



Planning Service Place Directorate

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IMPORTANT – PLANNING CONSULTATION

FAO of the Parish Clerk
6 Dent Close
Duston
Northampton
NN5 6GP

Contact: Shivesh Seedhar
Telephone No:
Email: planning@westnorthants.gov.uk
Date: 4 June 2025

Dear Sir/Madam

**Town and Country Planning Act 1990
Town & Country Planning (Development Management Procedure) (England) Order 2015
Standard Consultation Planning**

Application No. 2025/1883/MAO

Proposal Outline application for up to 149,476 sqm (GIA) of mixed use employment space within Use Classes B8 & B2, Use Class E(g)(i) in connection with ancillary office space & Use Class E(b) café, including vehicular and cycle parking, spine road, lorry park, strategic green infrastructure including circular footway / cycleway route, surface water drainage including SuDS, watercourse diversions as required, foul water drainage, tree and hedgerow restoration and planting, habitat areas associated with securing biodiversity net gain, supporting infrastructure comprising utilities including electricity, water, sewerage, telecommunications and diversions as necessary. All matters reserved except for access, including details for access from A508, and landscaping in respect of the proposed landscape bund including earthworks and reprofiling as associated.

Location Land South Of M1 Junction 15 Northamptonshire

This is a consultation on the above proposal. If you have any comments to make, please make them by 25 June 2025.

A copy of the application, accompanying plans and relevant documents can be viewed on the Council's on-line register at <https://wnc.planning-register.co.uk/Planning/Display/2025/1883/MAO?cuuid=BA402BAA-621A-4B93-978B-454E36B6AB27>. This will also tell you the current status of the application together with other useful information, including the reason for this consultation (on the 'Consultee' tab under the 'Constraints List').

If you do not have access to the website you may inspect the application, the plans and other documents submitted with it (including the Environmental Statement) at this office at any time between 9:00 a.m. and 5:00 p.m. Monday to Friday. Any member of staff will be able to assist you with general information.

regarding the application; if you wish to speak to the Case Officer you should make an appointment before visiting the office. The information will be available for inspection for at least 21 days from the date of this letter.

Please submit your comments via the Online Planning Register using the following link: <https://wnc.planning-register.co.uk/Planning/Display/2025/1883/MAO?cuuid=BA402BAA-621A-4B93-978B-454E36B6AB27> Please DO NOT submit comments by manually going to the planning register and using the 'Comments' tab, as this will submit your comments as a neighbour. The above link to the Online Planning Register is unique to you as a consultee.

Guidance on how to submit your comments and the information you can include is available on our website using the link below:

<https://www.planningportal.co.uk/planning/having-your-say/planning-applications>

To ensure your comments are received promptly please submit them electronically where possible. If you have received this letter in hardcopy format and would like to receive it electronically then please email planning@westnorthants.gov.uk and advise us of the email address you would like consultations sent to.

If you need more time you should contact us no later than **25 June 2025**. We can only grant more time in exceptional circumstances and we would need your reasons for the request, together with a firm date by which we will have received your comments.

Yours faithfully



Shivesh Seedhar
Major Projects Officer
Planning Service