

Mr John Quinn
148 Croyland Rd
Edmonton Green
London
United Kingdom
N9 7BD

16 February 2023

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015
NOTICE OF PLANNING PERMISSION**

Case Reference	HGY/2022/4256
Location	51 Etheldene Avenue, Hornsey, London, N10 3QE
Proposal	Insertion of 3no. new rooflights to the front roofslope, remove existing rooflight and replace rear ground floor window with door
Received	29 November 2022

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby PERMIT the above development received on the above date.

Title	Description	Date
P-01.pdf	The location plan	29 November 2022
P-02.pdf	Block plan of the site	29 November 2022
P-03.pdf	Floor Plan - Existing	29 November 2022
P-04.pdf	Floor plan	29 November 2022
P-05.pdf	Additional plans	29 November 2022

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Conditions: (3)

- 1 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.

- 2 The approved plans comprise drawing nos: Site location plan, P-01, P-02, P-03, P-04, P-05 and Design and Access Statement by Quinn Studio). 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.

- 3 Notwithstanding the detail referred to within the application the front rooflight proposed shall be a conservation type rooflight and sit flush with the roof line and shall be retained in perpetuity unless otherwise agreed in writing by the Local Planning Authority.

Reason: To safeguard the integrity of the building and the visual amenities of the conservation area consistent with Policy HC1 of the London Plan 2021, Policy SP12 of the Haringey Local Plan 2017 and Policy DM9 of The Development Management DPD 2017.

Informatives:

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.

- 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.
If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal.
- 3 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.