



Officer Report

Application Number:	HGY/2024/0437
Application Type:	Approval of details reserved by a condition
Address:	Rear of 7, Endymion Road, Hornsey, London, N4 1EE
Proposal:	Approval of details reserved by a conditions 6 (engineering) and 11 (CMP) ref: HGY/2023/1367
Case Officer:	Josh Parker
Valid Date:	20/02/2024
Applicant:	Mr Jordan Saul
Agent:	Mr Chris Ainoo

RECOMMENDATION

Approve

2. APPROVED DEVELOPMENT

Original application REF: HGY/2023/1367 - Proposal to build a new 3 bedroom dwelling on the site of an unused car park to the rear of a block of flats.

3. ANALYSIS/ ASSESSMENT

Condition 6 Engineering

No development shall commence until a Chartered Civil Engineer (MICE) or Chartered Structural Engineer (MI Struct.E) has been appointed to supervise the construction works throughout all below ground basement works and their appointment confirmed in writing to the Local Planning Authority. In the event that the appointed engineer ceases to perform that role for whatever reason before the construction works are completed those works will cease until a replacement chartered engineer of the afore-described qualification has been appointed to supervise their completion and their appointment confirmed in writing to the Local Planning Authority. At no time shall any construction work take place unless an engineer is at that time currently appointed and their appointment has been notified to this Authority in accordance with this condition.

Reason: The details are considered to be material to the acceptability of the proposal, and for safeguarding the amenity of neighbouring residential properties and to comply with the policy DM18 of the Development Management DPD 2017.

Condition 11 Construction management plan (CMP)

No development shall take place until a Construction Management Plan, to include details of:

- I. A programme of works (including measures for traffic management);
- II. Vehicle routing and if any reversing manoeuvres on public highway land is required, provision for the management of their movement by a qualified and certificated banksman;
- III. Storage of plant and materials used in constructing the development;

- IV. Details of any construction compound including the siting of any temporary site office, toilets, skips or any other structure;
- V. The erection and maintenance of security hoarding where appropriate; VI. Parking of vehicles of site operatives and visitors;
- VI. Wheel cleaning / wash facilities to prevent mud, or dust from migrating on to the adjacent highway;
- VII. Contact details for the Site Supervisor responsible for on-site works; have been submitted to and approved in writing by the Local Planning Authority. Only the approved details shall be implemented and retained during the demolition and construction period.

Reason: To ensure there are no adverse impacts on the free flow of traffic on local roads and to safeguard the amenities of the area consistent with Policies T4, T7 and D14 of the London Plan 2021, Policies SP0 of the Haringey Local Plan 2017 and with Policy DM1 of The Development Management DPD 2017.

CONSULTATION:

LBH Building: No objection

LBH Transport: No objection post revisions.

DISCUSSION:

Following the granting of permission for HGY/2023/1367 the applicant has applied to discharge conditions 6 & 11.

The officer accepts all requirements of Conditions (6) and (11) have now been satisfied.

4. RECOMENDATION

GRANT DISCHARGE OF CONDITONS