



Officer Report

Application Number:	HGY/2026/2023
Application Type:	Approval of details reserved by a condition
Address:	North London Cricket Club, Montenotte Road, London
Proposal:	Approval of details pursuant to condition 4 (CEMP) attached to planning permission ref. HGY/2025/3278 for alterations to the cricket club granted on 17/03/2026.
Case Officer:	Nathan Keyte
Valid Date:	16/07/2026
Applicant:	North London Cricket Club
Agent:	Mr Daniel Rosson

RECOMMENDATION

Approve

1. PROPOSAL

Approval of details pursuant to condition 4 (CEMP) attached to planning permission ref. HGY/2025/3278 for alterations to the cricket club granted on 17/03/2026.

2. CONSULTATION RESPONSE

LBH Transport and Highways – Acceptable.

LBH Ecologist – Acceptable.

LBH Dust – Acceptable.

3. ANALYSIS/ASSESSMENT

Condition 4 (Construction Environmental Management Plan) reads:

Prior to the commencement of development, a Construction Environmental Management Plan (CEMP) proportionate to the scale of the works shall be submitted to and approved in writing by the Local Planning Authority. The CEMP shall include details of:

- storage of building materials, plant and equipment;*
- construction access and contractor parking;*
- proportionate dust, noise, light and runoff controls;*
- measures to avoid disturbance to breeding birds and bats, including seasonal timing or checks by a qualified ecologist;*
- how two dusk-emergence bat surveys (to be undertaken between May and September, at least three weeks apart) have been carried out or have been arranged and programmed as part of the works, and if the presence of roosting bats is confirmed necessary measures will be taken to avoid harm, including obtaining a licence from Natural England prior to the commencement of any such works.*

The development shall thereafter be carried out in accordance with the approved CEMP.

Reason: To ensure the safe and orderly implementation of the development and to protect local amenity, ecological features and the adjacent public footpath, in accordance with London Plan Policy T7, DPD Policies DM1 and DM19, and the NPPF.

Assessment:

Officers have reviewed the submitted CEMP and, following amendments received, are satisfied that the submitted information adequately addresses the requirements of Condition 4 including appropriately reflecting the mitigation measures identified through the ecological assessment process.

4. RECOMMENDATION

GRANT DISCHARGE CONDITION