Mr Kenan Kara
Advance Planning Licensing
Unit 17
Ashley House
Ashley Road
London
N17 9LZ

On behalf of
Mr Yusuf Morgun
133 Lordship Lne
London
N17 6XE

Planning Application Reference No. **HGY/2015/1590**

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015

NOTICE OF PLANNING PERMISSION

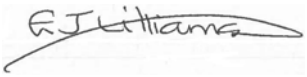
Location: **105 West Green Road N15 5DE**

Proposal: **Insertion of new window to existing rear extension**

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby **PERMIT** the above development in accordance with the application dated 28/05/2015 and drawing numbers: 15.047.01 to 15.047.06 inclusive

SEE SCHEDULE OF CONDITIONS ATTACHED

23/07/2015



Emma Williamson
Head of Development Management
Planning Service

NOTE: 1. You can find advice in regard to your rights of appeal at: www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent

2. This notice relates solely to a planning decision and does not purport to convey any approval or consent which may be required under the Building Regulations or any other statutory purpose.

For more information about making a Building Regulations application, please contact Haringey Council Building Control Team by email building.control@haringey.gov.uk, telephone 020 8489 5504, or see our website at www.haringey.gov.uk/buildingcontrol.

HGY/2015/1590

The following conditions have been applied to this consent and these conditions must be complied with:

1. The development hereby authorised must be begun not later than the expiration of 3 years from the date of this permission, failing which the permission shall be of no effect.
Reason: This condition is imposed by virtue of the provisions of the Planning & Compulsory Purchase Act 2004 and to prevent the accumulation of unimplemented planning permissions.

2. The development hereby authorised shall be carried out in accordance with the following approved plans and specifications: 15.047.02 & 15.047.03
Reason: In order to avoid doubt and in the interests of good planning.

3. The store room relevant to this application shall not be occupied at any time other than for purposes ancillary to the retail use of the associated unit and shall not be used as an independent dwelling or for commercial purposes, without the prior approval in writing of the local planning authority.
Reason: In the interests of the amenities of the area and to comply with Haringey Unitary Development Plan 2006 Saved Policy UD3 General Principles, London Plan 2011 Policy 3.5 and Haringey Local Plan 2013 Policy SP2 which set out appropriate standards and requirements for all new dwellings.

4. The external materials to be used for the proposed development shall match in colour, size, shape and texture those of the existing building.
Reason: In order to ensure a satisfactory appearance for the proposed development, to safeguard the visual amenity of neighbouring properties and the appearance of the locality consistent with Policy 7.6 of the London Plan 2011, Policy SP11 of the Haringey Local Plan 2013 and Saved Policy UD3 of the Haringey Unitary Development Plan 2006.

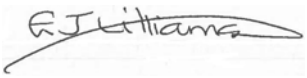
INFORMATIVE:

No roof alterations are shown on plan. If the applicant wishes to make roof alterations they are advised to contact the planning department to discuss any proposed roof alterations.

INFORMATIVE:

In dealing with this application the Council has implemented the requirement in the National Planning Policy Framework to work with the applicant in a positive and proactive way. We have made available detailed advice in the form of our development plan comprising the London Plan 2011, the Haringey Local Plan 2013 and the saved policies of the Haringey Unitary Development Plan 2006 along with relevant SPD/SPG documents, in order to ensure that the applicant has been given every opportunity to submit an application which is likely to be considered favourably. In addition, where appropriate, further guidance was offered to the applicant during the consideration of the application.

23/07/2015



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