

**Proposed base station installation at:**

**Ref:** TEF086930  
**Address:** Land at Little Lodge Farm, Church Road, Little Maplestead, Essex, CO9 2SL  
**NGR:** 581766, 234458

**Discounted site information**

Site	Address	NGR	Reason for discounting
1	St Giles Church	580817, 234571	As one of the few non-residential buildings of note in the general area, consideration was given to the use of this Grade I Listed Building. However, the architecture of the building on site would prevent an operationally viable and discrete design solution from being achieved. The use of a ground-based mast was not considered viable from a planning perspective due to potential impact upon the character and setting of the listed building. This option has therefore been discounted on planning and operational merit.
2	St Giles Church of England Primary School	580739, 234921	As one of the few non-residential buildings of note in the general area, consideration was given to the use of this Grade II Listed Building. However, the architecture of the building on site would prevent an operationally viable and discrete design solution from being achieved. There is also limited space for a ground-based mast. The latter was also not considered viable from a planning perspective due to potential impact upon the character and setting of the listed building. As such, this option has therefore been discounted on planning and operational merit.
3	Great Maplestead Village Hall	580895, 234724	As one of the few non-residential buildings of note in the general area, consideration was given to the use of this property. However, the architecture of the building on site would prevent an operationally viable and discrete design solution from being achieved. Additionally, and regardless of any planning implications, there is simply not enough room at this location for a ground-based mast development.
4	Other locations on Little Lodge Farm	Various	Whilst this property could undoubtedly accommodate a new ground-based mast elsewhere within its boundaries, the subject site was nominated within this property as it is considered to strike the best available balance between. All other options have been

			discounted as less preferable on operational and planning merit.
5	Monks Lodge Farm	Various	Although holding similar planning merit, this option has been discounted as less preferable on operational grounds.
6	Street furniture options within Great Maplestead	Various	A lack of available footpaths and verges along with overhanging trees and services place significant limitation on potential street furniture development options. Proximity to built heritage assets and potential impact upon general amenity was also considered to be an issue for any potentially viable location. As such this option has been discounted.
7	Agricultural land north of Great Maplestead	Various	Access to power supply at this site is the main reason it has been discounted. However, one should also note that clear views from the public right of way would also be an issue. The subject site was therefore considered to strike a more appropriate balance between all considerations.
8	Land at Toldish Hall Cottages	Various	Although holding similar planning merit, this option has been discounted as less preferable on operational grounds. Access to a viable power supply is also considered problematic.
9	Land at Luckinghouse Farm	Various	Development at this property would be in close proximity to the Grade II Listed Buildings on site and on neighbouring land. It is also quite low lying. As such, this option has been discounted on planning and operational merit.
10	Great Maplestead Playing fields	Various	The open nature of the playing fields and proximity to both to residential properties and listed buildings has resulted in this option being discounted on planning merit.
11	St John the Baptist	582247, 233990	As one of the few non-residential buildings of note in the general area, consideration was given to the use of this Grade II* Listed Building. However, the architecture of the building on site would prevent an operationally viable and discrete design solution from being achieved. The use of a ground-based mast was not considered viable from a planning perspective due to potential impact upon the character and setting of the listed building. This option has therefore been discounted on planning and operational merit.