

Officer Report

Application Number:	HGY/2023/1981
Application Type:	Approval of details reserved by a condition
Address:	Land Rear Of 2-14, Kerswell Close, Tottenham, London
Proposal:	Approval of details pursuant to condition 10 (Method of Construction Statement) pursuant to planning permission ref: HGY/2022/2250 (Redevelopment of the car park, commercial unit and open space at the junction of Kerswell Close and St. Ann's Road and provision of 25 new Council rent homes and an Adult Care Hub in two, four and five-storey buildings. Provision of associated amenity space, including new landscaping, refuse/recycling stores and play space, cycle and refuse/recycling stores and wheelchair parking spaces, and enhancement of existing amenity space within the Kerswell Close Estate.)
Case Officer:	Gareth Prosser
Valid Date:	21/07/2023
	3
Applicant:	Kenny Wilkins
Agent:	Mr Mark Gauld

RECOMMENDATION

Approve

APPROVED DEVELOPMENT

Approval of details pursuant to condition 10 (Method of Construction Statement) attached to application ref: HGY/2022/2250

CONSULTATION RESPONSE

LBH Transport: The Highway Authority has reviewed the latest updated document regarding the discharge of the CMP. This can now be discharged without any further issue.

ANALYSIS/ASSESSMENT

Condition 10 (Method of Construction Statement) reads:

No development shall take place, including any works of demolition, until a Method of Construction Statement, to include details of: a) parking and management of vehicles of site personnel, operatives and visitors b) loading and unloading of plant and materials c) storage of plant and materials d) programme of works (including measures for traffic management) e) provision of boundary hoarding

behind any visibility zones f) wheel washing facilities: have been submitted to and approved in writing by the Local Planning Authority. Only the approved details shall be implemented and retained during the demolition and construction period.

Reasons: To ensure there are no adverse impacts on the free flow of traffic on local roads and to safeguard the amenities of the area consistent with Policies T4, T7 and D14 of the London Plan 2021, Policies SP0 of the Haringey Local Plan 2017 and with Policy DM1 of The Development Management DPD 2017.

LBH Transport Officer has reviewed the revised Method of Construction Statement and raises no objections. As such, it is considered acceptable for condition 19 to be discharged.

RECOMMENDATION

GRANT DISCHARGE CONDITION