

From: [Belinda Brown](#)
To: [Northampton Gateway](#)
Cc: [REDACTED]
Subject: Northampton Gateway Rail Freight Interchange Project - Non-material change TR05006
Date: 25 September 2022 11:09:28

Dear Planning Inspectorate,

I am writing to object strongly to the request by SEGRO to amend the original DCO on the above project, claimed to be non-material.

The SRFI was originally granted on the grounds that it met government policy to encourage freight onto the railways, and with a clear proviso that the Gateway required a fully operational rail connection '**before the occupation of the warehousing**'. SEGRO are now seeking to by-pass that requirement and open warehousing without the rail connection in place - opening up the risk that the site operates without a rail connection in perpetuity. This is clearly a material amendment and should be declined.

The amendment is clearly both at odds with stated government policy to move freight onto the railways, and with the conditions upon which this specific development was originally granted. Indeed, it was only because the site was an SRFI that development to the west of the M1 was allowed, overriding the then stated local planning commitment that no development would take place on this side of the motorway.

There is considerable concern in the local area that this will result both in a severe impact on the local environment and communities and that it will open up the prospect of other warehousing developments - already waiting in the wings - to adopt the same approach: ignoring commitments, bypassing local planning and flagrantly breaching national government policy.

It appears to local residents that SEGRO is simply seeking to shift from a speculative build to a contract build operation and is therefore seeking this change entirely for financial reasons. This is supported by the active marketing of the units already underway, which is both misleading and at odds with the original DCO.

I would therefore ask you to oppose this amendment and ensure that the original DCO is complied with in full.

Yours sincerely

Belinda Brown
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