LIST OF RECOMMENDATIONS UNDER DELEGATED POWERS

REPORT FOR CONSIDERATION UNDER DELEGATED POWERS

1. APPLICATION DETAILS

Reference No: HGY/2015/3720 **Ward:** Northumberland Park

Date received: 14/12/2015

Last amended date:

Drawing number of plans:

- Cover letter by PRP dated 11 December 2015
- Plantroom Schematic – PS.1507.10.100
- Plantroom GA – PS.1507.10.101
- Mechanical Services Plant Schedule
- MBS Controls
- Technical information for:

i) Thison L
ii) SATK 30
iii) DACHS – Mini CHP

Address: Vacant Land Between 17 and 34 Pretoria Road N17 8DX

Proposal: Approval of details pursuant to conditions 10 (boiler installation), attached to planning permission HGY/2014/1080

Applicant: MsFiona LoveringOne Housing Group

Officer contact: Valerie Okeiyi

2. APPROVED DEVELOPMENT

Redevelopment of the site to provide a new four storey building housing 52 extra care residential units (Use Class C3) comprising a mix of 44 x 1 bed and 8 x 2 bed units with ancillary features for use by residents including restaurant, communal lounge, activity area, IT suite, staff areas, storage, energy centre, refuse/recycling area, vehicle parking (including disabled spaces), cycle/buggy parking and associated landscaping including communal gardens and balconies

3. CONSULTATION RESPONSE

- The Pollution Officer has no objection as confirmation has been submitted that the boilers to be installed are Ultramax Thison L boilers with NOx emissions of <39mg/kWh at 0% O2.

4. ANALYSIS/ASSESSMENT

Condition 10 (boiler installation) reads:

Prior to installation details of the boilers to be provided for space heating and domestic hot water should be forwarded to the Local Planning Authority. The boilers to be provided for space heating and domestic hot water shall have dry NOx emissions not exceeding 40 mg/kWh (0%).
Reason: To ensure that the Code for Sustainable Homes assessment obtains all credits available for reducing pollution, as required by The London Plan Policy 7.14.

Pursuant to condition 10 (boiler installation) the applicant has provided the following details;

- Cover letter by PRP dated 11 December 2015
- Plantroom Schematic – PS.1507.10.100
- Plantroom GA – PS.1507.10.101
- Mechanical Services Plant Schedule
- MBS Controls
- Technical information for:
  a. Thison L
  b. SATK 30
  c. DACHS – Mini CHP

The LPA have no objection to the details submitted.

The details submitted are satisfactory to discharge condition 10 (boiler installation)

5. RECOMMENDATION

GRANT DISCHARGE CONDITION

Applicant's drawing No.(s)

- Cover letter by PRP dated 11 December 2015
- Plantroom Schematic – PS.1507.10.100
- Plantroom GA – PS.1507.10.101
- Mechanical Services Plant Schedule
- MBS Controls
- Technical information for:
  a. Thison L
  b. SATK 30
  c. DACHS – Mini CHP

For the following reason:

The details relating to condition 10 (boiler installation) attached to planning reference HGY/2014/1080 and as set out in the accompanying report, specification details and plan are satisfactory for the purpose of discharging this condition.