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11 August 2023

Schedule 2 Part 1 Class A.1(ea) of the Town and Country Planning (General Permitted Development) (England) Order 2015.

Case Reference	HGY/2023/1836
Location	28 Tilson Road, Tottenham, London, N17 9UY
Proposal	Erection of single storey extension which extends beyond the rear wall of the original house by 5m, for which the maximum height would be 3m and for which the height of the eaves would be 3m
Received	11 July 2023

The London Borough of Haringey, as local planning authority, refuse prior approval for the proposed development at the address shown above, as described above and shown in drawings numbered:

Title	Description	Date
PL04 – Proposed Elevations & Section		11 July 2023
PL03 – Proposed Floor & Roof Plans		11 July 2023
PL02 – Proposed Site Plan		11 July 2023

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Refusal Reasons: (2)

- 1 The extension would have an adverse effect on the amenity of neighbouring residents by reason of a material loss of light and outlook and increased sense of enclosure and thereby is contrary to the amenity considerations set out Policies D3 & D6 of the London Plan 2021, Policy SP11 of the Haringey Local Plan 2017, and Policies DM12 of Haringey Development Management DPD 2017.
- 2 The proposed extension does not fall within the limits of permitted development under Class A, Part 1 of schedule 2, of The Town and Country Planning (General Permitted Development) (England) Order 2015 as it extends beyond an original side elevation of the property and would extend across more than half the property's width.

Informatives:

INFORMATIVE: Technical Guidance

Your attention is drawn to Government's 'Permitted development rights for householders - Technical Guidance' and in particular pages 22 to 28 of the guidance referring to side extensions.

INFORMATIVE: Pre- application Advice

Taking the reason(s) for refusal into account, you may wish to prepare a revised proposal for comment prior to submitting a further planning application. To do so we strongly recommend you seek pre-application advice and refer you to our Pre-Application Planning Advice (PAPA) Service.

<https://www.haringey.gov.uk/planning-and-building-control/planning>

Note: You can find advice in regard to your rights of appeal at:
www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent