East Midlands Gateway
Phase 2 (EMG2)

Document DCO 5.1B / MCO 5.1B

Consultation Report Appendix 18 Part 4 of 4

OCTOBER 2025

The East Midlands Gateway Phase 2
and Highway Order 202X and The East Midlands Gateway
Rail Freight and Highway (Amendment) Order 202X

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Appendix 18 - Site Notices, Maintenance Log, Plan and Photographs

8 Jul 2025 at 10:50:11
The Barn, Grimesgate
Derby
England
DE74 2QD
United Kingdom

SEGRO

SEGRO Properties Limited
SEGRO (EMG) Limited
12th Floor
Two Friargate
Station Square
Coventry CV1 2GN

SEGRO.com
T: +44(0)2475 529730

Our Ref: Cons-GEN

27 June 2025

East Midlands Gateway Phase 2 (EMG2)
Proposals for a second phase of SEGRO Logistics Park East Midlands Gateway (EMG1)

Additional Consultation from 1 July 2025 to 29 July 2025

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8 Jul 2025 at 10:50:16

[redacted]

United Kingdom

SEGRO

8 Jul 2025 at 10:52:57
Hyam's Lane, Diseworth
Derby
England
DE74
United Kingdom

- Additional Environmental Statement material including draft Chapter 4 Alternatives, draft Chapter 6 Traffic and Transport, and draft Chapter 21 Cumulative Impacts
- Draft Transport Assessment
- Technical Appendices to Environmental Statement chapters
- Proposed Community Park plan and additional details

All the documents will be available to view/download on our website at: www.segro.com/slpemg2

Please note that, if you provided comments in February/March 2025, we have received them and will be taking them into account - therefore you do not need to submit them again, unless you wish to.

Consultation responses
Consultation responses can be provided using any one of the following methods:

- **By Post:** EMG2, PO Box 11382, Nottingham, NG2 9AU
- **Online via the comments form at:** www.segro.com/slpemg2

To ensure your comments are considered, please ensure they are submitted by **29 July 2025.**

Legal\02#116045680v1[TAWr]

Registered Office
1 New Burlington Place, London, W1S 2HR
Registered Number 448911 England and Wales

8 Jul 2025 at 10:53:04
Hyam's Lane, Diseworth
Derby
England
DE74
United Kingdom

8 Jul 2025 at 10:55:20
Derby
England
DE74
United Kingdom

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2

Registered Office
1 New Burlington Place, London, W1S 2HR
Registered Number 448911 England and Wales

Legal\02#116045580v1[TAW1]

8 Jul 2025 at 10:55:25
Derby
England
DE74
United Kingdom

8 Jul 2025 at 10:59:00
North West Leicestershire
England
DE74
United Kingdom

SEGRO

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Two Fitzgrattle
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Coventry CV1 2GN

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Additional Consultation from 1 July 2025 to 29 July 2025

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1 New Burlington Place, London, W1S 2HR
Registered Number 4489111 England and Wales

8 Jul 2025 at 10:59:07
North West Leicestershire
England
DE74
United Kingdom

8 Jul 2025 at 11:12:49
North West Leicestershire
England
DE74
United Kingdom
East Midlands Airport

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8 Jul 2025 at 11:12:56
North West Leicestershire
England
DE74
United Kingdom
East Midlands Airport

8 Jul 2025 at 11:23:59
Beverley Road, Castle Donington
Derby
England
DE74
United Kingdom
East Midlands Airport

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8 Jul 2025 at 11:24:05
Beverley Road, Castle Donington
Derby
England
DE74
United Kingdom
East Midlands Airport

8 Jul 2025 at 11:58:24
North West Leicestershire
England
DE74
United Kingdom

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8 Jul 2025 at 11:58:31
North West Leicestershire
England
DE74
United Kingdom
SEGRO

8 Jul 2025 at 12:20:53
Wilders Way, Kegworth
Derby
England
DE74
United Kingdom

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8 Jul 2025 at 12:21:01
Wilders Way, Kegworth
Derby
England
DE74
United Kingdom

8 Jul 2025 at 12:26:26
Derby
England
DE74
United Kingdom

SEGRO

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8 Jul 2025 at 12:26:34
Derby
England
DE74
United Kingdom

8 Jul 2025 at 12:34:58
A50, Kegworth
Derby
England
DE74
United Kingdom

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8 Jul 2025 at 12:35:05
A50, Kegworth
Derby
England
DE74
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14–16 Church Street, Lockington
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DE74
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8 Jul 2025 at 12:46:07
14–16 Church Street, Lockington
Derby
England
DE74
United Kingdom

8 Jul 2025 at 12:56:31
75 Moira Dale
Derby
England
DE74 2PJ
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8 Jul 2025 at 12:56:36
75 Moira Dale
Derby
England
DE74 2PJ
United Kingdom

8 Jul 2025 at 13:03:11
Derby
England
DE74
United Kingdom

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Additional Consultation from 1 July 2025 to 29 July 2025

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Our vision is to create a multi-unit state-of-the-art logistics and advanced manufacturing development delivering over 3 million sq. ft. of warehousing and advanced manufacturing on land within the East Midlands Freeport and creating circa. 4,000 new jobs and investment of over £325 million into the local area. EMG2 is comprised of the following elements:

- **EMG2 Works** - Logistics and advanced manufacturing development located on the EMG2 Main Site south of East Midlands Airport and the A453, and west of the M1 motorway, together with provision of a new community park and an upgrade to the EMG1 substation.
- **Highway Works** - Works to the highway network including the A453 EMG2 access junction works; significant improvements at Junction 24 of the M1 (referred to as the J24 Improvements) and works to the wider highway network including active travel works.
- **EMG1 Works** – Additional warehousing development at EMG1, known as Plot 16, together with works to increase the permitted height of the cranes at the EMG1 rail-freight terminal, improvements to the public transport interchange, site management building and EMG1 access works.

We propose to make two applications for EMG2 at the same time in Summer 2025 – an application for a development consent order (DCO) for the **EMG2 Works** and the **Highway Works** and an application for a material change order (MCO) to the EMG1 DCO for the **EMG1 Works**.

Additional Consultation
Earlier this year, we held a six-week public consultation event to gather views on our initial plans. We received a wide range of helpful comments. A summary of key themes arising from those comments has been published on the project website at: https://www.segro.com/countries-repository/united-kingdom/segro-logistics-park-east-midlands-gateway-2

Since then, we have undertaken further technical work on our proposals and used comments received to help refine them. As a result, we are proposing to make a number of changes to EMG2, which we are undertaking additional consultation upon. All the draft application documents consulted upon earlier this year have been updated and are being provided for comment. In addition, the following new or updated draft documents will be available for comment:

-

8 Jul 2025 at 13:03:17
Derby
England
DE74
United Kingdom

Hemington
Castle Donington 3/4
EMG Rail Freight Terminal 3/4
Kegworth
East Midlands Airport 2 1/2
4

8 Jul 2025 at 13:25:26
Derby Road, Kegworth
Derby
England
DE74
United Kingdom

SEGRO

SEGRO Properties Limited
SEGRO (EMG) Limited
12th Floor
Two Friargate
Station Square
Coventry CV1 2GN

SEGRO.com
T: +44(0)2475 529730

To the Unknown Owner, Lessee, Tenant and / or Occupier
of the Land shown tinted pink on the plan attached to and to all other persons having, claiming or enabled to sell any current estate or interest in the land specified

Our Ref: UNK_01

27 June 2025

East Midlands Gateway Phase 2 (EMG2)
Proposals for a second phase of SEGRO Logistics Park East Midlands Gateway (EMG1)

Additional Consultation from 1 July 2025 to 29 July 2025

Our Proposals

Our vision is to create a multi-unit state-of-the-art logistics and advanced manufacturing development delivering over 3 million sq. ft. of warehousing and advanced manufacturing on land within the East Midlands Freeport and creating circa. 4,000 new jobs and investment of over £325 million into the local area. EMG2 is comprised of the following elements:

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8 Jul 2025 at 13:25:30
Derby Road, Kegworth
Derby
England
DE74
United Kingdom

8 Jul 2025 at 13:30:25
A453, Kegworth
Derby
England
DE74
United Kingdom

SEGRO

SEGRO Properties Limited
SEGRO (EMG) Limited
12th Floor
Two Friargate
Station Square
Coventry CV1 2GN

SEGRO.com
T: +44(0)2475 529730

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27 June 2025

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Proposals for a second phase of SEGRO Logistics Park East Midlands Gateway (EMG1)

Additional Consultation from 1 July 2025 to 29 July 2025

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8 Jul 2025 at 13:30:32
A453, Kegworth
Derby
England
DE74
United Kingdom

8 Jul 2025 at 13:41:43
Willows Farm, Long Lane
Derby
England
DE74 2GA
United Kingdom

FOR PLANNING

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Leicestershire
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Derby, DE74 2GA

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or by using the QR

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online via the

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.uk

SEGRO Properties Limited
SEGRO (EMG) Limited
12th Floor
Two Friargate
Station Square
Coventry CV1 2GN

SEGRO.com
T: +44(0)2475 529730

Our Ref: Cons-GEN

27 June 2025

East Midlands Gateway Phase 2 (EMG2)
Proposals for a second phase of SEGRO Logistics Park East Midlands Gateway (EMG1)

Additional Consultation from 1 July 2025 to 29 July 2025

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8 Jul 2025 at 13:41:50
[redacted]
Long Lane
Derby
England
DE74 2GA
United Kingdom

NOTICE UNDER ARTICLE 15 OF APPLICATION FOR PLANNING P/2025/01750

Town and Country Planning (Development Management Procedure) (England) Order 2015

I give notice that Mr Gordon is applying to North West Leicestershire District Council for planning permission for the following development:

PROPOSAL: Erection of a single-storey side extension
SITE ADDRESS: Willows Farm Long Lane, Aylwords, Derby, DE74 2GA
APPLICATION REFERENCE NUMBER: P/2025/01750

Members of the public may inspect copies of the application, plans and any other documents submitted with it at www.nwleics.gov.uk, or by using the QR code at the top of this notice.

If you have any comments on the application please write to me there in writing by quoting the application reference to the Council at the above address better, by emailing development.control@nwleicestershire.gov.uk or online via the Council website: https://www.nwleics.gov.uk/pages/how_to_comment_on_planning_applications

All comments should be received within 21 days of the date of this notice (excluding any public/bank holidays).

Any letter or email you send will be available for public inspection and may be scanned.

Date of Notice: 15.5.2025

8 Jul 2025 at 13:50:12

[redacted]

Derby
England
DE74 2DJ
United Kingdom

SEGRO

SEGRO Properties Limited
SEGRO (EMG) Limited
12th Floor
Two Friargate
Station Square
Coventry CV1 2GN

SEGRO.com
T: +44(0)2475 529730

Our Ref: Cons-GEN

27 June 2025

East Midlands Gateway Phase 2 (EMG2)

Proposals for a second phase of SEGRO Logistics Park East Midlands Gateway (EMG1)

Additional Consultation from 1 July 2025 to 29 July 2025

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1 New Burlington Place, London, W1S 2HR
Registered Number 448911 England and Wales
Registered Office

8 Jul 2025 at 13:50:15

[redacted]

Derby
England
DE74 2DJ
United Kingdom

SEGRO