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2 June 2026

**TOWN AND COUNTRY PLANNING ACT 1990
PLANNING (LISTED BUILDING AND CONSERVATION AREAS) ACT 1990
NOTICE OF LISTED BUILDING CONSENT**

Case Reference	HGY/2026/0970
Location	8 The Broadway, Hornsey, London, N8 9SX
Proposal	Listed building consent for internal works to the building involving a soft strip-out limited to the removal of modern, non-historic internal fabric.
Received	2 April 2026

In pursuance of their powers under the above Acts, Haringey Council as Local Planning Authority hereby GRANTS CONSENT for the above development in accordance with the application received on the above date.

Title	Description	Date
LBC_DEM_MF_100 Rev B: Mezzanine Floor Plan		2 April 2026
LBC_DEM_FF100 Rev B: First Floor Plan		2 April 2026
Heritage Impact Assessment by Steven Handforth February 2026		2 April 2026
LBC_DEM_GF100 Rev B: Ground Floor Plan		2 April 2026

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

Conditions: (3)

- 1** The works hereby permitted shall be begun not later than 3 years from the date of this consent.

Reason: To accord with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

- 2** The development hereby permitted shall be carried out in complete accordance with the approved plans and drawings listed in this decision notice, other than where those details are altered pursuant to the conditions of this planning permission.

LBC_DEM_MF_100 Rev B: Mezzanine Floor Plan
LBC_DEM_GF100 Rev B: Ground Floor Plan
LBC_DEM_FF100 Rev B: First Floor Plan
Heritage Impact Assessment by Steven Handforth February 2026

Reason: For the avoidance of doubt and in the interests of proper planning.

- 3** Prior to the commencement of all works on site, a programme of works as well as a method statement for the retention and protection of the following original features of the building shall be submitted to and approved in writing by the Local Planning Authority. Details of the following shall be included in the programme of works/method statement:

- a) Curved and Elliptical Glazing to Ground Floor
- b) Entrance Doors and Art Deco Door Surrounds
- c) First Floor Timber Panelling
- d) Main Staircase Structure
- e) Clay Hollow Pot Floors and Encased Steel Beams
- f) Historic Piers and Wall Lines
- g) Localised Historic Floor Finishes in the eastern rooms and concrete floor beneath mezzanine

The development works shall be carried out in full accordance with the details subsequently approved.

Reason: To ensure that special regard is paid to protecting the special architectural and historic interest and integrity of the building under Section 16 of the Planning (Listed Buildings and Conservation Areas) Act 1990 and in accordance with policy SP12 of the Haringey Local Plan 2017, policy DM9 of the Haringey Development Management DPD 2017, policy HC1 of the London Plan 2017 and National Planning Policy Framework 2024.

Informatives:

INFORMATIVE: Hours of Construction Work

The applicant is advised that under the Control of Pollution Act 1974, construction work which will be audible at the site boundary will be restricted to the following hours:-

8.00am - 6.00pm Monday to Friday

8.00am - 1.00pm Saturday

and not at all on Sundays and Bank Holidays.

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