

**APPEAL DECISIONS NOVEMBER 2009**

**PLANNING APPEALS**

<b>Ward:</b>	<b>St Ann's</b>
<b>Reference Number:</b>	<b>HGY/2009/0064</b>
<b>Decision Level:</b>	<b>Delegated</b>

**1A Etherley Road N15 3AL**

**Proposal:**

Erection of a new two bedroom flat in the loft with new dormer windows

**Type of Appeal:**

Written Representation

**Issue:**

The effect on the living conditions of the neighbouring residents, in relation to privacy

**Result:**

**Appeal Dismissed 11 November 2009**

<b>Ward:</b>	<b>Harringay</b>
<b>Reference Number:</b>	<b>HGY/2009/0094</b>
<b>Decision Level:</b>	<b>Delegated</b>

**48 Grand Parade, Green Lanes N4 1AG**

**Proposal:**

To carry out the use as a adult gaming centre without complying with Condition No.6 Attached to the existing planning permission granted on appeal that the use shall not be open to customers other than between the hours of 0900 and 2300

**Type of Appeal:**

Informal Hearing

**Issue:**

The effect of the requested night-time extension to the appeal premises opening hours on the character of the Green Lanes local centre and the surrounding area

The effect of the requested night-time extension to the appeal premises opening hours on the residential amenity of persons living adjacent and near to the appeal site, particularly in terms of any increased noise and disturbance

**Result:**

**Appeal Dismissed 30 November 2009**

<b>Ward:</b>	<b>Hornsey</b>
<b>Reference Number:</b>	<b>HGY/2009/0105</b>
<b>Decision Level:</b>	<b>Committee</b>

**Pembroke Works, Campsbourne Road N8 7AW**

**Proposal:**

Demolition of existing commercial buildings and redevelopment of site to provide seven 4/5 bedroom single family dwelling houses, 14 two bedroom flats and seven B1 office spaces together with a street level parking facility

**Type of Appeal:**

Written Representation

**Issue:**

Whether the principle of replacing the existing employment use of the site with a mixed residential/office development is acceptable

Whether adequate provision is made for affordable housing, education provision and off-street highway improvements.

**Result:**

Appeal **Dismissed** 25 November 2009

<b>Ward:</b>	<b>Noel Park</b>
<b>Reference Number:</b>	<b>HGY/2008/2085</b>
<b>Decision Level:</b>	<b>Delegated</b>

**541 Lordship Lane N22 5DN**

**Proposal:**

Replacement of the existing single-glazed windows (two at the front of the property & one bathroom window, at the rear) with double glazed windows

**Type of Appeal:**

Written Representation

**Issue:**

Whether the proposal would preserve or enhance the character or appearance of the Noel Park Conservation Area

**Result:**

Appeal **Allowed** 12 November 2009

<b>Ward:</b>	<b>Tottenham Green</b>
<b>Reference Number:</b>	<b>HGY/2009/0873</b>
<b>Decision Level:</b>	<b>Delegated</b>

**64 Springfield Road N15 4AZ**

**Proposal:**

Conversion of an existing house into two self contained flats

**Type of Appeal:**

Written Representation

**Issue:**

The effect of the proposal on the mix of housing provision in the neighbourhood

The effect of the rear dormer extension on the character and appearance of the property and the surrounding area

Whether the size and internal arrangement of the flats provide a satisfactory standard of accommodation

**Result:**

Appeal **Dismissed** 26 November 2009

<b>Ward:</b>	<b>Bounds Green</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**12 Lascotts Road N22 8JN**

**Proposal:**

Use of the flat roof above the extension to the ground floor flat as a roof terrace

**Type of Appeal:**

Written Representation

**Issue:**

The effect on privacy of the residents of the properties on either side of the appeal site and greater intrusion into the use of the rear garden of the ground floor flat

The effect of the use of the roof terrace in terms of noise on the ceiling of the ground floor flat

**Result:**

Appeal **Dismissed** 24 November 2009

<b>Ward:</b>	<b>Bruce Grove</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**Land Adjacent to 2 Moorefield Road N17 6PY**

**Proposal:**

Construction of two self contained flats at the front of the ground floor of the property contrary to Condition No. 2 of Planning Permission HGY/2003/0316

**Type of Appeal:**

Written Representation

**Issue:**

The impact on residential amenities and the loss of family housing

**Result:**

Appeal **Dismissed** 25 November 2009

<b>Ward:</b>	<b>Harringay</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**5 St. Margaret's Avenue N15 3DH**

**Proposal:**

Conversion of two self contained flats into 3 studio flats and 1 x 2 bed flat

**Type of Appeal:**

Written Representation

**Issue:**

The adverse effect on residential amenity

**Result:**

Appeal **Dismissed** 4 November 2009

<b>Ward:</b>	<b>Noel Park</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**77 Westbury Avenue N22 6SA**

**Proposal:**

Erection of permanent canopy with a timber deck and railings

**Type of Appeal:**

Written Representation

**Issue:**

The effect on the character and appearance of the street scene

**Result:**

Appeal **Dismissed** 26 November 2009

<b>Ward:</b>	<b>Seven Sisters</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**75 Hermitage Road N4 1LU**

**Proposal:**

Conversion to six self contained flats

**Type of Appeal:**

Written Representation

**Issue:**

Whether or not the Enforcement Notice was clear and precise  
Whether or not the requirements of the notice were reasonable  
That the period of compliance should be extended

**Result:**

Appeal **Dismissed** 24 November 2009

<b>Ward:</b>	<b>Tottenham Green</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**77 West Green Road N15 5DA**

**Proposal:**

Erection of 1 metre high wooden fence enclosing the flat roof at first floor level  
Use of premises outside of permitted hours under Planning permission ref HGY/2006/2299

**Type of Appeal:**

Written Representation

**Issue:**

That the breach alleged in the Enforcement Notice had not occurred as a matter of fact

**Result:**

Appeal **Dismissed** 26 November 2009

<b>Ward:</b>	<b>White Hart Lane</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**28 Cavell Road N17 7BJ**

**Proposal:**

Use of outbuilding as self contained unit

**Type of Appeal:**

Public Inquiry

**Issue:**

Whether or not the outbuilding had been occupied continuously as a separate dwelling to the house for a period of more than four years prior to the serving of the Enforcement Notice

**Result:**

Appeal **Dismissed** 4 November 2009

<b>Ward:</b>	<b>Woodside</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**30 Arcadian Gardens N22 5AD**

**Proposal:**

Conversion of the property as six self contained flats

**Type of Appeal:**

Public Inquiry

**Issue:**

Whether or not the conversion took place more than four years prior to the serving of the Enforcement Notice

That the requirement of the notice to remove all fixture and fittings associated with the creation of the flats was excessive

That the time for compliance with the notice was insufficient and should be extended

**Result:**

Appeal **Dismissed** 30 November 2009

<b>Ward:</b>	<b>Woodside</b>
<b>Reference Number:</b>	<b>N/A</b>
<b>Decision Level:</b>	<b>Enforcement</b>

**72 Cranbrook Park N22 5NA**

**Proposal:**

Conversion to eight self contained flats

**Type of Appeal:**

Written Representation

**Issue:**

Whether or not a breach of planning control had taken place

**Result:**

Appeal **Dismissed** 30 November 2009