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5th November 2018

Northampton Gateway Rail Freight Interchange (TR050006)

Your reference: 20010337

Re: Roxhill Planning Application

Dear Sir,

As a local resident I am writing to object to the Roxhill Planning Application for a number of reasons.

- This is not a STRATEGIC development. It is not part of the National Planning Policy.
- Strategic developments are those that fulfil the Government plans. This is a private speculative plan that wishes to create a large volume of warehousing whilst pretending to be "Strategic". An optimistic estimate of a mere 10% of the goods movements at this site are planned to be by rail. The rest will be by road. It is clearly an attempt to avoid the normal planning regulations for building warehouses by using the word "Strategic".
- Roxhill, in their proposal, have made no reference to other similar developments being planned in the area or to other Rail Freight terminals in the area.
- The air quality in this area is already very poor being adjacent to the M1 motorway. An increase in vehicles will only serve to make this situation worse, particularly as they will mainly be HGV movements on top of the additional traffic of all the staff commuting to work at this very busy junction and section of the motorway.
- Even if an earth bund is built separating the site from Collingtree village the effect will be adverse to pollution. This will prevent the South westerlies from spreading the pollution away from the village. The potential increase in pollution in the village will be insufferable and be a major catalyst for increased ill health amongst the population.
- The site is expected to provide a lot of jobs in an area of very low unemployment. Therefore staff will have to drive some distance to work here. Increasing the pressure on the surrounding roads.
- Improvements to Junction 15 and a Road Bypass simply move the traffic congestion problem. The roads FROM junction 15, the M1, A45 and A508 are at a standstill on a daily basis. There is no capacity for increased traffic even with any proposed changes to the roads.

Yours Sincerely

Stuart Burrows