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United Kingdom  
EN54JQ

15 February 2024

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

|                       |                                                                                                                                                                                                                                                                                                                                                                           |
|-----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Case Reference</b> | <b>HGY/2023/3381</b>                                                                                                                                                                                                                                                                                                                                                      |
| <b>Location</b>       | <b>St Marys And St Georges Church, Cranley Gardens, Hornsey, London, N10 3AH</b>                                                                                                                                                                                                                                                                                          |
| <b>Proposal</b>       | <b>Creation of new opening in boundary wall and entrance approach features to the church's main doorway; new external door to west side of the church in place of a window, with path and garden features; new wall and enlarged ashes area at the rear of the church; insertion of cycle racks; demountable parking bollards and lettering surrounds to church door.</b> |
| <b>Received</b>       | <b>21 December 2023</b>                                                                                                                                                                                                                                                                                                                                                   |

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             |
|-----------------------------------|------------------------------|------------------|
| 3035-01 Existing Plan.pdf         | Floor Plan - Existing        | 21 December 2023 |
| 3035-11 Proposed Sections B C.pdf | Section - Proposed           | 21 December 2023 |
| 3035-07 Proposed N Elevation.pdf  | Elevation (Rear) - Proposed  | 21 December 2023 |
| 3035-10 Proposed Section A.pdf    | Section - Proposed           | 21 December 2023 |
| 3035-03 Existing W Elevation.pdf  | Elevation (Side) - Existing  | 21 December 2023 |
| 3035-pj-PP1.pdf                   | Covering letter              | 21 December 2023 |
| 3035-02 Existing N Elevation.pdf  | Elevation (Rear) - Existing  | 21 December 2023 |
| 3035-04 Existing S Elevation.pdf  | Elevation (Front) - Existing | 21 December 2023 |
| 3035-D-14 Garden details1.pdf     | Additional plans             | 21 December 2023 |
| 3035-05 Existing Section A.pdf    | Section - Existing           | 21 December 2023 |
| 3035-08 Proposed W Elevation.pdf  | Elevation (Side) - Proposed  | 21 December 2023 |
| 3035-12 Block Location Plan.pdf   | Block plan of the            | 21 December 2023 |

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**Planning Service**  
6<sup>th</sup> Floor, River Park House,  
225 High Road, Wood Green,  
London, N22 8HQ  
T 020 8489 5504  
[www.haringey.gov.uk](http://www.haringey.gov.uk)

3035-D A.pdf

3035-D-16 Garden details2.pdf

3035-D-13 Side door details.pdf

3035-09a South Elevation

3035-D-17a Street entrance details

3035-6a Proposed Plan

3035-17 External Plan for Highways

site

Design and access  
statement 21 December 2023

Additional plans 21 December 2023

Additional plans 21 December 2023

15 January 2024

15 January 2024

7 February 2024

7 February 2024

*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 The external materials to be used for the proposed development shall match in colour, size, shape and texture those of the existing building.

Reason: In order to ensure a satisfactory appearance for the proposed development, to safeguard the visual amenity of neighbouring properties and the appearance of the locality 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.

**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: Party Wall Act**

The applicant's attention is drawn to the Party Wall Act 1996 which sets out requirements for notice to be given to relevant adjoining owners of intended works on a shared wall, on a boundary or if excavations are to be carried out near a neighbouring building.

In dealing with this application the Council has implemented the requirement in the National Planning Policy Framework to work with the applicant in a positive and

proactive way. We have made available detailed advice in the form of our pre-application advice service and published development plan, comprising the London Plan 2021, the Haringey Local Plan 2017 along with relevant SPD/SPG documents, in order to ensure that the applicant has been given every opportunity to submit an application which is likely to be considered favourably.

- 1 You can find advice in regard to your rights of appeal at:  
[www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent](http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent)
- 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](mailto: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](mailto:building.control@haringey.gov.uk), telephone 020 8489 5504, or see our website at [www.haringey.gov.uk/buildingcontrol](http://www.haringey.gov.uk/buildingcontrol).