



Knowsley Council

Mr Keith Green
c/o Mr Damian Gore - Abex Design Ltd.
5 Breezehill Park
Neston
CH64 9XZ

Our Ref: 24/00158/PDE

Date: 2 May 2024

Dear Sir/Madam

Address of the Proposed Development:

25 Thursby Crescent, Southdene, Kirkby, Knowsley, L32 8TT

Description of the Proposed Development:

PRIOR APPROVAL FOR THE ERECTION OF A SINGLE STOREY REAR EXTENSION

MAXIMUM DEPTH FROM ORIGINAL REAR WALL: 5.95 METRES

MAXIMUM HEIGHT: 3.52 METRES

HEIGHT OF EAVES: 2.40 METRES

Knowsley Metropolitan Borough Council, as local planning authority, hereby confirm that their prior approval is refused under Class A of the Town and Country Planning (General Permitted Development) Order 2015 as amended for the following reason(s):-.

Reason for refusal:

1.The proposed development complies with the principle of the requirements of Schedule 2, Part 1, Class A of the GDPO 2015. (as amended). However, having received an objection to the proposal and having had regard to the impact of the proposal on all adjoining premises, and that the proposed development would result in an unacceptable adverse impact on the living conditions and residential amenities specifically for the neighbouring occupier of Number 23 Thursby Crescent by virtue of its overbearing and unduly dominant and would lead to the loss of light and outlook.

Therefore, it is recommended that Prior Approval is required and refused in accordance with the guidance of the GDPO as the proposal is contrary to Core Strategy Policy CS19 and the Householder Development SPD.

Information that the Developer Provided to the Local Planning Authority:

Reference No. on Plan/Report	Version No.
2004350-02	no version Number
2004350-01	no version Number



Knowsley Metropolitan Borough Council
PO Box 21 Archway Road Huyton Knowsley Merseyside L36 9YU
www.knowsley.gov.uk





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Appeals to the Secretary of State

If you are aggrieved by the decision of your local planning authority to refuse permission for the proposed development, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990 as amended.

If you want to appeal, you must do so within **twelve weeks** of the date of this notice, using a form which you can obtain from <http://www.planningportal.gov.uk/planning/appeals> or by email from enquiries@pins.gsi.gov.uk or by phoning 0303 444 5000.

You must send one copy of the completed form to dcsubmissions@knowsley.gov.uk or Technical Support, Planning Services, Knowsley MBC, PO Box 26, Archway Road, Huyton, Knowsley, L36 9YU as well as to the Planning Inspectorate at the address on the form.

If you require any further information please contact Reece Black on .

Yours faithfully

Dale Milburn
Executive Director - Regeneration and Economic Development



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