

Mr Yazen Hasi
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LONDON
United Kingdom
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28 August 2024

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

Case Reference	HGY/2024/0908
Location	Flat A, 10 Hornsey Lane Gardens, Hornsey, London, N6 5PB
Proposal	Erection of a front dormer extension to replace the existing
Received	2 April 2024

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby REFUSE the above development for the reason(s) listed in the attached schedule.

Title	Description	Date
Proposed elevations.pdf	Elevation (Front) - Proposed	1 April 2024
Proposed floor plans.pdf	Floor plan	1 April 2024

Robbie McNaugher

Robbie McNaugher
Head of Development Management and Planning Enforcement
Planning Service

Refusal Reasons: (1)

- 1 The proposed extension of the roof by reason of its size, design and prominence in the street scene, would result in an over dominant, incongruous and discordant addition to this property, detracting from its appearance and harming the street scene, and failing to protect the character and appearance to this part of Highgate conservation area contrary to Policy D6 and HC1 of the London Plan 2021, Policies DH2 and DH5 of the Highgate Neighbourhood Plan, Policy SP11 and SP12 of the Haringey Local Plan 2017, Policies DM1, DM9 and DM12 of the Haringey Development Management Plan, Development Plan Document 2017.

Notes:

You can find advice in regard to your rights of appeal at: <https://www.gov.uk/appeal-planning-decision>.

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.

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.

For more information about making a Building Regulations application, please contact Haringey Council Building Control Team by email building.control@haringey.gov.uk, telephone at 020 8489 5504, or see our website at www.haringey.gov.uk/buildingcontrol