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## Planning Applications Sub-Committee

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MONDAY, 27TH NOVEMBER, 2006 at 19:00 HRS - CIVIC CENTRE, HIGH ROAD, WOOD GREEN, N22 8LE.

MEMBERS: Councillors Peacock (Chair), Bevan (Deputy Chair), Adje, Beacham, Demirci, Dodds, Hare, Patel and Weber

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### **AGENDA**

#### **1. APOLOGIES**

#### **2. URGENT BUSINESS**

The Chair will consider the admission of any late items of urgent business. Late items will be considered under the agenda item where they appear. New items will be dealt with at item 17 below.

New items of exempt business will be dealt with at item 17 below. Late items will be considered under the agenda item where they appear. New items will be dealt with at item 17.

#### **3. DECLARATIONS OF INTEREST**

A member with a personal interest in a matter who attends a meeting of the authority at which the matter is considered must disclose to that meeting the existence and nature of that interest at the commencement of that consideration, or when the interest becomes apparent.

A member with a personal interest in a matter also has a prejudicial interest in that matter if the interest is one which a member of the public with knowledge of the relevant facts would reasonably regard as so significant that it is likely to prejudice the member's judgement of the public interest.

**4. DEPUTATIONS/PETITIONS**

To consider receiving deputations and/or petitions in accordance with Standing Order 37

**5. MINUTES (PAGES 1 - 16)**

To confirm and sign the Minutes of the PASC held on 30 October 2006.

**6. APPEAL DECISIONS (PAGES 17 - 26)**

Appeal decisions determined during October 2006.

**7. DELEGATED DECISIONS (PAGES 27 - 42)**

Decisions made under delegated powers between 16 October 2006 and 5 November 2006.

**8. PERFORMANCE STATISTICS (PAGES 43 - 52)**

To advise Members of Performance Statistics on Development Control and Planning Enforcement Action.

**9. PLANNING APPLICATIONS (PAGES 53 - 54)**

In accordance with Sub Committee's protocol for hearing representations; when the recommendation is to grant planning permission, two objectors may be given up to 6 minutes (divided between them) to make representations. Where the recommendation is to refuse planning permission, normally no speakers will be heard. For items considered previously by the sub committee and deferred, where the recommendation is to grant permission, one objector may be given up to 3 minutes to make representations. Where the recommendation is to refuse permission, normally no speakers will be heard.

**10. REFERENCE FROM PLANNING APPLICATIONS SUB-COMMITTEE (30/10/2006): 1-4 CONNAUGHT HOUSE, 38 CONNAUGHT GARDENS N10 (PAGES 55 - 70)**

Demolition of existing building and erection of 5 x four bed, 1 x three bed and 1 x two bed houses with rooms at lower ground floor level, associated car parking and landscaping. RECOMMENDATION: Grant permission subject to conditions and Legal Agreement.

**11. 12-14 HIGH ROAD & WHYMARK HOUSE, WHYMARK AVENUE N22 (PAGES 71 - 82)**

Reworking of approved application HGY/2006/0358 (Erection of part 1 / part 2 storey extension at 1st and 2nd floor levels to rear of 12-14 High Road, N22 and at Whymark House, fronting Whymark Avenue, N22. Change of use of 1st and 2nd floors from office to residential to create 6 x one bed, 2 x two bed and 1 x three bed self contained flats with allocated refuse and cycle storage at ground floor level) to include partial demolition of rear of 12-14 High Road, N22 and erection of 3 storey new build to match the massing of the existing scheme and proposed design changes to Whymark Avenue elevation. RECOMMENDATION: Grant permission subject to conditions and a Section 106 Legal Agreement.

**12. 14 VIEW ROAD N6 (PAGES 83 - 102)**

Demolition of existing house and erection of replacement 2 storey three bedroom dwelling house with rooms at basement level. RECOMMENDATION: Grant Permission subject to conditions.

**13. 14 VIEW ROAD N6 ~ CONSERVATION AREA CONSENT (PAGES 103 - 120)**

Conservation Area Consent for the demolition of the existing house.  
RECOMMENDATION: Grant Area Conservation Consent subject to conditions.

**14. 21-29 TEWKESBURY ROAD N15 (PAGES 121 - 134)**

Redevelopment of site including erection of a 4 storey block with set back 4<sup>th</sup> floor comprising 4 x one bed and 5 x two bed self contained flats on the upper floors, communal roof garden at 3rd floor level and B1 commercial use at ground floor with ancillary parking and cycle storage. Creation of new crossover to Tewkesbury Road, N15. RECOMMENDATION: Grant Permission subject to conditions and subject to Section106 Legal Agreement.

**15. COLD STORE, CRANFORD WAY N8 (PAGES 135 - 144)**

Partial demolition of former Ecco cold store warehouse, erection of single unit for B1(c), B2 or B8 use and 2 storey office extension to existing cold stores. Installation of new loading bay doors to existing building. RECOMMENDATION: Grant Permission subject to conditions.

#### **16. TREE PRESERVATION ORDERS (PAGES 145 - 162)**

To confirm the following Tree Preservation Orders:

1. 62-70 Coolhurst Road N8
2. 39 Grove Avenue N10
3. Middlesex University, White Hart Lane N17
4. 63 Windermere Road N10

#### **17. NEW ITEMS OF URGENT BUSINESS**

To consider any items admitted at item 2 above.

#### **18. SITE VISITS**

Members, applicants and objectors are requested please to bring their diaries in the event that a site visit needs to be arranged.

#### **19. DATE OF NEXT MEETING**

PASC ~ Monday 11 December 2006  
Special PASC ~ Monday 15 January 2007

Yuniea Semambo  
Head of Member Services  
5<sup>th</sup> Floor  
River Park House  
225 High Road  
Wood Green  
London N22 8HQ

Anne Thomas  
Principal Committee Coordinator  
Tel No: 020 8489 2941  
Fax No: 0208 489 2660  
Email: [anne.thomas@haringey.gov.uk](mailto:anne.thomas@haringey.gov.uk)

21 November 2006