equipment cabinets, and ancillary development thereto.

Details enclosed on drawings numbered: 100A, 200A, 201A, 300A & 301A.

Alternative site options considered and rejected are as follows:

Site Type	Site Address	National Grid Reference	Reason for not choosing site
D1 - Existing Telecoms Site	47380 Vodafone Mast, Harton Lane/Temple Park Road, Cauldwell, South Shields, NE34 0DQ	E: 437005 N: 564740	The operator has fully investigated upgrading this site to provide the latest technologies for 4G services as well as new 5G coverage/capacity in to both the VMO2 and Vodafone networks. However, the design of the existing streetworks structure is not able to support the new 5G antennas for both Vodafone and VMO2. This existing telecommunications site has therefore been discounted for the operators new technology requirements for this reason. A new site for VMO2 is therefore needed to provide this operator with the latest 2G, 4G and 5G technologies. The existing site will remain for Vodafone technologies only.
D2 - Rooftop	Brinkburn CIO, Harton Lane, Cauldwell, South Shields, NE34 0PJ	E: 436847 N: 564452	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D3 - Rooftop	South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436707 N: 564202	This location has been discounted as it is outside the optimal search area for the network.
D4 - Rooftop	Seymore Court, Ambleside Avenue, Cauldwell, South Shields, NE34 0DQ	E: 437026 N: 564802	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.

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Theale, Berkshire, RG7 4SA

D5 Greenfield	-	The Grey Hen car park, Temple Park Road, Cauldwell, South Shields, NE34 0HD	E: 437094 N: 564745	Locating the new column and cabinets in the car park of the Grey Hen would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the pub and would also be within close proximity to numerous residential properties. As such, this location has been discounted.
D6 - Existing Arqiva Structure		Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436969 N: 564803	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D7 - Existing H3G Mast		Existing OLO Mast, Temple Park Road, Cauldwell, South Shields, NE34 0PU	E: 436583 N: 564989	It is not possible to share the existing structure as the design of the existing column would not be structurally capable of supporting another operator's equipment. Redevelopment of this structure for a taller bulkier structure would have a greater detrimental affect on the visual amenity of the surrounding area than the preferred option. This site has therefore been discounted for this reason.
D8 Greenfield	-	Brinkburn CIO Recreational Ground, Hollingside Way, Cleadon Park, Cauldwell, NE34 0HY	E: 437024 N: 564593	An installation at this location is considered to be too exposed with limited screening/backdrop and other alternatives exist which are more appropriate in order to deliver the required coverage to the target area. This site has therefore been discounted for this reason.
D9 - Rooftop		St Wilfrid's RC College, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436673 N: 564645	The rooftop is too low in order to deliver the required level of coverage to the target coverage area. This site has therefore been discounted for this reason.
D10 - Rooftop		Park View School, Temple Park Road, Cauldwell, South Shields, NE34 0QA	E: 436647 N: 564888	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D11 - Rooftop		The Grey Hen, Harton Lane, Cauldwell, South Shields, NE34 0DQ	E: 437061 N: 564758	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D12 Streetworks	-	Hollingside Way, Cauldwell, NE34 0HY	E: 437002 N: 564436	An installation at this location is considered to be too exposed with limited screening/backdrop and within close proximity to numerous residential properties. This site has therefore been discounted for this reason.

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Cornerstone Planning Consultation Letter to MPs - single site (England) V.6 – 06.11.2023

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1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

D13 - Rooftop	Haven Court, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436628 N: 564491	Due to the construction of the building there is no design available to support the operator's apparatus and provide the necessary coverage to the target coverage area.
D14 - Greenfield	South Tyneside District Hospital, Harton Lane, Cauldwell, South Shields, NE34 0PL	E: 436643 N: 564430	Locating the new column and cabinets in the car park of the hospital would reduce the overall parking provision which is in constant demand throughout the day. Any reduction in overall car parking spaces would detrimentally affect the daily operations of the hospital. As such, this location has been discounted.

In line with Best Practice principles we have shared these details with local councillors and planning officers.

ICNIRP Compliance

All Cornerstone installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the World Health Organisation. A certificate of ICNIRP compliance will be included within the planning submission.

Radio Technology and Health

Useful information sources on this include:

Code of Practice for Wireless Network Development in England (March 2022)

https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/1057999/Code_of_practice_for_wireless_network_development_in_England.pdf

National Planning Policy Framework

https://assets.publishing.service.gov.uk/media/67a610df6006e4154dc498a0/NPPF_December_2024.pdf

World Health Organisation Electromagnetic Fields

www.who.int/peh-emf/en

International Commission on Non-Ionising Radiation Protection

www.icnirp.de

Mobile UK FAQ

<https://www.mobileuk.org/5g-and-health-faqs>

I trust all is clear from the enclosed but if you have further questions on this or any other matter concerning VMO2 please do not hesitate to contact us through Community Consultation & EMF Enquiries within 14 days from the date of this letter.

Should you have any queries regarding this matter, please do not hesitate to contact me (quoting cell number **CS_309144**).

Yours sincerely,

In the first instance, all correspondence should be directed to the agent.

Cornerstone Planning Consultation Letter to MPs - single site (England) V.6 – 06.11.2023

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1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA



Rachel Gormley
Town Planner : Perry Williams
Tel: +44 (0) 7999 834 759
Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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 Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

Vicky Weston

From: Microsoft Outlook
<MicrosoftExchange329e71ec88ae4615bbc36ab6ce41109e@perrywilliams.co.uk>
To: emma.lewell-buck.mp@parliament.uk
Sent: 03 June 2025 17:50
Subject: Relayed: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE
BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON
LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34
0DQ (NGR: E436994, N564769)

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Vicky Weston

From: LEWELL, Emma <emma.lewell.mp@parliament.uk>
Sent: 03 June 2025 17:51
To: Rachel Gormley
Subject: Automatic reply: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS, SOUTH TYNESIDE, NE34 0DQ (NGR: E436994, N564769)

Thank you for contacting Emma Lewell-Buck, Member of Parliament for South Shields (Including Cleadon & East Boldon). This reply confirms that your message has been safely received.

Please read this message carefully as it contains very important information.

Please note that if you do not provide your address, no further action can be taken on your case.

If you need me to act on your behalf, I will need you to provide all of the following information:

- Your full name
- Full postal address and post code
- Telephone number
- Any reference numbers

If you are not a South Shields constituent: Parliamentary protocol dictates that MPs may only take up issues on behalf of their own constituents (If you are unsure who your MP is please use this link to find out: <https://members.parliament.uk/FindYourMP>).

If you are a South Shields constituent: I will endeavour to respond to your correspondence as soon as possible. **Please note that I receive hundreds of emails and letters each week, so it will take time to respond.**

As your MP I can assist with matters for which central government is directly responsible.

Issues with council services, such as waste services, dog fouling, road maintenance, anti-social behaviour and planning are managed by South Tyneside Council and should be raised directly with your local councillors. You can find a list of South Shields councillors and how to contact them at the following link: <https://www.southtyneside.gov.uk/article/60208/Find-your-councillors?formid=184851&pageSessionId=04d51963-adf8-411e-a6f0-ff13152cb398&fsn=fdec75ec-d9e2-4f57-8834-04fe2978dbb7>

If you have copied me in to an e-mail addressed to someone else for information, I will not respond unless you specifically request a response from me.

You can sign up to my regular newsletter [here](#).

Thank you once again for contacting me.
Office of Emma Lewell-Buck MP
Member of Parliament for South Shields
Tel: 0191 427 1240

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Our ref: **CS_309144**

3rd June 2025

Headteacher/Chair of Governors,
Park View School
Temple Park Road
South Shields
NE34 0QA

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

admin@parkview-school.co.uk

Dear Sir/Madam,

**PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE BASE STATION INSTALLATION
AT CS_309144, GRASS VERGE OFF HARTON LANE/TEMPLE PARK ROAD, CAULDWELL, SOUTH SHIELDS,
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- promote shared infrastructure
- maximise opportunities to consolidate the number of base stations
- significantly reduce the environmental impact of network development

Cornerstone are in the process of progressing suitable sites in the Cauldwell area for radio base stations that will improve service provision for VMO2. The purpose of this letter is to provide you with information on the proposal and the opportunity for you to seek further information should you wish to do so.

As part of VMO2's continued network improvement program, there is a specific requirement for a new telecommunication base station at this location to provide upgraded 4G coverage and capacity as well as 5G coverage in this area of Cauldwell.

The proposal, which we feel is the best solution to serve our customers in the local community, will include:

The proposed installation of a telecommunications base station comprising a 20m monopole supporting 6 no. antennas and 2 no. dishes, together with 3 no. ground based equipment cabinets, and ancillary development thereto.

Details enclosed on drawings numbered: 100A, 200A, 201A, 300A & 301A.

All Cornerstone installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection

In the first instance, all correspondence should be directed to the agent.

Cornerstone Planning Consultation Letter to Schools V.2 – 15/04/2021

Registered Address:
Cornerstone Telecommunications, Infrastructure Limited,
Hive 2, 1530 Arlington Business Park, Theale, Berkshire, RG7 4SA.
Registered in England & Wales No. 08087551.
VAT No. GB142 8555 06

 Cornerstone, Hive 2,
1530 Arlington Business Park,
Theale, Berkshire, RG7 4SA

(ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the World Health Organisation. A certificate of ICNIRP compliance will be included within the planning submission. In fact, because of the very low power utilised by telecommunications sites the emissions will be many times lower than the ICNIRP threshold.

We would welcome your views (within 14 days of the date of this letter) before we finalise the proposal and submit the planning application to the Local Planning Authority.

Should you have any queries regarding this matter, please do not hesitate to contact me (quoting cell number CS_309144).

Yours faithfully,



Rachel Gormley

Town Planner : Perry Williams

Tel: +44 (0) 7999 834 759

Email: rgormley@perrywilliams.co.uk

(for and on behalf of Cornerstone)

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Our ref: **CS_309144**

3rd June 2025

Headteacher/Chair of Governors,
St Wilfrid's RC College
Temple Park Road
South Shields
NE34 0QA

Perry Williams Ltd
Dunkirk Avenue
Desborough
Northants
NN14 6DE

admin@st-wilfrids.org

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 **Cornerstone, Hive 2,
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Yours faithfully,



Rachel Gormley

Town Planner : Perry Williams

Tel: +44 (0) 7999 834 759

Email: rgormley@perrywilliams.co.uk

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 Cornerstone, Hive 2,
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Theale, Berkshire, RG7 4SA

Vicky Weston

From: postmaster@bccet.org.uk
To: admin@st-wilfrids.org
Sent: 03 June 2025 17:52
Subject: Delivered: PRE-PLANNING APPLICATION CONSULTATION FOR A MOBILE PHONE
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