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28 March 2024

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

Case Reference HGY/2023/2202
Location 13 Onslow Gardens, Hornsey, London, N10 3JT
Proposal Retention of use of the property as a large HMO (sui generis),
including its reduction from 8 bed 16 person HMO to 7-bed 9
person HMO.
Received 14 August 2023

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
GA-R00-EX-102 - EX FLOOR PLANS		14 August 2023
GA-R00-EX-106 EX ELEVS		14 August 2023
GA-R00-EX-103 EX ELEVS		14 August 2023
GA-R00-EX-105 EX ROOF PLAN		14 August 2023
GA-R00-EX-101 LOCATION MAP		14 August 2023
GA-R01-PR-108 rev. 2 - PROP BIN-CYCLE		27 March 2024
GA-R01-PR-103 rev 2- PROP ELEVS		27 March 2024
GA-R01-PR-107 rev 2 - PROP SECTIONS		27 March 2024
GA-R01-PR-104 rev. 2 - PROP ELEVS		27 March 2024
GA-R01-PR-105 rev 2 - PROP ROOF PLAN		27 March 2024
GA-R01-PR-101 rev 2 SITE PLAN		27 March 2024
GA-R01-PR-102 rev 2 - PROP FLR PLANS		27 March 2024

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement

Conditions: (4)

- 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 House of Multiple Occupation hereby approved must be occupied by no more than 9 persons at any time.

Reason: In order to protect the amenities of nearby residential occupiers consistent with Policy D14 of the London Plan 2021 and Policies DM1 and DM23 of The Development Management DPD 2017.

- 4 Within 6 months of the date of this decision notice, the secure and covered cycle store in the rear garden shall be installed in accordance with the approved plans, and shall be maintained as such for the lifespan of the development. The cycle store shall provide a minimum of 10 cycle parking spaces for users of the development

Reason: To promote sustainable modes of transport in accordance with policy T5 of the London Plan 2021 and Policy SP7 of the Haringey Local Plan 2017.

- 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.