OXFORDSHIRE
STRATEGIC RAIL FREIGHT INTERCHANGE

Statement of Commonality

Document 10.1
Revision V1

On behalf of
Oxfordshire Railfreight Limited

October 2026

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1.3 COMMONALITY

1.1 INTRODUCTION

1.1.1 This document provides the Examining Authority (ExA) with the latest position on the Statements of Common Ground (SoCG) and Position Statements between the Applicant and relevant parties. It is submitted at Deadline 1 and will be updated throughout the Examination.

1.2 CONTENTS AND LIST OF STATEMENTS OF COMMON GROUND AND POSITION STATEMENTS

1.2.1 The SoCG and Position Statements largely follow a common structure:

- An introduction explaining the purpose of the SoCG or Position Statement and listing the relevant topics.
- Section 2 summarises the consultation undertaken to date.
- Section 3 identifies the documents underpinning the agreements recorded in the SoCG or Position Statement.
- Section 4 summarises agreed matters in the SoCG, in Position Statements it sets out the position of the respective parties.
- Section 5 summarises matters where agreement remains outstanding, where applicable. The Position Statements do not include this section.
- Section 6 summarises matters that are not agreed. The Position Statements do not include this section.

1.2.2 Sections 2 to 6 are presented in tables.

1.2.3 SoCG have been prepared with all parties identified in the Applicant's covering letter submitted at Deadline A on 15th September 2026 (PDA-001). A SoCG with Network Rail (AS-092) had already been submitted to the ExA prior to the Deadline A submission and therefore it was not included in the Applicants covering letter. Details of the Network Rail SoCG is included within this document.

1.2.4 As detailed in the Applicant's Deadline A Covering letter (PDA-001), in place of SoCG, Position Statements have been prepared with Biffa Waste Services and Smith & Sons. Details of these Position Statements are also included within this document.

Document Reference	Topic	Status	Comment
Cherwell District Council & Oxfordshire County Council (CDC & OCC)			
	Legal – DCO Drafting including Requirements, Protective Provisions, Section 106 Obligations and land arrangements	Under preparation by the Applicant	Applicant awaiting comments from the Councils' legal representative in response to the Applicant's responses to the Councils' Relevant Representations. That will form the basis of an initial draft to be progressed post Deadline 1.
	Planning, including policy and socio-economic issues	Under preparation by the Applicant	Ongoing meetings and dialogue to inform first draft (will be progressed post-LIRs)
	Landscape and Visual Impact	Under preparation by the Applicant	Ongoing meetings and dialogue with officers further to RRs. Applicant actions underway ahead of SoCG.
	LLFA and Highways Drainage	Under discussion	Latest version sent 25/09/26 following meetings with OCC and CDC and RRs.
	Climate Change	Under preparation by the Applicant	Ongoing dialogue – Applicant awaiting response from Councils (will be progressed post-LIRs)
	Ecology (and Trees)	Under preparation by the Applicant	Ongoing dialogue – Applicant awaiting response from Councils (will be progressed post-LIRs)
Cherwell District Council			
	Noise, Air Quality & Odour, Lighting and 'Ground Conditions' (Contamination) – currently separate SoCGs but planned to be merged	Under discussion	Ongoing dialogue – Applicant awaiting response from officers on response to comments (will be progressed post-LIRs)
	Built Heritage	Under discussion	Overlap with issues discussed with Historic England. Ongoing dialogue – Applicant awaiting response from officers on response to comments (will be progressed post-LIRs)
Oxfordshire County Council			
	Transport/Highways	Under preparation by the Applicant	Ongoing dialogue –will be progressed by the Applicant post-LIRs
	Rail	Under discussion	Significant progress made. One final outstanding matter

Document Reference	Topic	Status	Comment
			relating to programme being discussed. [Applicant considers this can be moved to "joint" section with CDC above – to be confirmed]
	Minerals and Waste	Under discussion	Ongoing dialogue –will be progressed by the Applicant post-LIRs
	Archaeology	Under discussion	Ongoing dialogue – progress on Archaeological Mitigation Strategy to be reflected in updated version by the Applicant
Gloucestershire County Council			
	Transport/Highways/Rail	Under discussion	Ongoing dialogue – following meeting and correspondence to confirm Applicant's response and issues addressed. A draft was shared by the Applicant on 13/10/2026
The Environment Agency			
	Waste, Drainage and Flood Risk, Groundwater,	Under preparation by the Applicant	Ongoing dialogue –will be progressed by the Applicant post-LIRs
Historic England			
	Heritage	Under discussion	Final version to be agreed post Deadline 2 – single outstanding matter will be addressed by the Applicant in the updated ES Chapter at Deadline 2.
Natural England			
	Ecology	Under discussion	Ongoing dialogue – will be progress further by the Applicant post-written representations
National Highways			
	Traffic and Transport related to the Strategic Road Network. Draft DCO including protective provisions, relevant requirements and management plans and land arrangements.	Under preparation by the Applicant	Ongoing dialogue –will be progressed by the Applicant

Document Reference	Topic	Status	Comment
Anglian Water			
	Interaction with Anglian Water assets. Draft DCO including protective provisions, relevant requirements and management plans and land arrangements.	Under discussion	Meeting to discuss SoCG drafting on 14/10/2026.
Thames Water			
	Interaction with Thames Water assets. Draft DCO including protective provisions, relevant requirements and management plans and land arrangements.	Under discussion	A draft was shared by the Applicant on 09/10/2026
Upper Ouse Water Management			
	Flood Risk and Drainage impact including interaction with Upper Ouse Water Management Board catchment/maintenance responsibilities.	Under discussion	Draft issued on 06/10/2026.
Dorchester Living			
	Land uses and potential synergies, landscape and visual/design, highways infrastructure, sustainable transport, rail, land arrangements and potentially ecology.	Under discussion	Awaiting comments from Dorchester following an updated version circulated by the Applicant on 22/08/2026.
Valencia Waste Management			
	Land arrangements	Under discussion	SoCG will follow ongoing discussions.
Viridor			
	Potential synergies and land arrangements.	Under discussion	Draft to be issued to Viridor week commencing 12/10/2026
Network Rail			
Document 8.1, AS-092	Rail	Agreed	
Biffa Waste Services			
	Lease arrangements, planning policy, odour impacts and alternative treatment capacity.	Under discussion	A draft was shared by the Applicant on 09/10/2026

Document Reference	Topic	Status	Comment
Smith & Sons			
	Land, interfaces between OxSRFI and quarry and safeguarding land for mineral extraction.	Under discussion	A draft was shared by the Applicant on 12/10/2026

1.3 COMMONALITY

1.3.1 This section summarises the principal topics covered by the SoCG and highlights common themes across the agreements with different parties. This will be revisited as the position evolves between the parties.

1.3.2 The table identifies the topics covered by each SoCG and shows their status using a red, amber or green (RAG) rating:

- Red – not agreed
- Amber – under discussion
- Green – agreed

1.3.3 Where a topic does not apply to a party, the corresponding table entry is left blank.

Party	Document Reference	Legal*	Planning	Landscape & Visual	Drainage and Flood Risk	Ecology	Climate Change	Noise	Air Quality	Odour	Lighting	Ground	Heritage	Transport/Highways	Rail	Minerals	Waste	Archaeology	Compulsory Acquisition
CDC & OCC (joint)																			
Cherwell District Council																			
Oxfordshire County Council																			
Gloucestershire County Council																			
The Environment Agency																			
Historic England																			
Natural England																			
National Highways																			
Anglian Water																			
Thames Water																			
Upper Ouse Water Management																			
Dorchester Living																			
Valencia Waste Management																			
Viridor																			
Biffa																			
Network Rail	8.1/AS-092																		
Smith & Sons																			

*Includes DCO drafting, Requirements, Protective Provisions, and Section 106 Obligations