

Application ref: 2021/3363/P  
Contact: Obote Hope  
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Date: 12 November 2021

**Development Management**  
Regeneration and Planning  
London Borough of Camden  
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Mr Andy Horwood  
Kestrel Way  
Welwyn Garden City  
AL7 1GB  
United Kingdom

Dear Sir/Madam

## **DECISION**

Town and Country Planning Act 1990 (as amended)

### **Full Planning Permission Refused**

Address:

**Tesco**  
**44-46 England's Lane**  
**London**  
**NW3 4UE**

Proposal: Installation of metal louvres to the existing shopfront.

Drawing Nos: Site location plan; 02\_2721\_: 02A; 02B; 02C; 03\_2721\_: 03A; 03B

The Council has considered your application and decided to **refuse** planning permission for the following reason(s):

#### Reason(s) for Refusal

- 1 The proposed louvres, by reason of their size, location, materials and detailed design, would be an incongruous feature resulting in a poorly proportioned shopfront, harming the character and appearance of the host property, the adjoining terrace and the Belsize conservation area contrary to policies D1 (Design), D2 (Heritage) and D3 (Shopfronts) of the London Borough of Camden Local Plan 2017.

Informative(s):

- 1 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. Further details are on GOV.UK.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2021.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is written over a light grey rectangular background.

Daniel Pope  
Chief Planning Officer