

Haringey Council London Borough
Planning, Regeneration & Economy,
Level 6, River Park House,
225 High Road,
Wood Green,
N22 8HQ

Date: 5 January 2023

Our ref: 65184/01/BK/AR/26140002v1

Your ref: PP-11813992 and PP-11814039

Dear Philip

**Ashley House and Cannon Factory, Ashley Road, Tottenham Hale:
Application to Discharge Condition 26 (Air Quality Dust Management
Plan) of Planning Permission HGY/2016/4165**

**Ashley Park, Ashley Road, Tottenham Hale: Application to Discharge
Condition 10 (Air Quality Dust Management Plan) of Planning
Permission HGY/2019/0108 (Appeal ref. APP/Y5420/W/19/3232707)**

On behalf of our client Notting Hill Home Ownership (NHHO), please find enclosed 2x applications for the discharge of Condition 26 and Condition 10, both relating to air quality, of the planning permissions at Ashley House, Cannon Factory (ref. HGY/2016/4165) and Ashley Park (Appeal ref. APP/Y5420/W/19/3232707) respectively. The applications have been submitted via the Planning Portal under references PP-11813992 and PP-11814039. The applications comprise a copy of the following supporting information:

- 1 2 x Completed Application Forms;
- 2 Air Quality and Dust Management Plan, prepared by WSP Parsons Brinckerhoff

The application fee of 2 x £116 (plus £32.20 flat rate service charge) has been paid via the Planning Portal.

Notting Hill Home Ownership (NHHO) intends to progress delivery of the two schemes together on an integrated basis. Consequently, as agreed with Haringey's Officers, we have packaged up the discharge of condition application submissions in pairs for the two respective planning permissions. Two application forms are submitted for the two sites along with a single technical assessment covering both sites. This cover letter also relates to both permissions.

Condition 26 (HGY/2016/4165)

Condition 26 of planning permission ref. HGY/2016/4165 for redevelopment at the Ashley House, Cannon Factory site is set out below:

“Prior to the commencement of the development an Air Quality and Dust Management Plan (AQDMP), detailing the management of demolition and construction dust, shall be submitted in writing to and for approval by the Local Planning Authority. The (AQDMP) shall be in accordance with the GLA SPG Dust and Emissions Control and include an updated Dust Risk Assessment in substantial accordance with the Dust Risk Assessment dated December 2016. The plan shall be implemented as approved and maintained for the duration of the construction phase of the development.”

Condition Discharge

The condition requires that an AQDMP, detailing the management of demolition and construction dust at the proposed developed in accordance with GLA SPG Dust and Emissions Control is prepared and submitted to the Council for their approval. It also requires the report to include an updated Dust Risk Assessment in accordance with the one submitted and dated December 2016. The enclosed report seeks to address the requirements of Condition 26. The report sets out an updated Dust Risk Assessment and appropriate mitigation measures to manage and control the demolition and construction dust at the site.

Condition 10 (Appeal ref. APP/Y5420/W/19/3232707)

Condition 10 of planning permission (Appeal) ref. APP/Y5420/W/19/3232707 for redevelopment at the Ashley Park site is set out below:

“No works shall be carried out on the site until a detailed Air Quality and Dust Management Plan (AQDMP), detailing the management of demolition and construction dust and including a Dust Risk Assessment, has been submitted and approved in writing by the Local Planning Authority. The plan shall be in accordance with the Greater London Authority’s Dust and Emissions Control Supplementary Planning Guidance document (July 2014) and include a Dust Risk Assessment. The development shall be carried out in full accordance with the agreed AQDMP.”

Condition Discharge

The condition requires that an AQDMP, including a Dust Risk Assessment and detailing the management of demolition and construction dust is prepared and submitted to the Council for their approval. The AQDMP should be in accordance with the Greater London Authority’s Dust and Emissions Control Supplementary Planning Guidance document (July 2014). The enclosed report seeks to address the requirements of Condition 10. The report sets out an updated Dust Risk Assessment and appropriate mitigation measures to manage and control demolition and construction dust at the site.

We trust you have sufficient information to validate and determine both applications as soon as possible and we shall contact you shortly to confirm this.

In the meantime, if you have any further queries please contact me or my colleague, Ben Kelway.



Yours sincerely

A handwritten signature in black ink, appearing to read "A. Rigelsford". The signature is written in a cursive, flowing style.

Anna Rigelsford
Planner