# Application for Planning Permission

# Town and Country Planning Act 1990 (as amended)

Haringey

https://haringey.gov.uk/planning-building-control
Email: ahmet.altinsoy@haringey.gov.uk

### Publication of applications on planning authority website

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

# Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions. If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Address Line 1

22B Talbot Road

Address Line 2

-

Address Line 3

-

Town/City

London

County

-

Postcode

N6 4QR

Description of site location must be completed if postcode is not known:

Easting (x)

-

Northing (y)

-

Description of site location

-

# Applicant Details

## Name/Company

Title

Ms

First Name

Sally

Surname

Carver

Company Name

-

## Address

Address Line 1

22B Talbot Road

Address Line 2

-

Address Line 3

-

Town/City

London

County

-

Country

United Kingdom

Postcode

N6 4QR

## Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

### Applicant Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax Number

REDACTED

Email address

REDACTED

# Agent Details

### Name/Company

Title

Mr

First Name

Martin

Surname

Gaine

Company Name

Just Planning Limited

### Address

Address Line 1

42 Hampstead House

Address Line 2

176 Finchley Road

Address Line 3

-

Town/City

London

County

-

Country

United Kingdom

Postcode

NW3 6BT

### Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax number

REDACTED

Email Address

REDACTED

# Description of Proposed Works

Please describe the proposed works

Retention of replacement windows to the front and rear dormers (front window finished in white), enlarged rear dormer opening with grey aluminium bifold doors and clear glass balustrade, and proposed rerouting of the rear rainwater pipe (part retrospective).

### Has the work already been started without consent?

- [x] Yes
- [ ] No

Work Started Date

16/03/2026

### Has Work Been Completed?

- [x] Yes
- [ ] No

Work Completed Date

24/03/2026

### Is Public Service Infrastructure?

- ◯ Yes
- ⊘ No

# Site Information

Site Area

246.27 sq. metres

Ownership Type

Private

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

Title Number(s)

NGL353162

### Has EPC Certificate

- ◯ Yes
- ⊘ No

Please enter the reference number from the most recent Energy Performance Certificate (e.g. 1234-1234-1234-1234-1234)

-

# Existing Use

Current Use of Site

Residential flat (Use Class C3) on the second floor of a building converted into flats

### Is the Site Currently Vacant?

- ◯ Yes
- ⊘ No

### Is the Land Known to Be Contaminated?

- ◯ Yes
- ⊘ No

### Is the Land Suspected to Be Contaminated?

◯ Yes
⊘ No

### Is the Proposed Use Vulnerable to Contamination?

◯ Yes
⊘ No

# Existing and Proposed Uses

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

| Use Class | Existing GIA (m²) | GIA to Be Lost (m²) | GIA to Be Gained (m²) |
|---|---|---|---|
| C3 | 70 | 0 | 0 |
| Total | 70 | 0 | 0 |

# Further information about the Proposed Development

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

What is the Gross Internal Area to be added to the development?

0 m²

Number of additional bedrooms proposed

0

Number of additional bathrooms proposed

0

Estimated total cost of development

-

### Do the proposals cover the whole existing building(s)?

◯ Yes
⊘ No

Building coverage details

Second floor plan

### Does the proposal include any new building and/or increase in height to an existing building?

- ◯ Yes
- ⊘ No

### Will the proposal result in the loss of any residential garden land?

- ◯ Yes
- ⊘ No

### Has a Registered Social Landlord been confirmed?

- ◯ Yes
- ⊘ No

# Vacant Building Credit

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Qualifies for Vacant Building Credit?

- ◯ Yes
- ⊘ No

# Superseded Consents

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Supersedes Existing Consents?

- ◯ Yes
- ⊘ No

# Development Dates

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

| Phase Detail | Expected Commencement | Expected Completion |
|---|---|---|
| Entire Development | 2026-12 | 2027-01 |

# Scheme and Developer Information

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Does the Scheme Have a Name?

◯ Yes
⊘ No

### Has a Lead Developer Been Assigned?

◯ Yes
⊘ No

# Materials

### Does the proposed development require any materials to be used externally?

⊘ Yes
◯ No

## Type

**Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)**

| | |
|---|---|
| Type | Windows |
| Existing materials and finishes | White double-glazed uPVC casement windows to the front and rear dormers, installed c.1985. |
| Proposed materials and finishes | Powder-coated aluminium double-glazed casement windows: front dormer finished white; rear dormer window Slate Grey RAL 7015. |

| | |
|---|---|
| Type | Doors |
| Existing materials and finishes | None. The right-hand rear dormer opening contained a white uPVC window. |
| Proposed materials and finishes | Powder-coated aluminium double-glazed bifold doors, Slate Grey RAL 7015, in the enlarged right-hand rear dormer opening. |

| | |
|---|---|
| Type | Balustrade |
| Existing materials and finishes | None. |
| Proposed materials and finishes | Clear frameless glass safety balustrade across the bifold doors. No external platform or terrace. |

| | |
|---|---|
| Type | Rainwater goods |
| Existing materials and finishes | Black uPVC downpipe running diagonally across the rear elevation. |
| Proposed materials and finishes | Black uPVC downpipe to match existing, rerouted vertically down the right-hand side of the rear elevation. |

## Are you supplying additional information on submitted plans, drawings or a design and access statement?

- [x] Yes
- [ ] No

If Yes, please state references for the plans, drawings and/or design and access statement

Drawings AM-TR-01 Rev D, AM-TR-02 Rev C and AM-TR-03 Rev A; Planning and Heritage Statement; Appendices to the Planning and Heritage Statement.

# Trees and Hedges

**Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?**

- ◯ Yes
- ⊘ No

**Will any trees or hedges need to be removed or pruned in order to carry out your proposal?**

- ◯ Yes
- ⊘ No

# Pedestrian and Vehicle Access, Roads and Rights of Way

**Is a new or altered vehicle access proposed to or from the public highway?**

- ◯ Yes
- ⊘ No

**Is a new or altered pedestrian access proposed to or from the public highway?**

- ◯ Yes
- ⊘ No

**Are there any new public roads to be provided within the site?**

- ◯ Yes
- ⊘ No

**Are there any new public rights of way to be provided within or adjacent to the site?**

- ◯ Yes
- ⊘ No

**Do the proposals require any diversions/extinguishments and/or creation of rights of way?**

- ◯ Yes
- ⊘ No

# Parking

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces?

- ◯ Yes
- ⊘ No

# Electric Vehicle Charging Points

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Do the proposals include electric vehicle charging points and/or hydrogen refuelling facilities?

- ◯ Yes
- ⊘ No

# Assessment of Flood Risk

### Is the site within an area at risk of flooding?

- ◯ Yes
- ⊘ No

### Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

- ◯ Yes
- ⊘ No

### Will the proposal increase the flood risk elsewhere?

- ◯ Yes
- ⊘ No

### How will surface water be disposed of?

- [ ] Sustainable drainage system
- [ ] Existing water course
- [ ] Soakaway
- [ ] Main sewer
- [ ] Pond/lake

# Biodiversity and Geological Conservation

Protected/Priority Species Present

No

Designated Sites/Habitats Present

No

Geological Features Present

No

# Biodiversity Net Gain

### Does BNG Condition Apply?

- ◯ Yes
- ⊘ No

| | |
|---|---|
| Reason 1 | Retrospective planning permission |
| Justification | The development consists of replacement windows, an enlarged window opening, bifold doors, a glass balustrade and a rerouted rainwater pipe on an existing building. It does not affect any onsite habitat. |

# Foul Sewage

Please state how foul sewage is to be disposed of

Mains sewer

Are you proposing to connect to the existing drainage system?

No

# Trade Effluent

### Does the Proposal Involve Trade Effluent Disposal?

- ◯ Yes
- ⊘ No

# Further Information

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Fast Track Route Eligible?

- ◯ Yes
- ⊘ No

Estimated Total Cost

Up to £2m

# Open and Protected Space

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Will the proposed development result in the loss, gain or change of use of any open space?

- ◯ Yes
- ⊘ No

### Will the proposed development result in the loss, gain or change of use of any protected space?

- ◯ Yes
- ⊘ No

# Water Management

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

Please state the expected percentage reduction of surface water discharge (for a 1 in 100-year rainfall event) from the proposal

0

### Are Green Sustainable Drainage Systems (SuDS) incorporated into the drainage design for the proposal?

- ◯ Yes
- ◉ No

Expected internal residential water usage (Litres per person per day)

0

### Does the proposal include the harvesting of rainfall?

- ◯ Yes
- ◉ No

### Does the proposal include re-use of grey water?

- ◯ Yes
- ◉ No

# Waste and Recycling Provision

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Does every unit in this proposal (residential and non-residential) have dedicated internal and external storage space for dry recycling, food waste and residual waste?

- ◉ Yes
- ◯ No

Waste Storage Details

See plans

# Utilities

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

Number of new water connections required

0

Number of new gas connections required

0

### Fire suppression system proposed?

- ◯ Yes
- ⊘ No

Number of residential units to be served by full fibre internet connections

0

Number of non-residential units to be served by full fibre internet connections

0

### Has consultation with mobile network operators been carried out?

- ◯ Yes
- ⊘ No

# Environmental Impacts

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

### Will the proposal provide any on-site community-owned energy generation?

- ◯ Yes
- ⊘ No

### Will the proposal provide any heat pumps?

- ◯ Yes
- ⊘ No

### Does the proposal include solar energy of any kind?

- ◯ Yes
- ⊘ No

Number of proposed residential units with passive cooling

0

NOx total annual emissions (kg)

0

Particulate matter (PM) annual emissions (kg)

0

### Are the on-site Green House Gas emission reductions at least 35% above those set out in Part L of Building Regulations 2021?

- ◯ Yes
- ⊘ No

Proposed area of 'Green Roof' to be added (Square metres)

0

Urban Greening Factor - Score

0

Number of proposed residential units with electrical heating

0

Percentage of demolition/construction material to be reused/recycled

0

# Residential Units

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

**Loss or Replacement of Units**

### Does the Proposal Involve Loss or Replacement of Residential Units?

- ◯ Yes
- ⊘ No

### Addition of Units

#### Does the Proposal Involve Addition of Residential Units?

- ◯ Yes
- ⊘ No

### Totals

Total number of residential units proposed

0

Total residential GIA lost

0 m²

Total residential GIA gained

0 m²

#### Is This a Mixed-Use Proposal?

- ◯ Yes
- ⊘ No

# Non-Permanent Dwellings

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

#### Loss or Gain of Non-Permanent Dwellings?

- ◯ Yes
- ⊘ No

# Other Residential Accommodation

**Please note:** This question is specific to applications within the Greater London area.
The Mayor can request relevant information about spatial planning in Greater London under Section 346 of the Greater London Authority Act 1999. View more information on the collection of this additional data and assistance with providing an accurate response.

#### Does this proposal involve the loss or gain of any other residential accommodation?

- ◯ Yes
- ⊘ No

# Employment

### Will There Be Existing or Proposed Employees?

- ◯ Yes
- ⊘ No

# Hours of Opening

### Are Hours of Opening Relevant?

- ◯ Yes
- ⊘ No

# Industrial/Commercial Processes

### Does the Proposal Involve Industrial/Commercial Activities?

- ◯ Yes
- ⊘ No

# Waste Management

### Is This a Waste Management Development?

- ◯ Yes
- ⊘ No

# Hazardous Substances

### Will Hazardous Substances Be Used or Stored?

- ◯ Yes
- ⊘ No

# Site Visit

### Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

Agent

# Pre-application Advice

### Has assistance or prior advice been sought from the local authority about this application?

- [x] Yes
- [ ] No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):
Officer Name
Title

Mr

First name

Daniel

Last name

Boama

Reference

PRE/2026/0175

Date (must be pre-application submission)

8/7/2026

Details of the pre-application advice received

Please see the planning statement.

# Authority Employee/Member

**With respect to the Authority, is the applicant and/or agent one of the following:**

**(a) a member of staff**
**(b) an elected member**
**(c) related to a member of staff**
**(d) related to an elected member**

It is an important principle of decision-making that the process is open and transparent.
For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

### Do any of the above statements apply?

◯ Yes
⊘ No

# Ownership Certificates and Agricultural Land Declaration

**Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)**
Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

### Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

◯ Yes
⊘ No

### Have You Given Notice to All Owners/Tenants?

⊘ Yes
◯ No

### Certificate B

*I certify that I have given the requisite notice to everyone else who, on the day 21 days before the date of this application, was the owner and/or agricultural tenant of any part of the land to which this application relates.*

Certificate Type

Notice given to all owners

| Name | Address | Date Notice Served |
|---|---|---|
| Mr Kevin D Brown | 3334 , Crossland Street, Thousand Oaks, USA, CA 91362 | 12/10/2026 |
| Ms Charlotte Stone | 22, A, Talbot Road, London, N6 4QR | 12/10/2026 |
| Ms Catherine 0'Dolan | 22, Talbot Road, London, N6 4QR | 12/10/2026 |

Person Role

The Agent

Title

Mr

First Name

Martin

Surname

Gaine

Declaration Date

12/10/2026

### Declaration Made

- [x] Yes
- [ ] No

# Declaration

I/We hereby submit this Application for Planning Permission as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

- [x] I / We agree to the outlined declaration

Signed

Martin Gaine

Date

14/10/2026

This document was automatically generated from the submitted application data.