



Knowsley Council

DAVOS Property Developments Limited
c/o Miss Eve Warwick - Quod
21 Soho Square
London
W1D 3QP

Our Ref: 23/02782/NMA

Date: 5 September 2025

Dear Sir/Madam

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

LOCATION: Sovereign Industrial Park, Wilson Road, Huyton, Knowsley,

I refer to your application for a non-material amendment which was received on the 20 August 2025. 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 TO PLANNING PERMISSION 23/02782/FUL (ERECTION OF 1NO. RETAIL UNIT (USE CLASS E(A) WITH EXTERNAL DISPLAY AREA AND CAR PARKING AND SERVICING ARRANGEMENTS. PARTIAL DEMOLITION, RECONFIGURATION AND REFURBISHMENT OF EXISTING EMPLOYMENT BUILDING TO CREATE 3NO. INDUSTRIAL/ WAREHOUSE BUILDINGS WITH ANCILLARY OFFICES (USE CLASSES E(G)(III), B2 AND B8) WITH SERVICING AND CAR PARKING ; RETENTION AND AMENDMENT OF EXISTING SITE ACCESSES ALONG WITH INTERNAL ESTATE ROADS; 2NO. SUBSTATIONS; LANDSCAPING; AND ASSOCIATED WORKS) AMENDMENT SOUGHT TO VARY THE WORDING OF CONDITIONS 5 & 6 WITH REGARD TO THE TIMING OF THE SUBMISSION.

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.

The proposed amendments listed above are approved subject to the following condition(s):-

The non material amendment be granted and Condition 5 & 6 be re-worded as follows.

5. Prior to the commencement of works to any vehicular access point a scheme for the design and layout of the vehicular site access junctions shall be submitted to and approved in writing by the Local Planning Authority. The vehicular site access junctions shall both be implemented in accordance with the approved details and shall be available for use prior to first occupation. The access shall be kept available for use at all times.



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



Reason: To ensure the provision of safe and adequate means of access to the development in the interests of highway safety and amenity and to comply with Policy CS19 of the Core Strategy, adopted January 2016

6. Prior to first occupation of each unit a scheme for the provision of cycle and motorcycle parking for said building, in accordance with the Council's current standards, shall be submitted to and approved in writing by the Local Planning Authority. Each scheme shall be implemented as approved before any part of the building in question is brought into use and shall be retained as such thereafter. For the avoidance of doubt, long stay cycle parking must be covered and offer a means to secure the cycles.

Reason: To ensure that adequate provision is made for parking cycles and motorcycles on the site and to comply with Policy CS7 of the Core Strategy, adopted January 2016.

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 'D. Brown', is positioned above the title of the Executive Director.

Executive Director - Regeneration and Economic Development