Planning Service

Stephen Kelly Assistant Director Planning Service

Mr John Knepler
Survey & Design Partnership
84 Furley Road
London
SE15 1UG

On behalf of
Tottenham Regeneration Programme
Enterprise Centre
639 High Road
London
N17 8AA

Planning Application Reference No. **HGY/2016/0823**

TOWN AND COUNTRY PLANNING ACT 1990
PLANNING (LISTED BUILDING AND CONSERVATION AREAS) ACT 1990
NOTICE OF LISTED BUILDING CONSENT

Location: **816 + 818 High Road, N17**

Proposal: **Listed building consent for repairs and restoration of external envelope of Nos 816 and 818, including window, brickwork and render repairs and redecoration.**

In pursuance of their powers under the above Acts, Haringey Council as Local Planning Authority hereby **GRANTS CONSENT** for the above development in accordance with the application received on 14/03/2016 and drawing numbers Design and Access Statement (inc. Heritage Statement); Location Plan; D 01; D 02; D 04; D 05.

SEE SCHEDULE OF CONDITIONS ATTACHED

09/05/2016

Emma Williamson
Head of Development Management
Planning Service

NOTES: 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.

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6th Floor, River Park House,
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www.haringey.gov.uk

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SCHEDULE OF CONDITIONS FOR DECISION REFERENCE No. HGY/2016/0823

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

1. The approved plans comprise drawing nos: Design and Access Statement (inc. Heritage Statement); Location Plan; D 01; D 02; D 04; D 05. The development shall be completed in accordance with the approved plans except where conditions attached to this planning permission indicate otherwise or where alternative details have been subsequently approved following an application for a non-material amendment.
Reason: In order to ensure the development is carried out in accordance with the approved details and in the interests of amenity.

2. 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.

3. All new works and works of making good to the retained fabric, whether internal or external, shall be finished to match the adjacent work with regard to the methods used and to material, colour, texture and profile.
Reason: In order to safeguard the special architectural or historic interest of the building consistent with Policy 7.8 of the London Plan 2011, Policy SP12 of the Haringey Local Plan 2013 and Policies CSV2, CSV3, CSV4 and CVS6 of the Haringey Unitary Development Plan 2006.

4. Any hidden historic features (internal or external) which are revealed during the course of works shall be retained in situ, work suspended in the relevant area of the building and the Council as Local Planning Authority notified immediately. Provision shall be made for the retention and/or proper recording, as required by the Local Planning Authority.
Reason: In order to safeguard the special architectural or historic interest of the building.

INFORMATIVE: Hours of Construction Work

The applicant is advised that under the Control of Pollution Act 1974, construction work which will be audible at the site boundary will be restricted to the following hours:-

8.00am - 6.00pm Monday to Friday
8.00am - 1.00pm Saturday
and not at all on Sundays and Bank Holidays.

INFORMATIVE: Land Ownership

The applicant is advised that this planning permission does not convey the right to enter onto or build on land not within his ownership.

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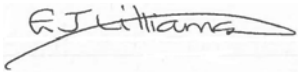
INFORMATIVE: Party Wall Act

The applicant's attention is drawn to the Party Wall Act 1996 which sets out requirements for notice to be given to relevant adjoining owners of intended works on a shared wall, on a boundary or if excavations are to be carried out near a neighbouring building.

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.

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