

APPEAL DECISIONS DECEMBER 2006

Ward:	Bounds Green
Reference Number:	HGY/2006/0295
Decision Level:	Delegated

25 Durnsford Road N11 2EP

Proposal:

Creation of a vehicular crossover to a classified road

Type of Appeal:

Written Representation

Issue:

The effect of the proposal on highway safety

Result:

Appeal **Allowed 20** December 2006

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

29 Truro Road N22 8EH 6EU

Proposal:

Conversion of the property into 8 bed-sits.

Type of Appeal:

Written Representation

Issue:

The effect of the use of the property as 8 self-contained units on the amenity and character of the area including the implications for parking and the amenities of neighbouring residents.

Result:

Appeal **Allowed 19** December 2006

Ward:	Bruce Grove
Reference Number:	HGY/2004/2024 & 1122
Decision Level:	Delegated

57 Mount Pleasant Road N17 6TR

Proposal:

Appeal A – HGY/2004/2024 – Change of use of the premises from residential to a children’s home

Appeal B – HGY/2004/1122 – Retention of a rear dormer window erected without planning permission

Type of Appeal:

Written Representation

Issue:

The effect of the change of use in relation to planning policies

The effect of the proposed extension upon the appearance of the locality

Result:

Appeal A – **Allowed** 6 December 2007

Appeal B – **Dismissed** 6 December 2006

Ward:	Crouch End
Reference Number:	HGY/2006/0876
Decision Level:	Delegated

75 Crouch Hall Road N8 8HE

Proposal:

Conversion of a ground floor office to a residential flat.

Type of Appeal:

Written Representation

Issue:

The effect upon parking and residential amenity and standard of allocation to be provided

Result:

Appeal **Allowed** 19 December 2006

Ward:	Fortis Green
Reference Number:	HGY/2005/1827
Decision Level:	Delegated

14-16 Creighton Avenue N10 1NU

Proposal:

Demolition of the existing two houses and construction of six family houses with 12 parking spaces

Type of Appeal:

Written Representation

Issue:

The unacceptable loss of outlook for the occupiers of 13-15 Pages Hill and a perceived loss of privacy.

Result:

Appeal **Dismissed** 11 December 2006

Ward:	Fortis Green
Reference Number:	HGY/2005/2122
Decision Level:	Delegated

299 Muswell Hill Broadway N10 1BY

Proposal:

Erection of extensions to rear at second floor and roof level, alterations to Flat A to create common entrance and creation of new two bed-room flat at second floor/roof level and alterations to rear façade.

Type of Appeal:

Written Representation

Issue:

The effect of the proposal upon on-street car parking in the area

Result:

Appeal **Dismissed 21** December 2006

Ward:	Highgate
Reference Number:	HGY/2005/1873
Decision Level:	Delegated

30 Cholmeley Crescent N6 5HA

Proposal:

Certificate of Lawfulness for the retention of projecting eaves to rear property

Type of Appeal:

Written Representation

Issue:

Whether or not the projecting canopy and flank wall have resulted in an enlargement of the appeal premises for the purpose of the GPDO

Result:

Appeal **Dismissed** 11 December 2006

Ward:	Muswell Hill
Reference Number:	HGY/2006/0556
Decision Level:	Delegated

17D Church Crescent N10 3NA

Proposal:

Creation of roof terrace at rear first-floor level with balustrade and privacy screen. Insertion of French doors to replace existing window.

Type of Appeal:

Written Representation

Issue:

The effect upon visual amenity and the character and appearance of the conservation area

Result:

Appeal **Dismissed** 14 December 2006

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

23 Alexandra Road N8 0PL

Proposal:

Erection of a rear extension exceeding 70m³ to a semi-detached family dwelling

Type of Appeal:

Written Representation

Issue:

The effect of the conservatory upon the amenity of neighbouring properties

Result:

Appeal **Dismissed** 12 December 2006

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

29 Elm Park Avenue N15 6AR

Proposal:

Erection of a loft extension not built in accordance with planning permission

Type of Appeal:

Written Representation

Issue:

The effect of the development on the street scene

Result:

Appeal **Dismissed** 5 December 2006

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

27 Hillside Road N15 6LU

Proposal:

Erection of a rear extension being a wooden structure with a Perplex roof of 52 cubic metres.

Type of Appeal:

Written Representation

Issue:

The effect of the rear extension on the outlook of the neighbouring residents at no25 Hillside Road

Result:

Appeal **Dismissed** 19 December 2006

Ward:	Tottenham Green
Reference Number:	HGY/2005/1585
Decision Level:	Delegated

125-127 West Green Road N15 5DE

Proposal:

Appeal A – HGY/2005/1585 –Conservation area Consent for the demolition of the existing buildings

Appeal B – HGY/2005/1584 – Demolition of the existing buildings and erection of a 3 storey block comprising 3 no. three bedroom housed and a four storey block comprising 4 no. one bedroom flats with associated landscaping, car parking and cycle storage

Type of Appeal:

Informal Hearing

Issue:

The effect on the character and appearance of the Clyde Circus Conservation Area Conservation Area

Result:

Both Appeals **Dismissed** 12 December 2006

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

436 West Green Road N15 3PT

Proposal:

Change of use to a social club

Type of Appeal:

Written Representation

Issue:

The inspector considered that there was a lack of clarity as to where the social club use was located within the premises in the enforcement notice

Result:

Enforcement Notice **Quashed** 12 December 2006
(The council will reserve the notice in the future)

Ward:	Tottenham Hall
Reference Number:	HGY/2005/2009
Decision Level:	Delegated

Rear of 372 High Road N17 9HY

Proposal:

Retrospective planning permission for the development at ground and first floor levels to the rear of 372 High Road to provide two self contained flats (1x1 bedroom and 1 x 3 bedroom)

Type of Appeal:

Written Representation

Issue:

The effect upon the character and appearance of the Tottenham Green Conservation Area

The effect on the living conditions of those in neighbouring residential accommodation

Whether the development meets the standards required for new residential development

Result:

Appeal **Dismissed** 11 December 2006

