

Mr Craig Douglas
Douglas Architects
Unit 1
69A Southgate Road
London
N1 3SJ

18 February 2026

**TOWN AND COUNTRY PLANNING ACT 1990 – SECTION 96A
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND)
ORDER 2010**

Case Reference	HGY/2026/0274
Location	44 Coolhurst Road, Hornsey, London, N8 8EU
Proposal	Non-material amendment to planning permission HGY/2025/1745 for replacement of windows to front elevation with new double glazed timber sliding sash, remodelling, removal and replacement of side windows, widening of first floor rear door with Juliette balcony, basement extension and new terrace at ground floor level with steps to garden, and the installation of an air source heat pump at garden level (amended description). Proposed amendment is to reduce the depth of the rear terrace and omit the ASHP from the approved development.
Received	2 February 2026

In pursuance of their powers under the above Act and Order, Haringey Council as Local Planning Authority hereby certify that the above proposal, described in the application received on the above date, APPROVE your application as a non-material amendment.

Title	Description	Date
COR_GA_101_D_290126Ground Floor 1-100.pdf	Block plan of the site	30 January 2026
COR_EX_100_site_location.pdf	The location plan	30 January 2026
COR_arch_design_NMA_290126.pdf	Additional plans	30 January 2026

**Head of Development Management and Planning Enforcement
Planning Service**

