

# Planning Statement

**Retrospective planning for new Shop Front  
Including Security Shutters**

**At**

**61 High Street  
Finedon  
NN9 5JN**

**Prepared by:** Sidey Design Architecture  
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# PLANNING STATEMENT

Document Reference 24/019/PS

**Retrospective planning of new shop front & security shutters  
at 61 High Street, Finedon NN9 5JN**

## Introduction

Sidey Design Architecture have been commissioned to prepare an application for the retrospective planning for a new shop frontage and shutters at the above address.

## Planning History

There is no planning history on the North Northamptonshire website.

## Location

The property is located on the High Street. This property is located outside of the conservation area indicated by red asterisk below.



**Figure 1** – location of property (red star) in relation to the conservation area marked by orange border.

## Analysis

The applicant purchased this property as a vacant premises. It had formally been a shop selling antiques and books. The new business is a convenience store. They installed a new shop front and security shutters similar to other retail properties in the town. They were not aware that planning permission was required.

## Design

The design of the proposed shop front is similar to other retail and commercial properties in the town. The property is outside of the conservation area where more modern looking shop fronts are more common. Security shutters unfortunately are now a common feature of this type of property and is of similar design to others in the town.

**EXAMPLES OF SIMILAR SHOP FRONTAGES**

**Figure 2.** Gracious Hair & Beauty



**Figure 3.** Londis Mini Market.





Figure 4. Wellingborough Fish Bar.



Figure 5. Adjacent property – note the roller shutters.



## **Use**

Formerly the building was used as an antiques and book shop. This became the R G Convenience Store approximately six months ago with the current frontage and security shutters added approximately three months ago.

A letter dated 22<sup>nd</sup> November 2023 reference WC/2023/00116 from Planning Enforcement alleged a breach of planning permission for the above stated alterations were required.

This application seeks to address this breach.