



Knowsley Council

Linden Hill-Capital Assets-ALX Limited
c/o Miss Amy Murphy - JLL
Landmark
1 Oxford Street
Manchester
M1 4PB

Our Ref: 25/00205/NMA

Date: 29 April 2026

Dear Sir/Madam

TOWN & COUNTRY PLANNING ACT 1990 (AS AMENDED) SECTION 96A APPLICATION FOR NON-MATERIAL CHANGE TO PLANNING PERMISSION

LOCATION: John Mason International Ltd, 35 Wilson Road, Huyton, Knowsley, L36 6AE

I refer to your application for a non material amendment which was received on the 8 April 2026. The proposed amendment(s) as listed below have been considered under s96A of the Town and Country Planning Act 1990 and have been determined to be non material.

KNOWSLEY MBC HEREBY GRANTS PERMISSION FOR THE FOLLOWING NON-MATERIAL AMENDMENT(S):- NON MATERIAL AMENDMENT FOLLOWING THE GRANT OF PLANNING PERMISSION 25/00205/FUL (VARIATION OF CONDITIONS 3 & 4 ATTACHED TO PLANNING PERMISSION 24/00427/FUL (VARIATION OF CONDITION 3 ATTACHED TO OUTLINE PLANNING PERMISSION 22/00284/OUT) TO ALLOW FOR A SECOND VEHICULAR ACCESS POINT TO BE PROVIDED FROM WILSON ROAD AND AMENDMENT TO THE APPROVED SOUTHERN ACCESS POINT) TO ALLOW FOR AN ALTERATION TO THE PARAMETERS PLAN IN RESPECT OF THE MAXIMUM BUILDING HEIGHT AND SET BACK FROM THE WILSON ROAD BOUNDARY.

The plan(s) listed below are those approved. The development must be undertaken in accordance with the approved plans on the original application, except where amended by those below, including any conditions attached to that permission. No substitution should be made without the prior consent from the Local Planning Authority. Failure to adhere to the details of the approved plans or to comply with the conditions on the original planning permission constitutes a contravention of the Town and Country Planning Act 1990 in respect of which enforcement action may be taken.

Approved Plan(s):-

SCHEDULE 1

Date Received	Ref. No	Version	Drawing/Document Title
16/04/2026	HWR-KMA-XX-XX-DR-A-9102	REV P1	Parameters Plan



Knowsley Metropolitan Borough Council
PO Box 21 Archway Road Huyton Knowsley Merseyside L36 9YU
Telephone: 0151 489 6000 www.knowsley.gov.uk



Please note that this is not a decision under Building Regulations and separate consent may be required. Please contact Building Control for more information.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Dale Milburn', with a stylized, cursive script.

Dale Milburn
Executive Director – PLACE