

HGY/2023/1711- Shepherds Hill Garden, Shepherds Hill, N6 5RR

Highgate Conservation Area Advisory Committee is commenting on this application because it is close to the boundary of our Conservation Area at Stanhope Road. We believe a 15 metre monopole erected at 80 metres above sea level, will have a negative impact on the Highgate Conservation Area, which is 85 metres above sea level just two hundred metres away.

Shepherds Hill is a very old bridleway which is consistently characterised but a leafy, almost bucolic quality. The proposed monopole would disrupt the integrity of the road.

We oppose this application on the grounds that it is unnecessary,

- is to the detriment of the Conservation Area and the Street Scene
- impacts on the views from a listed building, Alexandra Palace, which are part of the listing
- and is supported by tendentious information.

NEED

The applicant tries to make a case for installation on the basis of need but then other sites have been rejected because of the proximity of a large number of people. Either there is a need in the area, in which case many people will be affected or, fewer people will be affected and therefore, there is less need.

We understand that Full Fibre is as effective as 5G, so the mast may not be necessary.

The applicant has not demonstrated the need for this monopole in this area. A mobile phone can pick up 5G with ease.

The applicant talks a lot about improving the local economy and making businesses more efficient, but this is a residential not a business area.

The government guidelines talk about businesses with more than 10 employees. As far as we are aware, there are no businesses of that size within the immediate area. The area is, as stated, residential and does not need the capacity that a business area would.

According to Money Supermarket, people in the area have access ultrafast speeds. This is considered sufficient for a residential area.

Supplementary Information Provided

The Information constantly refers to 'urban context' and 'densely residential areas'. There is no definition of these terms and, although the area is more densely populated than the deep country side, if you draw a circle around the proposed mast, which would include the MOL, allotments and playing fields, houses and flats set in generous green spaces, the density is not great. This can be seen from the applicants own aerial photograph.

The applicant's statement in their Supplementary Information, says there are no schools 'in close proximity', but Highgate Woods School is within 300metres. We hope the school has been made aware of this application.

There is a lot of legal and technical detail in the supplementary information. Haringey Council should seek an independent assessment of its value to be paid for by the applicant.

Conservation Area Appraisal

11.6 Shepherd's Hill Gardens, located between No. 75 & No. 77 Shepherd's Hill, form a large pleasant public space, densely planted adjacent to the roadside, that slopes down to a more open area to the

*north west towards the Shepherd's Hill allotments and sports ground beyond. The Gardens punctuate the streetscene as a quiet oasis and also allows extensive views to Muswell Hill to the north...
... Shepherd's Hill itself was formerly a ridgeway bridle path through fields and did not become a road until 1882. ...*

... In 1928 Hornsey Borough Council acquired adjoining land for the use of local people. This was turned into Shepherd's Hill Gardens, providing a green space with magnificent views and a large number of allotments along the slope below. On the horizon on the far left 122 you can just see the canopy of Highgate Wood, then Queen's Wood and in the centre, the spire of St James' Church in Muswell Hill. On the far right you can see Alexandra Palace, built in 1873 as 'The People's Palace' for recreation and entertainment."

The installation of the monopole and the associated cabinets would alter the character of this open space to the detriment of the Conservation Area.

The photograph from the South West is misleading because it makes the monopole look the same size as the lamppost, which it evidently is not.



View of the site from the other side of Shepherd's Hill

The monopole and the cabinets would urbanise the character of this small grassy area with its benches. There is no obvious cabinet existing and the installation of three cabinets on the pavement, would add to street clutter and narrow the pavement. It is unclear who would want to use the benches. The applicants show that the ICNIRP guidance says the levels are too high for top floor apartment's. In that case it maybe they are too high for people sitting underneath.



Impact on Listed Buildings

The monopole would tower over the trees and could be seen from Alexandra Palace, a Grade II listed building whose listing includes,

“The Palace stands on a natural platform with extensive views over London to the south.”

The monopole would change the view and could possibly break the skyline of the view from Alexandra Palace.



View from the gardens to Alexandra Palace. Evidently the gardens can be seen from Alexandra Palace and as the monopole is higher up and the trees in between are smaller, the monopole will be seen from Alexandra Palace.

This site is inappropriate for the installation of a monopole and the associated cabinets. The application should be rejected.

Louise Lewis
For The Highgate conservation area Advisory Committee