

OCC, Building
A, 105 Eade
Road, London
N4 1TJ

Email: info@eadeplanning.com
Office: 020 8150 1820
Mobile: 07815 794 958

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

Planning Statement

To accompany a planning application

For the

“Erection of a Type 3 roof extension”

LAND AT

42 Rostrevor Avenue,

London, N15 6LP

BY

SHULEM POSEN

January 2023

Table of Contents

Introduction	2
The Site	2
Relevant Planning History	2
Proposal Merits	2
Conclusion	2

Introduction

The Site

1. The Property is located at 42 Rostrevor Avenue, London, N15 6LP.
2. Rostrevor Avenue is a regular Haringey residential street with many extensions at ground, first, and roof levels.
3. The property is a three-bedroom two storey terraced house.
4. The property is not a listed building nor is it within a conservation area.

Proposal Merits

5. This area of Haringey (South Tottenham) is unique in that the House Extensions in South Tottenham Supplementary Planning Document (First Revision) adopted October 2013 allows for various roof extensions. Of relevance is the Type 3 roof extension which in essence allows for the addition of a complete third floor on top of the house and the reinstatement of the roof above the new floor. It further allows the use of the roof space as habitable area.
6. These Type 3 roof extensions are very common in this area. There are many other Type 3 extensions on that street.

Conclusion

7. In conclusion, in addition to the important additional living space that will be provided through the proposal, it is considered that that the proposal will not have any detrimental effect on the street scene.