

PLANNING BULLETIN

Circular 10/2005 Permitted Development Rights For Antennas

The ODPM published Circular 10/2005 last November following extensive consultation about the changes considered necessary to reflect the changes in antenna technology and perceived future demand for such technologies.

The Circular sets out what types of antennas are permitted to be installed under Part I, Class H and Part 25, Class A and Class B of the Town and Country Planning (General Permitted Development) Order 1995.

The Circular states that most conventional TV aerials (including their mountings and poles) are not considered as being development, and therefore do not require planning permission.

Furthermore, Designated Areas have their own special restrictions. Designated Areas refer to Conservation Areas, Areas of Outstanding Natural Beauty, the National Parks, and the Norfolk and Suffolk Broads. They are specified in Schedule 1, Part 2: Article 1 (5) of the GPDO.

The planning regulations for antennas within the GDPO relate to:

- Dwelling houses (Part I, Class H of the GPDO)
- Buildings below 15 metres in height (Part 25, Class B of the GPDO)
- Buildings 15 metres or more in height (Part 25, Class A of the GPDO)

Permitted Development for Antennas on Dwelling Houses

Number of antenna (s)	Up to 2 antennas are permitted
Size of antenna (s)	Single antennas are permitted to be up to 100 cm in length. For 2 antennas, only one is permitted to be up to 100cm in length; any second antenna is limited to 60cm in length. Chimney-mounted antennas are limited to 60cm in length. All antennas should be no greater than 35 litres cubic capacity.

Location restrictions	<p>In buildings with a chimney stack: antennas should not exceed the highest part of the roof by more than 60cm, or the highest part of the chimney, whichever is the lower.</p> <p>In buildings without a chimney stack: antennas should not exceed the highest part of the roof.</p> <p>Antennas should not protrude above the highest point of the chimney.</p>
Restrictions in Designated Areas	Antennas are not permitted on a chimney, wall or roof slope which both faces onto and is visible from, a road or Broads waterway.

Permitted Development for Antennas on Buildings under 15m in height

Number of antenna (s)	Up to 2 antennas are permitted
Size of antenna (s)	<p>Single antennas are permitted to be up to 100 cm in length.</p> <p>For 2 antennas, only one is permitted to be up to 100cm in length;any second antenna is limited to 60cm in length.</p> <p>Chimney-mounted antennas are limited to 60cm in length.</p> <p>All antennas should be no greater than 35 litres cubic capacity.</p>
Location restrictions	<p>In buildings with a chimney stack: antennas should not exceed the highest part of the roof by more than 60cm, or the highest part of the chimney, whichever is the lower.</p> <p>In buildings without a chimney stack: antennas should not exceed the highest part of the roof.</p> <p>Antennas should not protrude above the highest point of the chimney.</p>
Restrictions in Designated Areas	Antennas are not permitted on a chimney, wall or roof slope which both faces onto and is visible from, a road or Broads waterway.

Permitted Development for Antennas on Buildings 15m or more in height

Number of antenna (s)	Up to 4 antennas are permitted
Size of antenna (s)	All antennas are permitted to be up to 130 cm in length. Chimney mounted antennas are limited to 60cm in length. All antennas should be no greater than 35 litres cubic capacity.
Location restrictions	Location restrictions Antennas should not exceed the highest part of the roof by more than 300cm.
Restrictions in Designated Areas	Antennas are not permitted on a chimney, wall or roof slope which both faces onto and is visible from a road or a Broads waterway.

For a more detailed account of Permitted Development Rights concerning antennas or any other telecommunications query please contact:

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