



Knowsley Council

Mr Robbie Wilson - Bloor Homes North West
1 Campion Park
London Road
Holmes Chapel
CW4 8BE

Our Ref: 18/00283/NMA3

Date: 21 August 2025

Dear Sir/Madam

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

LOCATION: Land North Of M62 Motorway, Off Windy Arbor Road, (Halsnead), Whiston, Knowsley, L35 1RB

I refer to your application for a non material amendment which was received on the 11 July 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 FOLLOWING GRANT OF PLANNING PERMISSION 18/00283/HYB TO ALLOW FOR AMENDMENT TO APPROVED PLANS RELATING TO PLOT HOUSE TYPES AND SITING COMPRISING; PLOT 111 AMENDED FROM BROOKE TO BEWDLEY, PLOT 115 AMENDED FROM LYTTLETON TO LAWRENCE, PLOT 117 AMENDED FROM BROOKE TO BEWDLEY, PLOT 119 AMENDED FROM MILTON TO MCQUEEN, PLOT 120 AMENDED FROM MILTON TO MCQUEEN, PLOT 123 AMENDED FROM BROOKE TO BEWDLEY; AND MINOR RE-SITING OF PLOT 114.

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.

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

1. The development shall be carried out in accordance with the approved plans and conditions attached to the hybrid planning permission issued under reference 18/00283/HYB except where superseded by non-material amendment references 18/00283/NMA, 18/00283/NMA2 and the plans listed below in schedule 1 of this decision notice:



Knowsley Metropolitan Borough Council
PO Box 21 Archway Road Huyton Knowsley Merseyside L36 9YU
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SCHEDULE 1

Lawrence CLA Render, drawing no. 301.PL-02
Bewdley CLA Brick, drawing no. 412.PL-01
Bewdley Floor Plans, drawing no. 412.pl-09
Bewdley CLA Render, drawing no. 412.PL-02
Bewdley Floor Plans, drawing no. 412.PL-09
Heaton Tudor, drawing no. 487.PL-03
McQueen CLA Brick, drawing no. 315SM_315SM-1.PL-01
McQueen Floor Plans, drawing no. 315SM_315SM-1.PL-01
Substitution Layout, drawing no. NW056-PD-1004
Site Layout, drawing no. NW056-PD-1001
Location Plan, drawing no. NW056-PD-1002
Email received from Mr R Wilson dated 20.8.25 which includes dimensions to existing plots

Reason: For the avoidance of doubt.

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



Executive Director - Regeneration and Economic Development