

Our ref: RM/P19-0093 (COL.MOD.UK.0003509)

9th September 2026

Chief Planning Officer
Knowsley Council
Huyton Library
Civic Way
Huyton
Knowsley
L36 6GD

Dear Sir/Madam

EE Ltd and Hutchinson 3G UK Ltd

Permitted Development – Prior Approval Application

Installation of radio apparatus at J & L Supplies, 11A Caddick Road, South Knowsley, Merseyside, L34 9HP (NGR E: 343066 N: 396089)

On behalf of EE Ltd and H3G UK Ltd, in conjunction with Mobile Broadband Network Limited (MBNL), Pegasus Group submit herewith an application for a prior approval determination for the installation of the installation of digital communication equipment and ancillary development thereto at the above site. This application follows the completion of our pre-application engagement exercise, reflecting so far as is practicable the guidance and any comments offered.

The application is submitted in accordance with the requirements of Part 16 of Schedule 2 to the Town and Country Planning (General Permitted Development) (England) Order 2015, as amended, and seeks a determination as to whether the Authority's approval will be required for the siting and appearance of the development.

The application comprises:

1. The written description of development: *"existing 15m monopole to be replaced with a 20m monopole tower and ancillary development thereto."*
2. A site plan drawn to scale showing the location where the apparatus will be installed (drg. no. 1495555-00-004-ML001 Rev 1);
3. Payment of the planning application fee (paid via the planning portal);
4. The Developer's contact details;
5. A copy of the Developer Notice and Proof of Delivery;
6. The following drawings:

First Floor, South Wing, Equinox North, Great Park Road, Almondsbury, Bristol, BS32 4QL
T 01454 625945 E Bristol@pegasusgroup.co.uk
Offices throughout the UK.

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- i. Existing Site Plan (drg. no. UKMY005554-02-200-G0001 Rev 1.A);
- ii. Existing Site Elevation South East (drg. no. UKMY005554-02-300-G0001 Rev 1.A);
- iii. Proposed Site Plan (drg. no. UKMY005554-02-201-G0001 Rev 1.A); and
- iv. Proposed Site Elevation (drg. no. UKMY005554-02-301-G0001 Rev 1.A).

7. ICNIRP Certificate;

Context

This application for prior approval is made following a previous refusal of prior approval by Knowsley Council in December 2025 under LPA Ref: 25/00589/TEL for the replacement of the existing mast. The current submission seeks to positively respond to the reason for refusal given together with the content of the accompanying Planning Officer's Report whilst proposing a scheme which is still capable of providing enhanced high-quality digital connectivity to the surrounding area through the provision of 5G.

The applicant also brings to the attention of the LPA that there is a different policy context for determining the current application versus the previously refused scheme, the August publication of the NPPF. NPPF26 provides stronger policy support for high-quality digital connectivity where the weighting of the benefits delivered by the proposed development now attract substantial positive weighting in the planning balance.

Developer's Contact Details

All correspondence and queries relating the determination of this application should be submitted to the undersigned.

However, in accordance with the requirements of The Town and Country Planning (General Permitted Development) (England) Order 2015, as amended, any correspondence to the developers should be sent to:

For Cellnex UK:

Email: planning@cellnextelecom.co.uk

For EE and Hutchison 3G UK Ltd:

MBNL, Sixth Floor, Thames Tower, Station Road, Reading, RG1 1LX

MBNL: will.osborne@mbnl.co.uk

This letter and the enclosures also provide due notification, as may be required, under the relevant conditions of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003, as amended. In particular, you are given notice of the intention to install the electronic



communications apparatus described in more detail in the application documentation (including the scale drawings) and to be located as shown on the application plans. We indicated in our prior engagement letter that the Traffic Light Rating was amber. The prior engagement carried out suggests this rating to be correct and we have not altered it.

The Scope of the Prior Approval Determination

The permitted development rights granted by Part 16 of Schedule 2 to the Town and Country Planning (General Permitted Development) (England) Order 2015, as amended (the GPDO), exist to facilitate the establishment of modern communications apparatus and infrastructure such as for 5G, judged by successive governments to be important to a modern economy and in attaining sustainability objectives.

The permitted development granted subject to the prior approval procedure is similar to the grant of outline planning permission, with details of precise siting and appearance being reserved. This is explained at Annex A Glossary of Code of Practice for Wireless Network Development in England, March 2022. The National Planning Policy Framework is also accordingly clear that permitted development rights should not generally be withdrawn.

As a consequence, the scope of determination does not extend to whether the site selected is needed, as the development is acceptable in principle due to the rights conveyed by the GPDO. Likewise, whilst information on alternative sites may be supplied by way of background and context, the extent of control on siting is limited to the precise siting on a site and not the general location.

As the principle of development at the application site is permitted by the GPDO, the submitted Planning Statement focuses on the statutory criteria of detailed siting and appearance. In so doing, this is considered against current town and country planning guidance, including the development plan which are material considerations, and with reference to the operational requirements of the operator and the attempts to accommodate the particular requirement.

Paragraph 100 of the Code of Practice indicates that where appropriate supplementary information will be submitted with the application and we trust all the supporting material submitted in fulfilment of this is of assistance. However, if you do require any clarification or further information, please let us know immediately.

Whilst as a matter of best practice extensive supporting material is submitted, the lawful scope of determination remains confined to the detailed siting and appearance of the apparatus proposed.

The permitted development rights exist to facilitate the establishment of modern communications, judged by successive governments to be important to a modern economy and in attaining sustainability objectives.

Finally, your attention is drawn to the statutory 56 days period for the determination of this application of this nature upon which detailed advice is given at paragraph 101 onwards of the Code of Practice for Wireless Network Development in England.



We trust everything is in order, but if you do require any further information or clarification, please do not hesitate to contact me using the contact details provided below.

Yours faithfully

Richard Morison

Planner

e-mail: richard.morison@pegasusgroup.co.uk

(for and on behalf of EE Ltd and H3G UK Ltd)