LIST OF RECOMMENDATIONS UNDER DELEGATED POWERS

REPORT FOR CONSIDERATION UNDER DELEGATED POWERS

1. APPLICATION DETAILS

Reference No: HGY/2015/2997 **Ward:** Muswell Hill

Date received: 12/10/2015

Last amended date: N/A

Drawing number of plans: 1234PL001 Rev P01 and Document 1224 – Cranley Gardens – DoC - reference 1224 – 12.04 – REP – 013 DoC dated 29 July 2015 pages 45, 46 and 47 by Fraher and Co Ltd

Address: 112 Cranley Gardens N10 3AH

Proposal: Approval of details pursuant to condition 6 (qualified chartered engineer) attached to planning permission HGY/2014/1847

Applicant: Ms Evie Demosthenous

Officer contact: Gareth Prosser

2. APPROVED DEVELOPMENT

Demolition of the existing property, to be rebuilt like for like with the approved additions of a basement, sub basement plant room, ground floor level rear extension, first floor level side extension & rear dormer modifications

3. CONSULTATION RESPONSE

Monitoring by engineer The development hereby approved shall not commence until such time as a suitably qualified chartered engineer with membership of the appropriate professional body has been appointed to inspect, approve and monitor the critical elements of both permanent and temporary basement construction works throughout their duration to ensure compliance with the design which has been checked and approved by a building control body. Details of the appointment and the appointee's responsibilities shall be submitted to and approved in writing by the Council prior to the commencement of development. Any subsequent change or reappointment shall be confirmed forthwith for the duration of the construction works.

Reason: To safeguard the appearance and structural stability of neighbouring buildings and the character of the immediate area.

4. ANALYSIS/ASSESSMENT

Condition 6 reads:

Monitoring by engineer The development hereby approved shall not commence until such time as a suitably qualified chartered engineer with membership of the appropriate

professional body has been appointed to inspect, approve and monitor the critical elements of both permanent and temporary basement construction works throughout their duration to ensure compliance with the design which has been checked and approved by a building control body. Details of the appointment and the appointee's responsibilities shall be submitted to and approved in writing by the Council prior to the commencement of development. Any subsequent change or reappointment shall be confirmed forthwith for the duration of the construction works.

Reason: To safeguard the appearance and structural stability of neighbouring buildings and the character of the immediate area.

Pursuant to condition 6 the applicant has provided CV's of both engineers from the appointed structural engineer firm - Calder Latif. Both of these engineers have been working closely with Fraher Architects during the duration of the detailed design stage to ensure the building is fully compliant with building regulations and fully coordinated between both companies. Also attached are the appointment documents for the engineers - the original appointment and the updated site supervision appointment.

Therefore, the details relating to condition 6 attached to planning reference HGY/2014/1847 and as set out in the accompanying report are satisfactory for the purpose of discharging this condition.

5. RECOMMENDATION

GRANT DISCHARGE CONDITION

Applicant's drawing No.(s) 1234PL001 Rev P01 and Document 1224 – Cranley Gardens – DoC - reference 1224 – 12.04 – REP – 013 DoC dated 29 July 2015 pages 45, 46 and 47 by Fraher and Co Ltd

For the following reason:

The details relating to condition 6 attached to planning reference HGY/2014/1847and as set out in the accompanying report are satisfactory for the purpose of discharging this condition.