

37 North Road N6 4BE

Programme of Investigation, Remedial and Restoration Work

Planning process toward conditional approval

1 Pre-Application meeting with LPA: Nathan Keyte [NK] and Ruth Mitchell [RM]

2 Pre-Application advice from [RM/NK] LPA

3 Scaffolding and protective covering installed including heating of building

4 Planning Application and Listed Building Application validation

5 Feedback from LPA [NK/RM] requiring additional information

a. Dry Rot survey report from Hunter + Rostron [H+R] submitted

b. Masonry and exterior of property survey report [H+R] submitted

c. Heritage Statement [level 2] H+R] submitted

6 Request from NK for the following details and method statements:

a. Heritage Statement for remediation of dry rot and exterior repairs

b. Structural Engineers report and method statement

c. Specialist dry rot report and method statement

d. Specialist Masonry and exterior report and method statement

e. Architects roof plans and opening up areas investigating dry rot

7 Advised by NK Conservation officer changed 08/05/25

8 Correspondence from Historic England [1] deferring Application to LPA

9 Introduction from new Conservation Officer Elisabetta Tonazzi [ET]

10 TEAMS mtg : ET, NK, Matthew Gunning [MG], Katie McAndrew [KM], DP

11 Confirmation of additional information requested by LPA at TEAMS meeting

12 Additional reports submitted to LPA

a. Initial Condition Survey [H+R]

b. Structural Survey: Bailiss & Co

c. Heritage Statement including a Hierarchy of Significance

d. Statement of Protective Measures

13 Correspondence from Historic England [2] advising LPA on Application 08/08/25

14 Planning Officer report 13/10/25

15 Planning and Listed Building Consent Granted [Conditional] 14/10/25

16 Essential Works to arrest the Building decay and maintain structural integrity

a. Preparatory work and protection of the property

b. Removal of contaminated and decayed/defective material [timbert/plaster]

c. Provide temporary structural support

d. Structural repairs: Lintels, brickwork stitching

e. Damp and water ingress [35 NR] treatment to Lower Ground Floor [LGF]

f. Timber restoration works: joists and rafters

q. Front Façade repairs and restoration

h. Roof restoration: slates, leadwork, dormers

[illegible]