

Officer's Report

Application Number	HGY/2023/1161
Type	Approval of details reserved by a condition
Location	708 Lordship Lane, Wood Green, London, N22 5JN
Proposal	Approval of details pursuant to condition 3 (Secure and covered cycle parking) attached to planning reference HGY/2022/1472
Case Officer	Sarah Madondo
Valid Date	27/04/2023
Applicant	Mrs M Larijani
Agent	Mr Neri Peshkepia

RECOMMENDATION

Approve

APPROVED DEVELOPMENT

Change of use from a dwelling (C3 use) to a 6-bedroom 6-person HMO (C4 use) including a single-storey rear extension, hip to gable roof extension, rear dormer and installation of three rooflights in front roof slope. Decision on 22/2/2023

ANALYSIS/ASSESSMENT

Condition 3 reads:

No development shall take place until details of the type and location of secure and covered cycle parking facilities have been submitted to and approved in writing by the Local Planning Authority. The development shall not be occupied until a minimum of 6 cycle parking spaces for users of the development, have been installed in accordance with the approved details. Such spaces shall be retained thereafter for this use only.

Reason: To promote sustainable modes of transport in accordance with policy T5 of the London Plan 2021 and Policy SP7 of the Haringey Local Plan 2017

Pursuant to condition 3, the applicant has submitted drawing number LordshipLn708 10. The details submitted are considered acceptable and in line with the intentions of the condition.

The submitted plan confirms the location of timber cycle store with secure doors and concrete base to accommodate 6 x bikes to the rear of the property. The bike would be accessed via a side gate which is acceptable.

RECOMMENDATION

GRANT DISCHARGE

It is considered that sufficient information has been submitted in support of this application to discharge condition 3. The recommendation is therefore one of approval to discharge the condition as sought by this planning application.

