LIST OF RECOMMENDATIONS UNDER DELEGATED POWERS 30/03/2015

REPORT FOR CONSIDERATION UNDER DELEGATED POWERS

1. APPLICATION DETAILS

Reference No: HGY/2015/0828 **Ward:** Crouch End

Date received: 30/03/2015

Last amended date: NA

Drawing number of plans: 01a, 02a, 03a and 04a

Address: 42 Weston Park N8 9TJ

Proposal: Non-material amendment following a grant of planning permission HGY/2014/3474 to make alterations to door and windows of shed

Applicant: Mr A Hyare

Officer contact: Robbie McNaugher

2. RECOMMENDATION

GRANT Non-Material Amendment

3. PROPOSED DEVELOPMENT AND LOCATION DETAILS

3.1 Approved development

Erection of a ground floor rear conservatory and rear garden shed

3.2 Proposed amendments

Alterations to door and windows of shed

3.3 Site and surrounds

The application site is located to the north side of Weston Park. The site within a residential area characterised by two/three storey buildings the site is within the Crouch End Conservation Area.

4. ANALYSIS/ASSESSMENT

Legislation came into force on 1 October 2009 which legally allows the Council to approve non-material changes to approved developments (Statutory Instruments 2009 No. 2261 Town & Country Planning (General Development Procedure) (Amendment no 3) (England) Order 2009.

The proposal would amend the front elevation to include doubpe doors and 2 windows rather than the previous smaller fenstrestraion proposed. This would not singificantly alter the visual impact of the proposal or the impact on neighbouring properties.

On this basis, it is considered that a non-material amendment can be granted.

5. RECOMMENDATION

GRANT Non-Material Amendment

Applicant's drawing No.(s) 01a, 02a, 03a and 04a