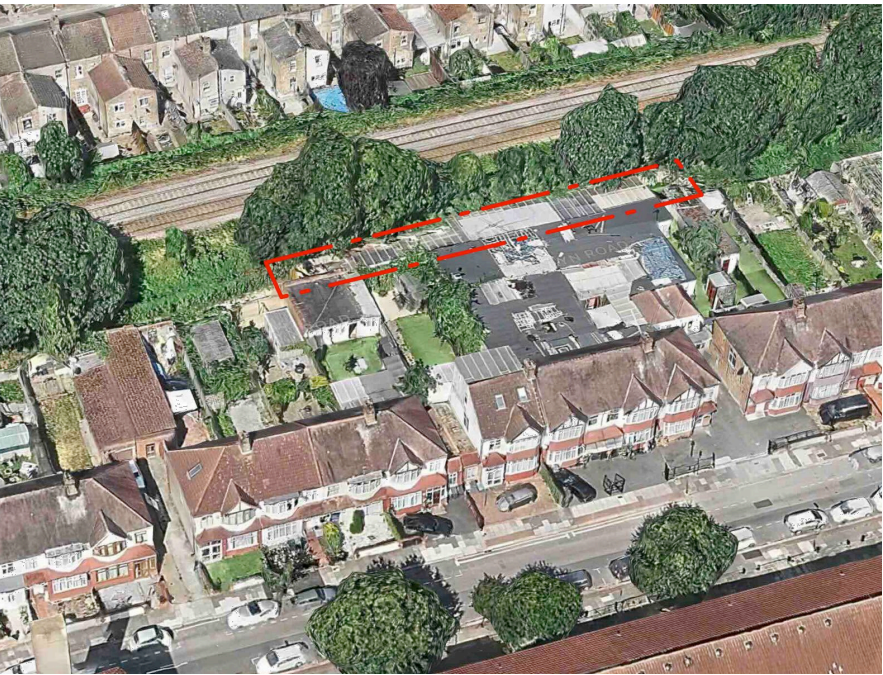


1.0 INTRODUCTION

This document has been prepared in support of a submission of a Full Planning Application seeking retrospective planning consent for the works carried out in the narrow strip of land between the rear gardens of the properties and the neighbouring railway embankment.



View looking at the front of 45 - 51 Pembury Road.



Aerial view looking west across Pembury Road towards the site + the embankment.

2.0 SITE LOCATION, OWNERSHIP AND HISTORIC USE

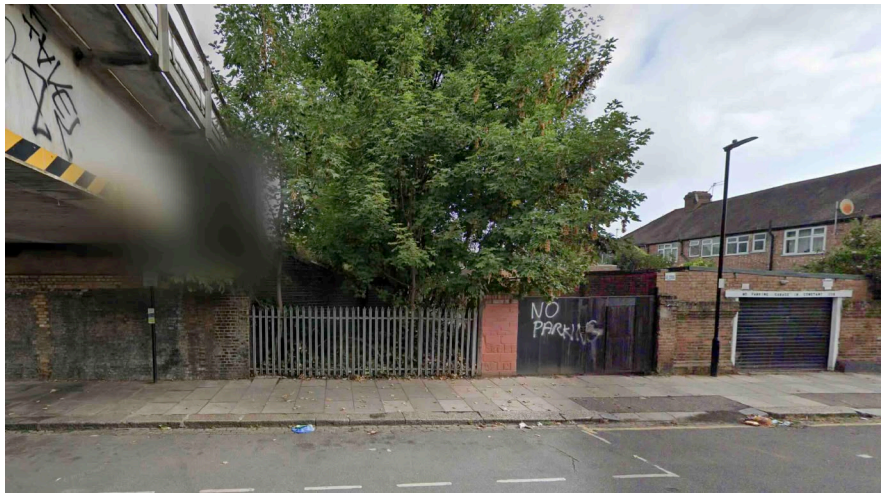
45 - 51 Pembury Road Road Tottenham N17 6SS are two storey teraced and end of terrace inteconnected houses on the west side of Pembury Road which is built to the side of an active railway embankment running to Liverpool Street London. The properties operated by DRS Care Homes as a residential care home utilising the houses and their rear gardens. The houses maintain their traditional part brickwork / part painted render appearance with tiled timbered pitched roofs.

A narrow strip of land, approximately 4.5 metres wide, runs between the rear gardens of the houses and the east side of the railway embankment. It is accessible via gates at either end - Lordship Lane to the north and Pembury Road to the south. Some of the houses have garages and outbuildings in their rear gardens which access the strip. The strip is owned by Transport For London (TFL) who have confirmed to Haringey they do not have an active interest in maintaining or using the land. For the purpose of this application the strip of land between the embankment and the rear gardens of 45-51 Pembury Road is to be considered as 'The Site'.

For years the strip of land was neglected and although it is accessible at either end was been prone to gather refuse away from the gates at either ends.

3.0 HISTORIC USE OF THE STRIP

Historically the strip is accessed privately by some of the owners of the properties on the west side of Pembury Road to access the outbuildings and rear gardens of their properties. It is not used by service utilities or for communal refuse collection.



View looking at the southern gated entrance to the TFL strip on Pembury Road .

4.0 RECENT USE OF THE STRIP DIRECTLY BEHIND 45-51 PEMBURY ROAD

A while ago DRS Care cleaned up the narrow strip behind numbers 45 - 51 and installed a fence between it and the embankment with a trellis forming a temporary translucent canopy covering for the residents of the Care Home for them to enjoy the use of as a sheltererd external place to relax.

The canopy has been extended to cover nearly the entire length of the strip behind numbers 45 - 51. Laterly two small outbuildings (a store and a bedroom) have been constructed within the strip behind numbers 51 and 53.

The southern part of the strip is used to collect refuse from the Care Home, refuse which is collected for disposal via the gated entrance on PEMBURY ROAD.

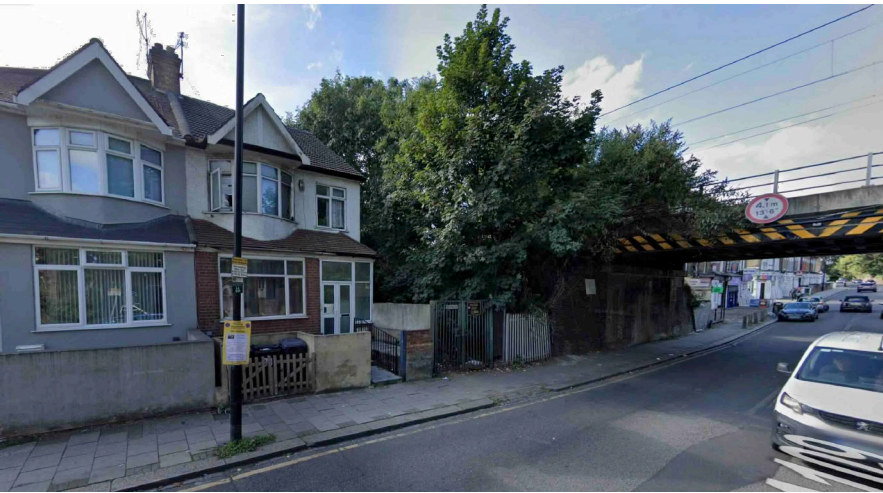
For the purpose of this application the existing drawings indicate the arrangement prior to the installation of the works and the proposed drawings indicate the arrangement of works which have already been installed.

5.0 MATERIALS

The timber trellis canopy with polycarbonare infill sheeting spanning over the strip has been installed to provide shelter in the strip of land for the residents of the care home away from the interiors of number 45 - 51 and to be flexible and easily demountable.

The store is a timber shed with a membrane covered flat roof.

The bedroom is rendered masonry with a membrane covered flat roof to match the construction of outbuildings in the majority of the rear gardens of the other properties along the west side of Pembury Road.



View looking at the northern gated entrance to the TFL strip on Lordship Lane.

Notes: Drawings to be read in conjunction with all consultants information. Do not scale from the drawing. All dimensions to be checked on site. Drawing only to be used for purposes indicated. Notify A PT Architects + Designers Ltd of any discrepancies. This drawing is copyright of A PT Architects + Designers Ltd and not to be used or reproduced without their express permission in writing.	Revisions: REV A: 03.2024 ISSUED FOR PLANNING	Client: DRS CARE HOMES	Dwg Title: DESIGN + ACCESS STATEMENT				Project: LAND TO THE REAR OF 45 - 51 PEMBURY ROAD TOTTENHAM LONDON N17 9AP	Drawing No: 216-P-004
	Dwg Status: FOR PLANNING	Scale: N.T.S. @A3	Job No: 216	Date: 07.2026	Rev: A			
	Local Authority: L B HARINGEY							