

## **DELEGATED DECISION REPORT**

<b>Application Reference Number</b>	19NP0062EL
<b>Description / Site Address</b>	Notification under electricity act 1989 overhead lines (exemption) regulations - Installation of one pole and dismantling part of the line at Thompsons Walls, Mindrum, Northumberland, TD12 4QT
<b>Expiry date of publicity / consultations</b>	
<b>Last date for decision</b>	1 August 2019

### **Details of Proposal**

Northumberland National Park Authority has been consulted under the Electricity Act 1989 and the Overhead lines (Exemption) (England and Wales) Regulations 2009 for the installation of one pole and dismantling part of the existing line at Thompsons Walls, Mindrum.

### **Planning Policy & Guidance**

#### **National Policies**

National Planning Policy Framework (NPPF) (2019)

National Planning Practice Guidance

The Town and Country Planning (General Permitted Development) (England) Order 2015

Electricity Act 1989

Overhead Lines (Exemption)(England and Wales) Regulations 2009

#### **Local Policies**

#### **Northumberland National Park Authority Core Strategy and Development Policies Document (Core Strategy) (2009)**

Policy 3	<i>General Development Principles</i>
Policy 17	<i>Biodiversity and Geodiversity</i>
Policy 18	<i>Cultural Heritage</i>
Policy 20	<i>Landscape Quality and Character</i>



## Supplementary Planning Guidance

NNPA Building Design Guide Supplementary Planning Document (Design Guide SPD)

## Relevant Planning History

**15NP0078** Construction of new farmhouse, walled garden and plant room/garden building, demolition of existing cottages and conversion of 'threshing barn' situated within steading buildings to form 2no. holiday/tourism units with parking and a farm office. *Approved conditionally 12/11/2015*

## Consultation/Representations

Due to the nature of the works and their location, no consultations were made. No representations have been received.

## Assessment

### **Policy Context**

Part 15 Class B of the 2015 GPDO states that:

Development by statutory undertakers for the generation, transmission, distribution or supply of electricity for the purposes of their undertaking consisting of—

(a) the installation or replacement in, on, over or under land of an electric line and the construction of shafts and tunnels and the installation or replacement of feeder or service pillars or transforming or switching stations or chambers reasonably necessary in connection with an electric line;

(f) any other development carried out in, on, over or under the operational land of the undertaking constitutes permitted development, unless section 37(1) of the Electricity Act 1989 applies.

The Overhead Lines (Exemption)(England and Wales) Regulations 2009 state that Section 37(1) of the Electricity Act shall not apply in relation to development listed in the exemption regulations; as such, **the proposal is considered to be permitted development and the Local Planning Authority can only object to the proposal on grounds of environmental impact.**

The Local Planning Authority has been consulted under the Electricity Act 1989 and the Overhead lines (Exemption) (England and Wales) Regulations 2009 for the installation of one pole and dismantling part of the line at Thompsons Walls, Mindrum. Thompsons Walls



is a remote farmstead to the northern most part of the park, comprising a dwelling and various farm buildings. The nearest neighbouring property, Longknowe is approximately 400m north east of the site. This proposal would see the removal of redundant equipment, replacing the equipment with a new terminal pole substation further north west from the existing equipment.

Given the modest nature of the works and their location, it is considered that there will be no impact on the surrounding environment.

### **Recommendation & Conditions**

It is recommended that the following representation is made:

Northumberland National Park Authority raises **no objection** to this notification and **does not** wish the Secretary of State to consider the application.

	Signature	Date
Planning Officer	J Smith	18/7/19
Head of Development Management	S Buylla	22/07/2019