



Officer Report

Application Number:	HGY/2026/1478
Application Type:	Approval of details reserved by a condition
Address:	113 Rosebery Road, Hornsey, London, N10 2LD
Proposal:	Approval of details reserved by conditions 5 (Chartered Engineer) attached to planning permission with ref: HGY/2025/1643 for proposed single storey rear extension, enlargement of existing basement, remodelling of two rear upper floor window to clerestory aluminium windows, rear dormer roof extension and three front elevation roof lights.
Case Officer:	Ben Coffie
Valid Date:	26/05/2026
Applicant:	Ms Sheila Gallagher
Agent:	

RECOMMENDATION

Approve

1. APPROVED DEVELOPMENT

HGY/2025/1643 - Proposed single storey rear extension, enlargement of existing basement, remodelling of two rear upper floor window to clerestory aluminium windows, rear dormer roof extension and three front elevation roof lights. Approved 18/07/2025.

2. ANALYSIS/ ASSESSMENT

Proposed discharge of Condition 5: Engineering supervision

No development shall commence until a Chartered Civil Engineer (MICE) or Chartered Structural Engineer (MI Struct.E) has been appointed, and such appointment confirmed in writing to the local planning authority, to supervise the construction works throughout their duration. In the event that the appointed engineer ceases to perform that role for whatever reason before the construction works are completed, those works will cease until a replacement chartered engineer of the afore-described qualification has been appointed, and such appointment confirmed in writing to the local planning authority, to supervise their completion. At no time shall any construction work take place unless an engineer is at that time currently appointed and their appointment has been notified to the local planning authority in accordance with this condition.

Reason: To ensure that the proposed development would have no undue impact on the structural integrity of adjoining and neighbouring buildings, in accordance with Policy DM18 of the Haringey Development Management DPD 2017.

3. CONSULTATION

N/A

4. DISCUSSION

Following the granting of permission for HGY/2025/1643 the applicant has applied to discharge condition 5 as outlined above. A signed contractual legal agreement letter between the applicant and TURN 2 LIMITED has been attached as part of the application. Officers accepts such detail to be acceptable to meet the requirements of Condition 5..

5. RECOMMENDATION

GRANT DISCHARGE OF CONDITION 5