

Mr AGY EPAMINANDOS
35 THE RIDGEWAY
ENFIELD
EN2 8PB

12 March 2024

**CERTIFICATE OF LAWFULNESS FOR AN EXISTING USE OR OPERATION OR ACTIVITY
IN BREACH OF A PLANNING CONDITION**

Case Reference HGY/2023/0347
Location 13 Lancaster Road, Hornsey, London, N4 4PJ
Proposal Lawful development certificate for the existing use of Numbers
13a and b as 9no. self contained studio flats
Received 3 February 2023

In pursuance of their powers under the above Act and Order, Haringey Council as Local Planning Authority hereby CERTIFY that the above proposal, described in the application received on the above date, is LAWFUL.

Title	Description	Date
Location Plan.pdf	The location plan	3 February 2023
JUN23_2FR_02	Existing floor plans and elevations	20 February 2024

Case Received On:
3 February 2023

First Schedule

Lawful development certificate for the existing use of Numbers 13a and b as 9no. self contained studio flats

Second Schedule

13 Lancaster Road, Hornsey, London, N4 4PJ

Robbie McNaugher

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Informatives:

Informative: The applicant is advised that they may be liable to pay Council tax for the years of use of the property, as demonstrated within this application, as 9 self-contained flats. The Council tax department have been notified of this decision.

- 1 You can find advice in regard to your rights of appeal at:
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) 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.