



Officer Report

Application Number:	HGY/2023/3098
Application Type:	Approval of details reserved by a condition
Address:	186 Creighton Avenue, Hornsey, London, N2 9BJ
Proposal:	Approval of details of pursuant to condition 3 ref: HGY/2022/4164 (materials).
Case Officer:	Josh Parker
Valid Date:	17/11/2023
Applicant:	Laura and Stuart Mullarkey and Davis
Agent:	Mr Sebastian Sandler

RECOMMENDATION

Approve

1. APPROVED DEVELOPMENT

REF: HGY/2022/4164 - Demolition of existing dwelling and outbuildings, construction of two-storey, five-bedroom dwellinghouse with associated landscaping and parking, rear outbuilding and front boundary treatment.

2. ANALYSIS/ ASSESSMENT

Condition 3: Samples of materials to be used for the external surfaces 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 and a roofing material sample combined with a schedule of the exact product references.

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 Policy D3 of the London Plan 2021, Policy SP11 of the Haringey Local Plan 2017 and Policy DM1 of The Development Management DPD 2017.

Following the granting of permission for HGY/2022/4164 the applicant has supplied the following:

Materials Samples + Schedule that show the proposed external materials.

Materials are as follows:

Cast stone: Wet Cast Portland

Slate: Cwt-y-Bugail, Capital Grade, Dark Blue Grey

Aluminium: Powder coated RAL 7021, Black Grey

Timber: Accoya, Shizen, charred,

Officers accepts all requirements of Condition 3 have been met with the above information.

4. RECOMENDATION

GRANT DISCHARGE OF CONDITON

