

Officer Report

Application Number:	HGY/2026/1325
Application Type:	Approval of details reserved by a condition
Address:	39 Queen Street, London N17 8HZ
Proposal:	Approval of details reserved by a condition 3 (Sample materials) attached to planning reference HGY/2024/1203
Case Officer:	Sarah Madondo
Valid Date:	11/05/2026
Applicant:	6
Agent:	C/O Agent Mr Nathan Wilson

RECOMMENDATION

Approve

Approved application

HGY/2024/1203: Redevelopment for industrial and warehousing purposes (within Use Classes E(g)(ii), E(g)(iii), B2 and B8, with ancillary office accommodation together with access, service yard, car and cycle parking, landscaping, construction of a new substation, boundary treatments and other related works including demolition.

Consultation Responses

LBH Design - no objection

ANALYSIS/ASSESSMENT

Condition 3 reads:

Samples of materials to be used for the external surfaces, rainwater goods hardstanding, gates and fencing, of the development shall be submitted to, and approved in writing by, the Local Planning Authority before any above ground development is commenced. Samples should include sample panels or brick types, cladding, window frames, boundary fence and a roofing material sample combined with a schedule of the exact product references.

The development shall be provided as approved and retained as such thereafter.

Reason: In order for the Local Planning Authority to retain control over the exact materials to be used for the proposed development and to assess the suitability of the samples submitted in the interests of visual amenity consistent with London Plan 2021, Policy SP11 of the Haringey Local Plan 2017 and Policy DM1 of The Development Management DPD 2017.

Pursuant to condition 3, the applicant has submitted a covering letter, drawings, brick slip system, profile metal and sample of fencing which has been reviewed by the Designer officer who has advised that sufficient information has been provided to satisfy the requirement of the planning condition. Therefore the details submitted are considered acceptable and in line with the intentions of the condition.

RECOMMENDATION
GRANT DISCHARGE