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6 February 2024

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

Case Reference HGY/2022/3830
Location 68, Florence Road, Hornsey, London, N4 4DP
Proposal Replacement of single-glazed timber windows with double-glazed timber windows on the front elevation and double-glazed uPVC windows on the rear elevation.
Received 20 October 2022

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby PERMIT the above development received on the above date.

Title	Description	Date
20829D07 - Standard timber double-glazed door.pdf	Additional plans Scale 1:10 @A3	20 October 2022
20829D04 - Standard timber sliding sash.pdf	Additional plans Scale 1:10 @A3	20 October 2022
68 Florence Road - 2311 - Block Plan.pdf	Block plan of the site	20 October 2022
68 Florence Road - 2305 - Proposed Front and Rear Elevations.pdf	Elevation (Front) - Proposed	20 October 2022
Tech Drwgs - uPVC Sash Eurocell sash.pdf	Additional plans - Elevation - Section Detail A-A - Section Detail B-B - Section Detail C-C	20 October 2022
Type C10-006 - double-glazed uPVC casement.pdf	Additional plans Scale 1:10 @A4	20 October 2022
Eurocell - double-glazed uPVC single casement window.pdf	Additional plans Scale 1:10 @A4 Section X-X: Scale 1:4 @A4 Section Y-Y: Scale 1:4@A4	20 October 2022
68 Florence Road - 2306 - Proposed Left Flank Elevation.pdf	Elevation (Side) - Proposed	20 October 2022

68 Florence Road - 2307 - Proposed Right Flank Elevation.pdf

68 Florence Road - 2308 - Proposed Window Types.pdf

68 Florence Road - 2309 - Proposed Door Types.pdf

68 Florence Road - 2310 - Site Location Plan.pdf

Elevation (Side) -
Proposed 20 October 2022

Additional plans 20 October 2022

Additional plans 20 October 2022

The location plan 20 October 2022

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Conditions: (3)

- 1 The development to which this permission relates must be begun no later than three years from the date of this decision notice, failing which the permission shall be of no effect.

Reason: This condition is imposed by virtue of Section 91 of the Town and Country Planning Act 1990 and to prevent the accumulation of unimplemented planning permissions.

- 2 The development hereby permitted shall be carried out in complete accordance with the approved plans and drawings listed in this decision notice, other than where those details are altered pursuant to the conditions of this planning permission.

Reason: For the avoidance of doubt and in the interests of proper planning.

- 3 Notwithstanding the approved plans and for the avoidance of any doubt, the replacement windows hereby approved shall match those of the existing building in terms of colour, texture, appearance and architectural detailing, including window horn detail and the curved head detail to some of the window, and shall be maintained as such thereafter.

Reason: In order to maintain the attractive, original design of windows in the Stroud Green Conservation Area in accordance with Policies SP11 and SP12 of the Haringey Local Plan (2017) and Policies DM1, DM9 and DM12 of The Development Management DPD (2017).

Informatives:

INFORMATIVE: Hours of Construction Work

The applicant is advised that under the Control of Pollution Act 1974, construction work which will be audible at the site boundary will be restricted to the following hours:-

8.00am - 6.00pm Monday to Friday

8.00am - 1.00pm Saturday

and not at all on Sundays and Bank Holidays.

INFORMATIVE: Land Ownership

The applicant is advised that this planning permission does not convey the right to enter onto or build on land not within his ownership.

- 1 You can find advice in regard to your rights of appeal at:
<https://www.gov.uk/appeal-planning-decision>.
- 2 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.
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.
- 3 For more information about making a Building Regulations application, please contact Haringey Council Building Control Team by email building.control@haringey.gov.uk, telephone 020 8489 5504, or see our website at www.haringey.gov.uk/buildingcontrol.