

Mr Fatlum Azemi
160
Woodlands Avenue
Ruislip
HA4 9QY

9 June 2026

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

Case Reference HGY/2026/1148
Location 36 Church Vale, Hornsey, London, N2 9PA
Proposal Erection of a two-storey side extension with single storey ground floor extension, hip-to-gable roof conversion with rear dormer roof extension. Installation of 3no. rooflights to front slope.
Received Erection of first floor rear extension.
23 April 2026

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
36CV-504	Elevation (Rear) - Proposed	22 April 2026
36CV-BP01	Block plan of the site	22 April 2026
36CV-502	Additional plans	22 April 2026
36CV-SL01	The location plan	22 April 2026
36CV-503	Floor plan	22 April 2026
36CV-505 REV A		5 May 2026

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

Refusal Reasons: (1)

- 1 By virtue of their excessive bulk, scale and massing, the proposed additions would cumulatively constitute an overdevelopment of the site that would be out of character with the surrounding area, and would fail respect the scale, form and character of the host building, failing to appear subordinate in scale, contrary to policy SP11 of the Haringey Local Plan (2017) and policies DM1 and DM12 of the Haringey Development Management DPD (2017).

- 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.