

Your Reference
BC0410001 and TR0510002



Our Reference
2774998/TAW1

FAO Examining Panel
National Infrastructure Planning
Temple Quay House
2 The Square
Bristol
BS1 6PN

Gowling WLG (UK) LLP
Two Snowhill
Birmingham
B4 6WR
DX 312501 Birmingham 86

21 April 2026

DEADLINE 2

Dear Mr Jackson

**East Midlands Gateway Phase 2 – BC0410001 (the DCO Application)
Application by SEGRO Properties Limited in respect of a Business and Commercial development comprising a second phase of the SEGRO Logistics Park East Midlands Gateway and highway related development (EMG2)**

**East Midlands Gateway Phase 1 Material Change Order – TR0510002 (the MCO Application)
Application by SEGRO (EMG) Limited for a material change to the East Midlands Gateway Rail Freight Interchange and Highways Order 2016 (SI 2016/17)**

This letter is the response of SEGRO Properties Limited (DCO Applicant) and SEGRO (EMG) Limited (the MCO Applicant), together "the Applicants", to Deadline 2.

Applicants' Response to Local Impact Reports

The Applicants' response to the Local Impact Reports received at Deadline 1 from North West Leicestershire District Council and Leicestershire County Council is enclosed (**Document DCO 7.11 / MCO 7.11**).

Comments on any submissions received at Deadline 1

The Applicants' response to the written representations / submissions received at Deadline 1 is enclosed (**Document DCO 7.12 / MCO 7.12**).

Any further information submitted by the Applicants

The following application documents have been updated and are enclosed:

Document Name	Doc. Ref.	Explanation
Design Approach Document (clean and tracked)	DCO 5.3 / MCO 5.3 and APP-220	To respond to submissions made by interested parties and by way of follow up to ExQ1

GOWLING WLG (UK) LLP
Registered Office: 4 More London
Riverside, London, SE1 2AU

T: +44 (0)370 903 1000
F: +44 (0)370 904 1099
gowlingwlg.com

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Appendix 5.3A – Highway Design Approach (clean and tracked)	DCO 5.3A / MCO 5.3A and APP-221	To correct the wording in paragraph 8.11
Appendix 3A – CEMP (DCO only) (clean and tracked)	DCO 6.3A and AS-027D	To respond to submissions made by interested parties and by way of follow up to ExQ1
Community Park Plan	DCO 2.16 and APP-058D	Updated to include a schedule of landscape typologies in response to ExQ 1.4.2
Illustrative Landscape Masterplan – EMG1 Works	MCO 2.6 / REP1-014M	Updated to reflect the diversion of the public footpath as shown on the Access and Rights of Way Plan (MCO 2.4 / APP-062M)

In addition, the following new application documents are enclosed:

Document Name	Doc. Ref.	Explanation
Note on Community Park Operational Sound Levels	DCO 7.10	In response to ExQ 1.4.2 on noise levels in the Community Park

Updated dDCO and dMCO

An updated dDCO (clean and tracked) (**Document DCO 3.1 / PDA-004D**) and updated dMCO (clean and tracked) (**Document MCO 3.1 / PDA-006M**) are enclosed. Also enclosed are:

- Schedule of changes to the dDCO (clean and tracked) (**Document DCO 3.4 / PDA-008D**);
- Schedule of changes to the dMCO (clean and tracked) (**Document MCO 3.5 / PDA010M**);
- Tracked change version of the East Midlands Gateway Rail Freight Interchange and Highways Order 2016 (**Document MCO 3.4 / PDA-009M**);
- Explanatory Memorandum to dDCO (clean and tracked) (**Document DCO 3.2 / AS-015D**); and
- Explanatory Memorandum to dMCO (clean and tracked) (**Document MCO 3.2 / APP-016M**).

Land and Rights Negotiations Tracker

A Land and Rights Negotiations Tracker is enclosed (**Document DCO 4.7**).

Applicants' draft Examination Issues Tracker

An updated draft Examination Issues Tracker (clean and tracked) is enclosed (**Document DCO 7.6 / MCO 7.6 and REP1-055**).

Applicants' draft Statements of Common Ground (SoCGs)

Clean and tracked change versions of the following updated SoCGs are enclosed:

- Leicestershire County Council – Population and Human Health (**Document DCO 8.4E / MCO 8.4E and REP1-073**);
- National Highways (**Document DCO 8.5 / MCO 8.5 / REP1-076**);
- Natural England (**Document DO 8.7 / MCO 8.7 and REP1-078**);
- East Midlands International Airport Limited (**Document DCO 8.11 / MCO 8.11 and REP1-082**); and
- Prologis UK Limited / Prologis UK 121 Limited / East Midlands Airport (**Document DCO 8.12 / MCO 8.12 and REP1-083**).

As indicated in the draft Statement of Commonality of SoCGs (**Document DCO 8.2 / MCO 8.2 and REP1-061**), updated versions of the following SoCGs are not enclosed as there have been no agreed changes since Deadline 1 but discussions are ongoing with all parties and updated versions will be submitted at Deadline 5 or earlier as appropriate:

- North West Leicestershire District Council (**Documents DCO 8.3A – 8.3G / MCO 8.3A – 8.3G and REP1-062 to REP1-068**);
- Leicestershire County Council (**Documents DCO 8.4A – 8.4D, 8F and 8.4G / MCO 8.4A – 8.4D, 8F and 8.4G and REP1-069 – REP1-072, REP1-074 and REP1-075**);
- Nottingham County Council (**Document DCO 8.6 / MCO 8.6 and REP1-077**);
- Historic England (**Document DCO 8.8 / MCO 8.8 and REP1-079**);
- Forestry Commission (**Document DCO 8.9 / MCO 8.9 and REP1-080**); and
- Environment Agency (**Document DCO 8.10 / MCO 8.10 and REP1-081**).

Applicants' draft Statement of Commonality of SoCGs

An updated draft Statement of Commonality of SoCGs (clean and tracked) is enclosed (**Document DCO 8.2 / MCO 8.2 and REP1-061**).

Finally, we enclose an application documents tracker (clean and tracked) for the DCO (**Document DCO 1.8 / REO1-004D**) and MCO (**Document MCO 1.7 / REP1-002M**).

If you have any queries or require anything further, please do not hesitate to contact us.

Yours sincerely



@uk.gowlingwlg.com

Enclosures:

Documents relating to DCO and MCO:

1. Design Approach Document (Clean) (**DCO 5.3 / MCO 5.3 and APP-220**)
2. Design Approach Document (Tracked) (**DCO 5.3 / MCO 5.3 and APP-220**)
3. Appendix 5.3A – Highway Design Approach (Clean) (**Document DCO 5.3A / MCO 5.3A and APP-221**)
4. Appendix 5.3A – Highway Design Approach (Tracked) (**Document DCO 5.3A / MCO 5.3A and APP-221**)
5. Updated Examination Issues Tracker (Clean) (**Document DCO 7.6 / MCO 7.6 and REP1-055**)
6. Updated Examination Issues Tracker (Tracked) (**Document DCO 7.6 / MCO 7.6**)
7. Applicants' response to the Local Impact Reports (**Document DCO 7.11 / MCO 7.11**)
8. Applicants' response to the written representations / submissions received at Deadline 1 (**Document DCO 7.12 / MCO 7.12**)
9. Updated draft Statement of Commonality (Clean) (**Document DCO 8.2 / MCO 8.2 and REP1-061**)
10. Updated draft Statement of Commonality (Tracked) (**Document DCO 8.2 / MCO 8.2 and REP1-061**)
11. Updated SoCGs (Clean):
 - a. Leicestershire County Council – Population and Human Health (**Document DCO 8.4E / MCO 8.4E and REP1-073**)
 - b. National Highways (**Document DCO 8.5 / MCO 8.5 and REP1-076**)
 - c. Natural England (**Document DO 8.7 / MCO 8.7 and REP1-078**)
 - d. East Midlands International Airport Limited (**Document DCO 8.11 / MCO 8.11 and REP1-082**)
 - e. Prologis UK Limited / Prologis UK 121 Limited / East Midlands Airport (**Document DCO 8.12 / MCO 8.12 and REP1-083**)

12. Updated SoCGs (Tracked):
 - a. Leicestershire County Council – Population and Human Health (**Document DCO 8.4E / MCO 8.4E and REP1-073**)
 - b. National Highways (**Document DCO 8.5 / MCO 8.5 and REP1-076**)
 - c. Natural England (**Document DCO 8.7 / MCO 8.7 and REP1-078**)
 - d. East Midlands International Airport Limited (**Document DCO 8.11 / MCO 8.11 and REP1-082**)
 - e. Prologis UK Limited / Prologis UK 121 Limited / East Midlands Airport (**Document DCO 8.12 / MCO 8.12 and REP1-083**)

Documents relating to DCO only:

13. DCO Application Documents Tracker (Clean) (**Document DCO 1.8 and PDA-003D**)
14. DCO Application Documents Tracker (Tracked) (**Document DCO 1.8 and PDA-003D**)
15. Community Park Plan (**Document DCO 2.16 and APP-058D**)
16. Updated dDCO (Clean) (**Document DCO 3.1 / PDA-004D**)
17. Updated dDCO (Tracked) (**Document DCO 3.1 / PDA-004D**)
18. Schedule of changes to the dDCO (Clean) (**Document DCO 3.4 / PDA-008D**)
19. Schedule of changes to the dDCO (Tracked) (**Document DCO 3.4 / PDA-008D**)
20. Explanatory Memorandum to dDCO (Clean) (**Document DCO 3.2 / AS-015D**)
21. Explanatory Memorandum to dDCO (Tracked) (**Document DCO 3.2 / AS-015D**)
22. Land and Rights Negotiations Tracker (**Document DCO 4.7**)
23. Appendix 3A to the Environmental Statement – CEMP (DCO only) (**Document DCO 6.3A and AS-027D**)
24. Note on Community Park Operational Sound Levels (**Document DCO 7.10**)

Documents relating to MCO only:

25. MCO Application Documents Tracker (Clean) (**Document MCO 1.7 and PDA-002M**)
26. MCO Application Documents Tracker (Tracked) (**Document MCO 1.7 and PDA-002M**)
27. Illustrative Landscape Masterplan EMG1 Works (**Document MCO 2.6 / APP-064M**)
28. Updated dMCO (Clean) (**Document MCO 3.1 / PDA-006M**)
29. Updated dMCO (Tracked) (**Document MCO 3.1 / PDA-006M**)
30. Schedule of changes to the dMCO (Clean) (**Document MCO 3.5 / PDA010M**)
31. Schedule of changes to the dMCO (Tracked) (**Document MCO 3.5 / PDA010M**)
32. Tracked change version of the East Midlands Gateway Rail Freight Interchange and Highways Order 2016 (**Document MCO 3.4 / PDA-009M**)
33. Explanatory Memorandum to dMCO (Clean) (**Document MCO 3.2 / APP-016M**)
34. Explanatory Memorandum to dMCO (Tracked) (**Document MCO 3.2 / APP-016M**)