METROPOLITAN BOROUGH OF KNOWSLEY

TOWN AND COUNTRY PLANNING ACT 1990

PLANNING PERMISSION

Application No: 01/00516/FUL
Date of Receipt: 01.08.2001
Date Valid: 24.01.2002

Name and address of applicant
Tesco Stores Ltd
P O Box 400, Cirrus Building
Shire Park
Welwyn Garden City
Hertfordshire AL7 1AB

Name and address of agent
The Development Planning Partnership
40 Barton Arcade
Manchester
M3 2BH

Address or location of development
Tesco Store Cables Retail Park Manchester Road/Sewell Street Prescot Knowsley Merseyside

Nature and particulars of application
ERECTION OF 2,488SQ.M EXTENSION TO PROVIDE AN ADDITIONAL 1,813SQ.M OF RETAIL FLOORSPACE AND STORAGE, TOGETHER WITH RECONFIGURATION OF CAR PARKING AREA RESULTING IN A LOSS OF 44 PARKING SPACES AND CONSTRUCTION OF NEW EXIT FROM PETROL STATION

The Council of the Metropolitan Borough of Knowsley hereby give notice in pursuance of the above Act(s) that Planning Permission has been granted for the carrying out of the development referred to above in accordance with the application and plans submitted subject to the following condition(s):

1. The development must be begun not later than the expiration of five years beginning with the date of this permission.

   Reason: In order to comply with the requirements of Section 91 of the Town and Country Planning Act 1990.

2. The development hereby permitted shall be carried out only in accordance with the amended plans referenced 5461-L101M; 5461-L102B; 5461-L103A received on 22 March 2002 which indicate a revised site plan, general arrangement and elevation

   Reason: For the avoidance of doubt and to accord with the terms of the application as amended.

3. The facing wall and roofing materials to be used on all external elevations shall match with those used on the existing building.

   Reason: In the interests of visual amenity and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

4. Prior to the extension hereby permitted being brought into use the disabled parking spaces shown on the approved drawing number 5461-L101 shall be fully provided and clearly marked and retained for such use at all times thereafter that the development remains in use.

   Reason: To ensure convenient parking facilities for disabled people using the new building and to comply with Policy T12 of the Knowsley Unitary Development Plan, adopted June 1998.

5. This permission does not in any way confer approval for the lettering shown on any of the elevations of the buildings hereby permitted, which would constitute advertisements.

Reason: For the avoidance of doubt and to comply with Policy S20 of the Knowsley Unitary Development Plan, adopted June 1998.

6. No deliveries shall be made to the retail unit hereby permitted outside the hours of 0700 hours to 2300 hours on Monday to Saturdays inclusive and 0900 and 2300 hours on Sundays.

   Reason: To safeguard the amenity of neighbouring residents and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

7. No crates, machinery, vehicles, trolleys or other items shall be stored outside any building hereby permitted without the prior approval in writing of the Local Planning Authority.

   Reason: To ensure the satisfactory appearance of the completed development and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

8. The retail sales area within the superstore hereby permitted shall not exceed 6006 sq.m (64,625 sq.ft) except with the prior written approval of the Local Planning Authority.

   Reason: In the interests of ensuring strong links with Prescot Town Centre in order to protect the vitality and viability of the same and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

9. The sales area which is used for display of convenience goods within the proposed superstore shall not exceed 3724 sq.m (40,070 sq.ft) at any time.

   Reason: In the interests of ensuring strong links with Prescot Town Centre in order to protect the vitality and viability of the same and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

10. A method statement which details the steps to be taken to control emissions of dust from the site during construction activities shall be submitted to and agreed in writing by the local planning authority prior to the commencement of development. Works shall be carried out in accordance with the agreed scheme.

    Reason: To safeguard the amenity of neighbouring residents and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

11. Construction works which are audible outside the site boundary shall not take place outside the hours of 8am - 6pm Monday to Friday, 8am - 1pm Saturday and at no time on Sundays/Bank Holidays without the prior written permission of the local planning authority.

    Reason: To safeguard the amenity of neighbouring residents and to comply with Policy S2 of the Knowsley Unitary Development Plan, adopted June 1998.

[redacted]

Director Of Planning And Development

Date: 24.05.2002