



Officer Report

Application Number:	HGY/2024/0781
Application Type:	Approval of details reserved by a condition
Address:	44 Hampstead Lane, Hornsey, London, N6 4LL
Proposal:	Approval of details reserved condition 13 (NRMM) of planning permission HGY/2022/2731 for demolition of the existing dwellings and erection of new care home (Use Class C2)
Case Officer:	Samuel Uff
Valid Date:	20/03/2024
Applicant:	C/O Agent
Agent:	Mr Allen Sacbucker

RECOMMENDATION

Approve

1. APPROVED DEVELOPMENT

HGY/2023/2731 – Demolition of existing dwellings and redevelopment to provide a 66 bed care home (Use Class C2); associated basement; side / front lightwells with associated balustrades; subterranean and forecourt car parking; treatment room; detached substation; side access from Courtenay Avenue; removal 4 no. trees; amended boundary treatment; and associated works – 02/02/2024.

2. CONSULTATION RESPONSE

None required

3. ANALYSIS/ASSESSMENT

Condition 13 reads:

(A) No works shall commence on the site until all plant and machinery to be used at the demolition and construction phases have been submitted to, and approved in writing by, the Local Planning Authority. Evidence is required to meet Stage IIIB of EU Directive 97/68/ EC for both Nox and PM. No works shall be carried out on site until all Non-Road Mobile Machinery (NRMM) and plant to be used on the site of net power between 37kW and 560 kW has been registered at <http://nrmm.london/>. Proof of registration must be submitted to the Local Planning Authority prior to the commencement of any works on site.

(B) An inventory of all NRMM must be kept on site during the course of the demolitions, site preparation and construction phases. All machinery should be regularly serviced and service logs kept on site for inspection. Records should be kept on site which details proof of emission limits for

all equipment. This documentation should be made available to local authority officers as required until development completion.

Reason: To protect local air quality and comply with Policy SI1 of the London Plan 2021 and the GLA NRMM LEZ.

Pursuant to condition 13, details have been submitted to confirm that the scheme has been registered with NRMM. This will require that all relevant machinery is regularly updated. The details submitted are considered acceptable and in line with the intentions of the condition and will be a compliance condition for the remaining inventory.

4. RECOMMENDATION

GRANT DISCHARGE OF CONDITION 13

Informatives:

INFORMATIVE:

It is the applicant's responsibility to keep an updated record of all relevant machinery and keep an inventory on site.