

25 North Grove
London
N6 4SH

12th June 2026

Dear Lynne and Highgate CAAC,

Thank you for raising your concerns via the comments on Haringey's online planning portal. We want to reassure you that careful consideration has been put into both matters before applying for planning permission, and the documents in the submission contain information that addresses both the sound levels and the visibility from the street (please see "Planning proposal 19.05.26" and "Drawing pack for planning application"). We want to preserve the look and feel of North Grove as much as anyone!

For convenience, here are the details to address the points raised. The condenser unit is small as it is only for the 3 bedrooms in the top floor (Height 734mm x Depth 408mm x Width 974mm). We will ensure it won't be visible from the street, it will be placed away from the front of the property in the middle of the roof, with the narrow end facing the street, as indicated on the proposed roof plan. As an indication that it will not be visible, the existing water tanks in the centre of the roofs are higher than the unit and are not visible from the street. The condenser unit has been selected because it is very quiet, so that it will not disturb neighbours, or indeed ourselves! We will only use the air conditioning during hot spells in the summer when the internal temperatures in the bedrooms affect sleep quality (at times the bedrooms at the rear of our property reach 30 degrees). This means that for most of the year it will be switched off.

We hope this answers your questions, please do refer to the documents in the application if you need more details.

With best wishes
Cerian and Damien