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7 December 2023

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015
NOTICE OF REFUSAL OF PLANNING PERMISSION**

Case Reference HGY/2023/2628
Location Flat A, 33 Nelson Road, Hornsey, London, N8 9RX
Proposal Erection of single storey rear extension to Flat A
Received 2 October 2023

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby REFUSE the above development for the reason(s) listed in the attached schedule.

Title	Description	Date
33 Nelson Rd-02-Site map.pdf	Block plan of the site	29 September 2023
33 Nelson Rd-01-Location.pdf	The location plan	29 September 2023
33 Nelson Design Access.pdf	Design and access statement	29 September 2023
33 Nelson Rd-03-Ground floor.pdf	Floor plan	29 September 2023
33 Nelson Rd-04-Roof of extension.pdf	Roof Plan - Proposed	29 September 2023
33 Nelson Rd-05-Section A1.pdf	Section - Proposed	29 September 2023
33 Nelson Rd-06-Section A2.pdf	Section - Proposed	29 September 2023
33 Nelson Rd-07-Elevations.pdf	Additional plans	29 September 2023

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement

Refusal Reasons: (2)

- 1** The proposed development, by reason of size and scale, would result in an over dominant, incongruous and discordant addition to this property, detracting from the appearance of the host building and the terrace row. This is contrary to Policies SP11 and SP12 of the Local Plan (2017) and Policies DM1, DM9 and DM12 of the Haringey Development Management DPD (2017).

- 2** The proposed height and depth of the extension would be overbearing upon the side-adjointing properties at No. 31 and No. 33. The proposed design thus does not satisfy Policies DM1 and DM12 of the Haringey Development Management DPD (2017).

Notes:

You can find advice in regard to your rights of appeal at: <https://www.gov.uk/appeal-planning-decision>.

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal.

This notice relates solely to a planning decision and does not purport to convey any approval or consent which may be required under the Building Regulations or any other statutory purpose.

For more information about making a Building Regulations application, please contact Haringey Council Building Control Team by email building.control@haringey.gov.uk, telephone at 020 8489 5504, or see our website at www.haringey.gov.uk/buildingcontrol