

Mr Neil Brock
24 Upper Tollington Park
London
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N4 3EL

17 April 2024

**TOWN AND COUNTRY PLANNING ACT 1990 – SECTION 96A
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND)
ORDER 2010**

Case Reference	HGY/2024/0966
Location	33 Priory Road, Hornsey, London, N8 8LP
Proposal	Non-material amendment to planning permission HGY/2020/3178: - Reduction in size of basement plan and overall floorspace of planning unit.
Received	8 April 2024

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, REFUSED to accept your application as a non-material amendment.

Title	Description	Date
1579 73 PL11 AS PROPOSED FLOOR PLANS.pdf	Additional plans	8 April 2024

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Informatives:

The applicant is advised that the changes to the scheme materially alter the standard of accommodation provided and cannot be considered non-material in nature.

Furthermore, the revisions to the unit size and layout would result in a sub-standard form of accommodation that would fail to comply with policy D6 of the London Plan 2021. It is therefore unlikely that the revision would be supported if subject to a full planning application or variation of condition application.

The applicant is advised that there were 4 pre-commencement conditions imposed on the original planning permission HGY/2020/3178, for which no applications have been received by the local planning authority in pursuance of their details being approved.

The time to make a material start on site for the original grant of consent for planning permission HGY/2020/3178 passed on 26/01/2024, meaning the planning permission has now lapsed and cannot be implemented.

INFORMATIVE: There is no right of appeal under the provisions of the above legislation. If you wish to pursue these amendments you will need to submit a new planning application for the whole development.