

Mr Steve Carter
30 Heddon Court
Cockfosters Road
Barnet
United Kingdom
EN4 0DF

17 October 2023

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

Case Reference	HGY/2023/1922
Location	31 Fortismere Avenue, Hornsey, London, N10 3BN
Proposal	Loft conversion including the erection of rear and side dormer extensions, the insertion of one rooflight to the front slope and two rooflights to the sides of the front gable pediment. (AMENDED DESCRIPTION)
Received	17 July 2023

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

Title	Description	Date
PLANNING SYMONDS.pdf	Mixed/Combined Plans	17 July 2023

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Refusal Reasons: (1)

- 1 The side/ front dormer would be an awkward and unattractive addition to the existing building, because of its siting, open visibility from the streetscene, and impact on the roof scape to this group of properties, as such harming the character and appearance to this part of the conservation area, contrary to Policies SP11 and SP12 of the Haringey Local Plan 2017, Policies DM1, DM9 and DM12 of The Development Management DPD 2017 and Policy HC1 of the London Plan 2021.

- 1 You can find advice in regard to your rights of appeal at:
<https://www.gov.uk/appeal-householder-planning-decision>
- 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.