



Knowsley Council

Website: www.knowsley.gov.uk/environment/planningandbuilding/

Directorate of Regeneration and Neighbourhoods
Housing, Planning and Building Control
PO Box 26
Archway Road
Huyton Knowsley
Merseyside L36 9FB

Tel: (0151) 443 2381

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	
Suffix	
Property Name	9-8 Atlas Sheds Store
Address Line 1	Draw Well Road
Address Line 2	Knowsley Industrial Park
Address Line 3	Knowsley
Town/city	Kirkby
Postcode	L33 7BJ

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
343575	398776

Description

Applicant Details

Name/Company

Title

MR

First name

CHRIS

Surname

JONES

Company Name

ABBHEY GROUP

Address

Address line 1

4 Kirkby Bank Road

Address line 2

Knowsley Industrial Estate

Address line 3

Town/City

Liverpool

County

Country

Postcode

L33 7SY

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mr

First name

Howard

Surname

Lawrenson

Company Name

Lawrenson Associates

Address

Address line 1

1 The Globe

Address line 2

142 Hardshaw Street

Address line 3

Town/City

St. Helens

County

Country

United Kingdom

Postcode

WA10 1JT

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

CONVERSION OF VACANT MAGAZINE BUNKER TO COMMERCIAL/INDUSTRIAL PREMISES FOR THE MANUFACTURING AND STORAGE OF METAL PRODUCTS

Reference number

23/02741/FUL

Date of decision (date must be pre-application submission)

23/05/2024

Please state the condition number(s) to which this application relates

Condition number(s)

13

Has the development already started?

- ☒ Yes
☐ No

If Yes, please state when the development was started (date must be pre-application submission)

03/06/2024

Has the development been completed?

- ☐ Yes
☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

CONDITION No. 13 CANNOT BE COMPLIED WITH BECAUSE THE VEGETATION HAS ALREADY BEEN REMOVED.
THEREFORE THIS APPLICAITON SEEKS THE RMEOVAL OF CONDITION No. 13.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

CONDITION No. 13 TO BE REMOVED.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☐ Yes
- ☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
- ☒ The applicant
- ☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes
- ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

03/07/2024

Details of the pre-application advice received

To comply with the condition a programme of archaeological monitoring and recording should have been undertaken DURING and after vegetation clearance and the subsequent report submitted to and agreed in writing by the LPA, and we would have consulted MEAS Archaeology for comments on that report.

The condition cannot be complied with now as the vegetation has been removed, and therefore there is a breach of condition. I would suggest that the requirements of the condition are undertaken with regards the roof as now exposed, with the vegetation removed and I would advise that you contact MEAS Archaeology to see if they would be ok with that. If so then technically you would need to submit a variation of condition application relating to Condition 9 of planning application permission 23/02741/FUL, with the variation being the recording of the roof only after the removal of the vegetation and not also during vegetation clearance. With such an application a robust argument statement should be submitted accompanying the monitoring / recording report to be submitted as part of the application. We would consult MEAS Archaeology with regards such an application which is why I advise to contact the Archaeology Officer and straighten things out before submitting such an application so that hopefully the any application will be straightforward.

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☐ Yes
☒ No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- ☒ Yes
☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Huyton Library

Number:

Suffix:

Address line 1:

Civic Way

Address Line 2:

Huyton

Town/City:

Knowsley

Postcode:

L36 9FB

Date notice served (DD/MM/YYYY):

08/07/2024

Person Family Name:

Person Role

☐ The Applicant

☒ The Agent

Title

Mr

First Name

Howard

Surname

Lawrenson

Declaration Date

08/07/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Howard Lawrenson

Date

10/05/2025

Amendments Summary

Condition No 9 has been removed from this application.
Therefore this application is now solely for the removal of Condition No. 13.