

Mrs. Benitez
1-6 Bateman's Row
London
EC2A 3HH

1 September 2023

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

Case Reference HGY/2023/1325
Location Cranwood, 100 Woodside Avenue, Hornsey, London, N10 3JA
Proposal Approval of details pursuant to condition 21(a) (EMP/ DCEMP) attached to planning permission ref: HGY/2021/2727 dated 10/10/2022 for the demolition of existing building and redevelopment of site to provide 41 new homes (Use Class C3) within 3 buildings ranging from 3 to 6 storeys in height, with associated vehicular access from Woodside Avenue, wheelchair parking, landscaping, refuse/recycling and cycle storage facilities. New stepped access to Parkland Walk from Woodside Avenue.
Received 18 May 2023

In pursuance of their powers under the above Act and Order, Haringey Council as Local Planning Authority hereby GRANT their approval of this application received on the above date.

Title	Description	Date
552267sb14feb23FV02_EMP Appendix A.pdf	Other relevant information	18 May 2023
Delta Cover Letter PC 21 Part a.pdf	Covering letter	18 May 2023
552267sb14Mar23FV02_DCEMP Appendix A.pdf	Other relevant information	18 May 2023
552267sb14feb23FV02_EMP Appendix D.pdf	Other relevant information	18 May 2023
552267sb14feb23FV02_EMP Appendix C.pdf	Other relevant information	18 May 2023
552267sb14feb23FV02_EMP Appendix B.pdf	Other relevant information	18 May 2023
552267sb14Mar23FV02_DCEMP Appendix D.pdf	Other relevant information	18 May 2023
552267sb14Mar23FV02_DCEMP Appendix B.pdf	Other relevant information	18 May 2023
552267sb14Mar23FV02_DCEMP Part 1.pdf	Other relevant information	18 May 2023

HGY/2023/1325

1 of 3

Planning Service
6th Floor, River Park House,
225 High Road, Wood Green,
London, N22 8HQ
T 020 8489 5504
www.haringey.gov.uk

552267sb14Mar23FV02_DCEMP Appendix E.pdf
SLP.pdf
552267sb14Mar23FV02_DCEMP Appendix C.pdf
552267sb14feb23FV02_EMP Part 1.pdf
552267sb14feb23FV02_EMP Appendix E.pdf

Other relevant information	18 May 2023
The location plan	18 May 2023
Other relevant information	18 May 2023
Other relevant information	18 May 2023
Other relevant information	18 May 2023

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Informatives:

INFORMATIVE: The applicant is advised that 7 species of bat have been recorded to date in Highgate Wood, with significant numbers of Common Pipistrelle, Soprano Pipistrelle, Noctule's and Natterer's as well as Brown Long Eared, Daubenton's, And Leisler's. All information/mitigation measures approved in this application must be complied with and regularly monitored on site.

The following conditions are outstanding:

6 (Telecoms), 7 (SBD), 8 (External lighting), 10 (Landscaping), 11 (Parapet), 13 (Cycle), 14 (Delivery and Servicing Plan), 16 (Water main), 17 (Ground investigation), 18 (Land contamination), 20 (Energy), 21(b) (Ecology), 24 (Be seen), 28 (Passive house) and 29 (PHPP).

Conditions 9 (Boundary treatment) and 15 (Piling) are currently under consideration.