

Our ref: Q40274
Your ref:
Email: matthew.small@quod.com
Date: 20 February 2026



London Borough of Haringey Council
6th Floor, River Park House
225 High Road
London
N22 8HQ

By Planning Portal

Dear Sam,

Submission of details pursuant to Condition 3 (d), (e), and (f) of HGY/2023/1044: Listed Building Consent Application for the refurbishment and extension of the Civic Centre including the replacement of elevational pre-cast concrete panels; replacement of windows and curtain walling; removal of entrance steps and replacement with a ramp; removal of part of the roof structure to create an open plant room; installation of photovoltaic panels at roof level; installation of thermal insulation; removal of internal partitions in the north wing; extension to the Civic Centre to provide three-storey building and 2x two-storey links; and associated works

On behalf of John Sisk and Son ('the Applicant'), please find enclosed an application for the discharge of details reserved by Condition 3 (d), (e), and (f) of Listed Building Consent HGY/2023/1044, relating to Civic Centre High Road Wood Green London N22 8ZW ('the Site'). This application follows the grant of Listed Building Consent on HGY/2023/1044 on 19 April 2024 for the following:

"Listed Building Consent Application for the refurbishment and extension of the Civic Centre including the replacement of elevational pre-cast concrete panels; replacement of windows and curtain walling; removal of entrance steps and replacement with a ramp; removal of part of the roof structure to create an open plant room; installation of photovoltaic panels at roof level; installation of thermal insulation; removal of internal partitions in the north wing; extension to the Civic Centre to provide three-storey building and 2x two-storey links; and associated works."

The submission of this discharge of condition application follows engagement with Planning Officers and Heritage officers at the London Borough of Haringey.

In accordance with best practice, this application has been made via the Planning Portal (ref: **PP-14723435**).

Condition 3 (d) Discharge

Condition 3 (d) states:

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“Prior to the commencement of all repairs and alterations to external elevations and rear range on pilotis, details of such works shall be submitted to and approved in writing by the Council as local planning authority in consultation with Historic England before such work is begun. Details shall include:

d. Material specification and material samples of proposed curtain walling and related glazing”

The following information is hereby submitted to discharge Condition 3 (d):

- HCC-RED-XX-XX-SM-U-000001
- HCC-RED-XX-XX-SM-U-000002
- HCC-RED-XX-XX-SM-U-000008
- HCC-RED-XX-XX-SM-U-000009
- HCC-RED-XX-XX-SM-U-000010
- HCC-RED-XX-XX-SM-U-000012

Condition 3 (e) Discharge

Condition 3 (e) states:

“Prior to the commencement of all repairs and alterations to external elevations and rear range on pilotis, details of such works shall be submitted to and approved in writing by the Council as local planning authority in consultation with Historic England before such work is begun. Details shall include:

e. Comparative detail drawings to scale 1: 5 or 1:2 and material specification of existing and replacement glazed doors to Civic Centre to match existing.

The following information is hereby submitted to discharge Condition 3 (e):

- HCC-RED-CC-00-DR-U-310207
- HCC-RED-CC-00-DR-U-310208
- HCC-RED-CC-00-DR-U-310209
- HCC-RED-CC-00-DR-U-310210
- HCC-RED-CC-00-DR-U-310212
- HCC-RED-CC-00-DR-U-310226
- HCC-RED-CC-00-DR-U-310227
- HCC-RED-CC-00-DR-U-310266



- HCC-RED-CC-00-DR-U-310267
- HCC-RED-CC-00-DR-U-310407
- HCC-RED-CC-00-DR-U-310408
- HCC-RED-CC-00-DR-U-310409
- HCC-RED-CC-00-DR-U-310410
- HCC-RED-CC-00-DR-U-310412
- HCC-RED-CC-00-DR-U-310611
- HCC-RED-CC-00-DR-U-310612
- HCC-RED-CC-00-DR-U-310613
- HCC-RED-CC-00-DR-U-310614
- HCC-RED-CC-00-DR-U-310615
- HCC-RED-CC-01-DR-U-310211
- HCC-RED-CC-01-DR-U-310411
- HCC-RED-CC-04-DR-U-310261
- HCC-RED-CC-ZZ-DR-U-310001
- HCC-RED-CC-ZZ-DR-U-310002
- HCC-RED-CC-ZZ-DR-U-310003
- HCC-RED-CC-ZZ-DR-U-310004
- HCC-RED-CC-ZZ-DR-U-310258
- HCC-RED-CC-ZZ-DR-U-310259
- HCC-RED-CC-ZZ-DR-U-310260
- HCC-RED-ZZ-00-DR-U-310262
- HCC-RED-ZZ-00-DR-U-310263
- HCC-RED-ZZ-ZZ-DR-U-310430
- HCC-RED-ZZ-ZZ-DR-U-310631
- HCC-RED-ZZ-ZZ-DR-U-310634
- HCC-RED-ZZ-ZZ-DR-U-310635
- HCC-RED-ZZ-ZZ-DR-U-310637

Condition 3 (f) Discharge

Condition 3 (f) states:



“Prior to the commencement of all repairs and alterations to external elevations and rear range on pilotis, details of such works shall be submitted to and approved in writing by the Council as local planning authority in consultation with Historic England before such work is begun. Details shall include:

f. Method statement, material specification, trial cleaning samples and repair samples to both existing stone cladding, existing concrete precast cornice/window surrounds, existing rendered face in-situ concrete and existing brickwork.”

The following information is hereby submitted to discharge Condition 3 (f):

- 25105 - Haringey Civic Centre - Facade Survey - Revised Windows - No Costs
- Concrete Repair Sample-Method-Materials
- Haringey CC - Paye Concrete Facade Repairs - 20Jan26

The material listed above has been shared informally with the LPA's Conservation Officer for review. As the Conservation Officer is aware, several window surrounds require full reforming, which will be carried out in concrete. The remaining windows will be repaired using an approved repair mortar (e.g. Fosroc).

As a result, there is likely to be a variation in finish between the two repair methods. This was discussed in a meeting PAYE, where it was agreed that a fairing coat sample would be provided on site following completion of the repairs. The purpose of the sample submitted with this application is to achieve a consistent finish and texture across all windows.

On the basis of all the above, our view is that Condition 3 (d), (e) and (f) can be discharged.

We trust that the enclosed information is sufficient to enable the application to be promptly registered and validated, but please do not hesitate to contact me should you require any additional information at this stage.

Yours sincerely,



Matthew Small
Planning Director

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