Housing

Assistant Director – Robbie Erbmann

Haringey LONDON

Date: 16 January 2026

Our ref: Woodridings Court | Update Letter

Dear Resident,

Planning Permission granted for 37 new council homes close to Woodridings Court

We are writing to inform you that Haringey Council has received planning permission to build 37 new council homes adjacent to Woodridings Court, alongside improvements for existing residents and enhancements to local green spaces. An image at the end of this letter shows the proposed location for these new homes.

Upcoming site investigation works

Please be aware that site investigation works will be carried out by Jomas Consulting on 30 January 2026 lasting two days. Jomas Consulting will fence off an area near to the open space at the front of Woodridings Court, to excavate boreholes to place pipes in the ground for investigation. Jomas Consulting will return once a week for four weeks to monitor the holes. These investigation works are related to the construction of the 37 new council homes which are set to begin later this year.

New council homes close to Woodridings Court

The 37 new council homes close to Woodridings Court are part of Haringey Council's ambitious home building programme to deliver the first new council homes in a generation, with as many as possible built on existing council owned land. Our aim is to build 3,000 new homes by 2031. **You can find out more about our home building programme by following the QR code opposite:**

The approved plans include:

- The removal and demolition of the unused car park adjacent to Woodridings Court.
- The construction of 37 new council homes across four buildings on both the site of the unused carpark and unused open space opposite Woodridings Court: please see the site map at the end of this letter. No existing homes will be demolished or redeveloped as part of these proposals.
- The creation of cycle storage facilities for existing residents.
- New and improved greenspace at the front of Woodridings Court, adjacent to Crescent Road and Crescent Rise, new wildlife planting and a children's play space.
- Relocated and improved refuse/recycling facilities for existing residents.
- Provision of new lifts at Woodridings Court with separate lifts for the new and existing homes, this will improve access to all floors for residents.

We intend to commence work in the summer of 2026. Prior to construction work taking place:

- Residents will receive an introduction letter from our contractor (who will build the homes for Haringey Council) providing their contact details and the times at which work will take place.
- Haringey Council and the contractor will provide detailed information on how the construction work will be carried out and how we will be supporting existing residents during the building of the new homes.
- During the construction work, there will be regular newsletters and drop-in sessions that will provide residents with the opportunity to discuss the works face to face with our team.

The estimated completion date of the new council homes we are building at Woodridings Court is winter 2027.

Further information

You can stay up to date and sign-up for email updates by visiting the project's dedicated webpage, https://woodridingscourt.commonplace.is/ or using the QR Code below.

QR Code for the Woodridings Court project web page

If you have comments, questions or need to access this information in a different format, please contact me on engagement@haringey.gov.uk or call on 020 8489 5091. I would be happy to assist you.

Yours faithfully,

Calum Pollock

Haringey Council
Level 5, Alexandra House,
10 Station Road,
Wood Green,
London, N22 7TR

020 8489 5091 | Engagement@haringey.gov.uk

Calls are answered Monday to Friday, 10am-4pm, except during the holidays.

Artist's impression of the new homes:



The new council homes to be built across four blocks between Woodridings Court's existing building and the train line.

Location of new council homes

The new council homes will be located between the rear (east) of Woodridings Court and the rail line. Please note no existing homes will be demolished or redeveloped as part of these proposals. See redline boundary map on the following page:

