

Samuel Fox
Head of Licensing & Network Code
Email: [REDACTED]



Company Secretary
Network Rail Infrastructure Limited
Waterloo General Office
London
SE1 8SW

3 September 2026

Network licence Condition 17 (land disposal): Station Street, Nottingham

Decision

1. On 14 July 2026, Network Rail gave notice of its intention to dispose of land at Station Street, Nottingham ("the land"), in accordance with Condition 17 of its network licence. The land is described in more detail in the notice (copy attached).
2. We have considered the information supplied by Network Rail including the responses received from third parties consulted. For the purposes of Condition 17 of Network Rail's network licence, ORR consents to the disposal of the land in accordance with the particulars set out in its notice.

Reasons for decision

3. At the time of its submission to ORR, we noted that Network Rail had not consulted with Heavy Haul Rail Limited and SE Trains Limited. Network Rail subsequently sought and received responses from these stakeholders and we are now satisfied that Network Rail has consulted all relevant stakeholders with current information and that no objections to the proposed disposal were received.
4. In considering the proposed disposal, we note that:
 - Network Rail's access to its assets on its retained land, access to two archways that are used by Network Rail for storage and access for inspections of a retaining wall along Station Street and the bridge along London Road will all be maintained, and access to a vehicle trackside access point will also be ensured. The proposed access route is shown on plan 0715366-1 rev G;
 - Nottingham City Council's district heating pipe and gantry currently runs above ground across the proposed disposal area. The section of the proposed access route shown by hatched brown shading on plan 0715366-1 rev G would be extinguished once the heating pipe and gantry is relocated;
 - there is no evidence that railway operations would be affected adversely by the disposal; and

- no other reasonably foreseeable railway use for the land was identified.

5. Based on all the evidence we have received and taking into account all the material facts and views relevant to our consideration under Condition 17, we are satisfied that there are no issues for us to address.

6. We have had regard to our decision criteria in [Land disposal by Network Rail: The regulatory arrangements, October 2019](#), and balanced our section 4 duties given to us under the Railways Act 1993. In doing so we have given particular weight to our duty to exercise our functions in a manner which we consider best calculated to “protect the interests of users of railway services”.

7. We have concluded that the proposed disposal is not against the interests of users of railway services. In light of that and our understanding of the transaction as set out above, we grant our consent to the proposed disposal of the land.

03/09/2026

X 

Samuel Fox

Head of Licensing & Network Code

Signed by: S-1-12-1-405678757-1091720026-1317419189-4257756544/1afd9365-db19-45df-961b-acd9bf715171

Samuel Fox

Duly authorised by the Office of Rail and Road

Property Disposal – Specific Consent

Application by Network Rail Infrastructure Limited to dispose of land in accordance with the Land Disposal Condition of the Network Licence.

1. Disposal			
Type of disposal	Freehold sale of land shaded blue on plan 0715366a, and variation of access route to track access point from route shown by brown shading on plan 0715366-1 revE to brown and brown hatched shading on plan 0715366-1 rev G.		
Rationale for disposal	The site forms one of four railway sites announced by the government in 2025 as a priority for developing residential units on surplus railway land as part of the solution to resolve the national housing crisis. The site is proposed to be developed with the adjoining land owned by Blocwork (a NR and Platform4 joint venture partner) into c. 200 build to rent units.		
2. Clearance	Type	Reference	Date
Clearance Details	Business	CR/65435	26 th August 2025
	Technical	CR/65435	27 th October 2025
3. Site			
Description of property for disposal	The site comprises c. 0.45 acres of a tarmacadam surface which the majority is unused land, but part is used for the siting of a Network Rail Mobile Operational Maintenance office cabin and two storage cabins with NR parking spaces. The site also provides an accessway to a Network Rail vehicle track side access point (point X Plan 0715366-3 rev B), and access to two archways (points C-D Plan 0715366-3 rev B) that are used for storage by Network Rail P-Way Staff. The site also provides access for Network Rail Structures to maintain a retaining wall on the boundary of Station Street, and to inspect the bridge structure along London Road. NR Structures also inspect the Nottingham City Council owned District Heating Pipe and Gantry.		

	The proposed disposal will ensure the continued use of part of the site for the siting of the MOM cabin, storage cabins and NR parking spaces as part of reconfiguring the site onto the adjoining NR retained land. It will also ensure the continued access for the trackside vehicle access point, retaining wall, London Road Bridge, and inspection of the District Heating Pipe and Gantry. To achieve this, the current access route needs to be diverted from the route shown by brown shading on plan 0715366-1 revE to brown and brown hatched shading on plan 0715366-1 rev G. The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading.
Attached plans and photographs: (all site plans should be in JPEG format, numbered and should clearly show the sites location approximate to the railway)	Attached plans and photographs: 1. Plan 0715366 – disposal land shaded blue 2. Plan 0715366-1 revE – current access route shaded brown (this is to be diverted). 3. Plan 0715366-1 rev G – the proposed diverted access route shaded brown and hatched brown. The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading. 4. Plan 0715366-3 rev B – context plan • Nottingham Railway Station shaded red • NR retained land shaded green • Disposal land shaded blue • Nottingham City Council District Heating Pipe outlined blue • MOM cabin outlined red • Points 'A-B' shows the location of the retaining wall maintained by NR Structures • Point 'X' shows the location of the current track access gate • Points C-D show where the arches are within the bridge
Ordnance survey coordinates	X: 457815 Y: 339276
4. Proposal	
Proposed party taking disposal	Blocwork LLP or Grainger – Blocwork are the developer but Grainger are the forward funder and will be the owner of the building.

Proposed use / scheme	c. 200 built to rent units.
Access arrangements to / from the disposal land	Access will be retained, but the access route is proposed to be diverted from the route shown by brown shading on plan 0715366-1 rev E to brown and brown hatched shading on plan 0715366-1 rev G. This has been agreed through clearance CR/67089 with swept path details circulated with affected stakeholders (NR Structures, NR Lineside & Off-Track, NR Drainage, and NR Maintenance). The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading. The MOM cabin will be reconfigured on site – this has been agreed with the MOM team and NR East Midlands Property Board.
Replacement rail facilities (if appropriate)	Not applicable – there is space for the MOM cabin, storage cabins and NR parking spaces to remain by reconfiguring the layout on adjoining NR land.
Anticipated rail benefits	Enhanced station environment and active frontage which will increase safety for passengers coming into and out of the station. There is potential for increased farebox revenue due to the increase of over 200 residents around the station.
Anticipated non-rail benefits	c. 200 residential units, land receipt and profit share mechanism.
5. Timescales	
Comments on timescales	Assuming consent is granted, achieving planning permission for the site is targeted at the end of 2026, with construction proposed to start in early 2027, and complete at the end of 2028. The conditional sale is targeted within 12 to 30 months.
6. Railway Related Issues	
History of railway related use	The land was first acquired for railway use in 1847 under the Nottingham Inclosure Act. Records from 1875 show the site had industrial buildings on the land. Later records show these as sidings into a Fish Dock into the neighbouring plot of land, as well as railway workshop areas such as stables, a signalling & telecoms store, a carpenter area, a blacksmith area, timber stores, ash/coal stores and a water tower. In the present day the industrial buildings on the site and the neighbouring site are no longer there.

	The site is still partly used for railway purposes – siting of a MOM portacabin, storage containers, and access to the trackside access point, inspections for the retaining wall along Station Street, London Road Bridge, and to inspect the District Heating pipe gantry which is owned by Nottingham City Council. These uses will continue after the sale, but the access route is proposed to be diverted from the route shown by brown shading on plan 0715366-1 revE to brown and brown hatched shading on plan 0715366-1 rev G to help facilitate this. The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading.
When last used for railway related purposes	Please see above section.
Any railway proposals affecting the site since that last relative use	The Midland Mainline Electrification (MMLE) project has plans to electrify the adjacent railway tracks to the site. However, the MMLE designer has confirmed no railway equipment is planned to be erected into the proposed sale site, and any equipment to be erected will be outside of the site boundary. However, this project has recently been cancelled due to lack of funding.
Impact on current railway related proposals	The only impact is to the MOM portacabin which is going to remain on the adjoining NR land and have a reconfigured layout. This has been agreed with the team affected. The access route into the site will change but the access will remain open as per plan 0715366-1 rev G. The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading.
Potential for future railway related use	The Strategic Planners were consulted on whether the disposal site would impact on future rail proposals. Senior Strategic Planner in September 2025 stated that they have previously proposed an additional platform at Nottingham Railway Station, however this was on the south side of the station whilst this land is on the north so not directly relevant. The MMLE Project Sponsor, has been feeding into discussions. Their designer has confirmed that no equipment is proposed to be on the sale site if the project starts up again.

	As stated in previous sections, the current rail uses on the site will continue once the site is disposed of due to proposed reconfigurations onto the adjoining retained NR land.
Any closure or station change or network change related issues	N/A – the site is not within the station lease or ‘operational’ property.
Whether disposal affects any railway (including train operator) related access needs, and how these are to be addressed in future	As stated in the sections above, the access will remain but the route will be diverted from the route shown by brown shading on plan 0715366-1 revE to brown and brown hatched shading on plan 0715366-1 rev G. The hatched brown area would be used for transit sized vehicles only, and this part only would be extinguished once the District Heating Pipe Gantry is moved to allow vehicles a pathway through using the solid brown shading.
Position as regards safety / operational issues on severance of land from railway	The disposal includes arrangements under which the other party will install new boundary fencing along parts of the railway boundary and sufficient fencing already exists for the rest. The disposal is on a basis under which Network Rail has had due regard (where applicable) to impact of the disposal on lineside works, including railway troughing, signalling and their maintenance. The disposal is without prejudice to Network Rail’s safety obligations, with which Network Rail will continue to comply. Network Rail’s network licence requires compliance with Railway Group Standards. These set out requirements for – amongst other things – fencing, access and signal sighting. In addition, the Railways and Other Guided Transport Systems (Safety) Regulations 2006 require Network Rail to have a safety management system and safety authorisation in respect of its mainline railway system and its railway infrastructure. These, in turn, require Network Rail to comply with Railway Group Standards as well as its own internal standards; and also continually to monitor changes to the risks arising from its operations and to introduce new control measures as appropriate.
Safety issues identified	The disposal documentation shall include Network Rail’s usual safety provisions appropriate to this disposal site and type of disposal. The disposal includes a requirement to enter into an Asset Protection Agreement in the Network Rail templated form as applicable at the time of the disposal and subject to such reasonable modification as appropriate to the disposal site and its intended use. The Technical clearance referenced in Part 2 above additionally stipulates certain bespoke site-specific conditions related to safety

	as outlined below. There are also relevant comments from a superseded clearance CR/60959 which are also outlined below: Additional disposal site specific safety conditions identified in the Clearance Certificate in addition to those usually referenced for any disposal: • Network Operations : On behalf of East Midlands Route: The performance of the operational station and railway will be protected during the development, delivery and occupation of the residence. the design shall make reasonable endeavours to be such that construction workers or residents once it is lived in cant inadvertently impact the railway ie. trespass, materials/equipment on or over the railway, have cause to raise noise complaints and have future issues of proximity preventing the OLE installation and other railway equipment • Network Operations : On behalf of ASPRO: Blocwork need to demonstrate they have agreed with Nottingham City Council to agree a feasible, viable and safe option for the potential relocation of the district heating pipe in connection with the proposed use. Network Operations : On behalf of Telecoms: No Objections as long as track access is to be retained (as mentioned/confirmed in description) • Network Operations : On behalf of from Maintenance: No objection as long as NR access and current uses remains • Network Operations : On behalf of Buildings; No objection provided adequate clearance to inspect and maintain all existing Buildings assets is preserved. • Network Operations : On behalf of Geotech; The development needs to consider settlements beneath the tracks as a result of its proximity to the railway. • Network Operations : Comment on behalf of signalling; No objections provided the project takes step to maintain the existing signal sighting and does not add any obstructions or extraneous lighting that would interfere with the signal sighting. • Network Operations : Comment on behalf of structures; No objections considerations need to be made for TSN2/21X, NCC Pipe Bridge and that this is not affected, unless agreed upon by the local authorities. Access is to be maintained to TSN2/22 to ensure that we can fully view the asset and have access to the arches. • Engineering : Examination of Network Rail records has not identified any dissolution or landfill issues at this site. The site is located on coal bearing strata. As Network Rail has mining information appertaining to this site, in order to meet the projects obligations to disclose information it holds appertaining to the site you are advised to request a mining
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	report. The project should also consider the need to obtain a mining report from the Coal Authority. (N.B. The safety conditions described above are a requirement of the Technical Clearance Certificate and are relevant at the disposal stage of the transaction. These requirements are subject to change e.g. by development of subsequent detailed designs that may necessitate amended safety requirements subject to consultation and agreement by the railway engineer)
7. Planning History and Land Contamination	
Planning permissions / Local Plan allocation (if applicable)	The relevant local plan is the Nottingham Local Plan (2020-2028) and guided by the Nottingham City Centre Urban Design Guide. Key relevant policies and guidelines include: • Policy RE1 - Facilitating Regeneration: The site falls within the Canal Quarter, identified as a key area for regeneration. Development should contribute to the area's transformation, supporting mixed-use schemes that enhance vitality and viability. • Policy HO1 - Housing Mix: New residential developments should provide a range of house types, sizes, and tenures to meet diverse needs and create sustainable communities. • Policy DE1 - Building Design and Use: Emphasises high quality design that respects the local context, promotes sustainability, and enhances the built environment. • Policy TR1 - Sustainable Transport: Encourages development that prioritises sustainable transport modes and improves connectivity, particularly given the site's proximity to Nottingham Station. • Policy HE1 - Proposals Affecting Designated and Non-Designated Heritage Assets: Development should preserve and enhance the significance of nearby heritage assets, including the Grade II* listed Nottingham Station. The development presents the opportunity to: • Reinvigorate a neglected brownfield site in a key gateway location; • Add much needed quality homes to the City and increase footfall to the local area; • Conclude the regeneration of the wider urban area; • Activate and enhance the streetscape of Station Street and introduce passive surveillance to the public realm; • Activate and enhance the setting of the railway; • Introduce high quality frontages and public realm to the sites edge, enhancing the urban character of the locality and improving the pedestrian experience.

	The proposed development site is also located within the Station Conservation Area, which encompasses Nottingham Station (a Grade II* listed building) and its surroundings. A pre-application process of early initial designs has been undertaken with Nottingham City Council where the project received positive feedback. It is being targeted to submit a full planning application in mid-2026 with the aim of getting full consent at the end of 2026.
Contamination / Environmental Issues (if applicable)	Pre-construction surveys will be undertaken in 2026/2027 and any contamination issues will be dealt with. The clearance has identified that the site is on coal bearing strata, so a mining report is required before works can begin.
8. Internal Consultation	
Internal consultation	Please see sections above where the site specific clearance conditions are listed. The Strategic Planners were consulted on whether the disposal site would impact on future rail proposals. xxxx, Senior Strategic Planner in September 2025 stated that they have previously proposed an additional platform at Nottingham Railway Station, however this was on the south side of the station whilst this land is on the north so not directly relevant.
9. Local Authorities	
Names & Email Addresses:	Nottingham City Council Estates Manager Programme Manager
Other Relevant Local Authorities:	Nottinghamshire County Council

10. Internal approval to consult

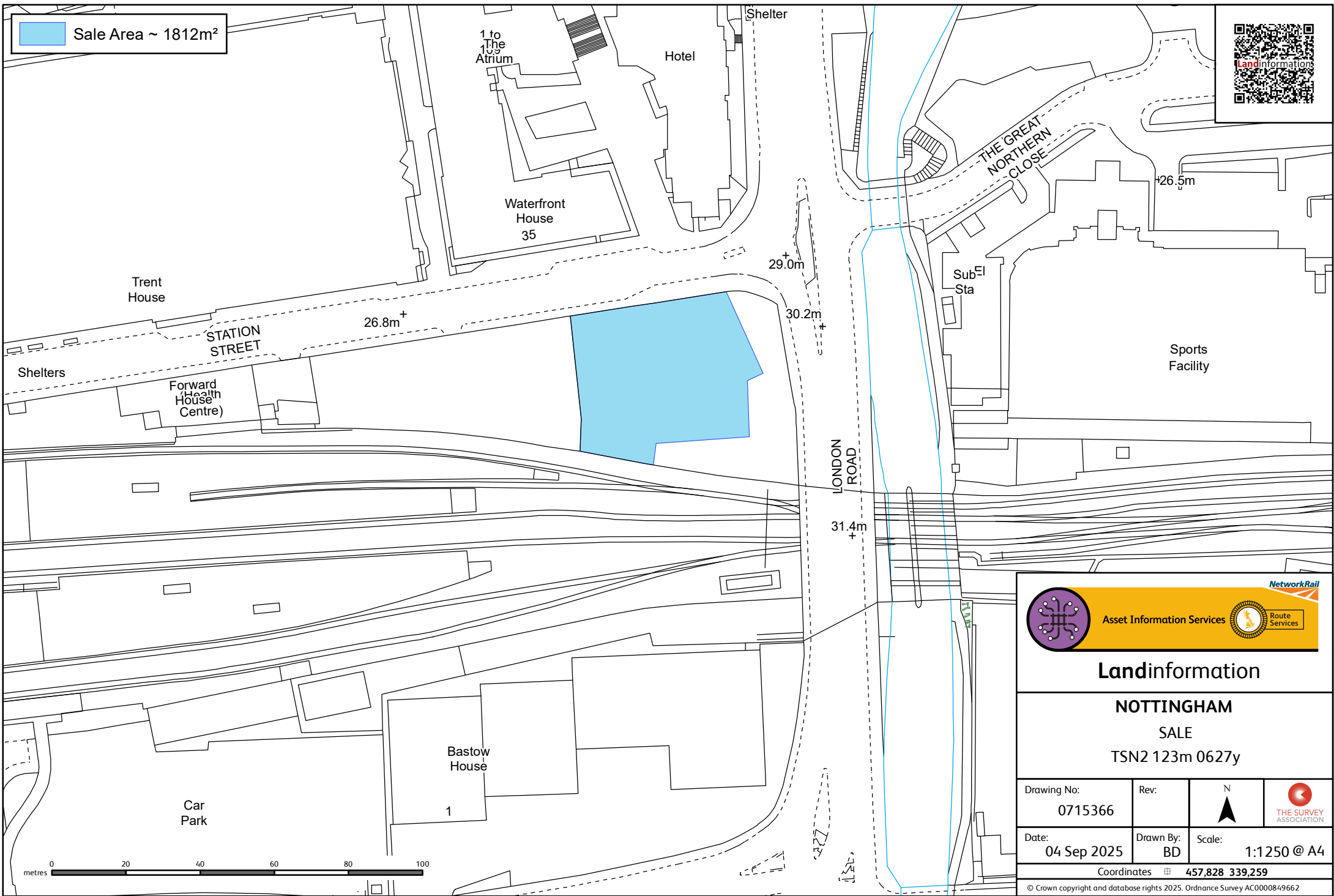
Recommendation:	By proceeding to consult I am: • recommending that Network Rail consults on the terms of disposal • confirming that I have read and understood Network Rail's Code of Business Ethics and policy on Interests in Transactions • confirming that I have secured internal written approval to consult in accordance with Network Rail's policy on Authorising Application Forms.
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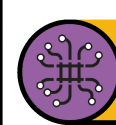
11. External Consultation

Summary of position as regards external consultations	The consultation was sent to 29 stakeholders, and we received 28 responses. We received 22 'no comment' or 'no objection' responses, with 6 stakeholders having no objections but noted comments. These comments were: • East Midlands Trains – No objections but wanted to flag that there is long term speculative ambition to improve the access/entrance to the station. During discussions with NR, the speculative position for an entrance would not be near the sale area (please see image in email on the consultation report). • Northern Rail – No objections but concerns over restricting future development of the railway station, however they noted that the shape and position of the land is unlikely to be of value for additional platforms, stabling sidings or station facilities. They wanted to be sure Network Rail are comfortable they can find alternative ways of accommodating their staff and access routes. NR Strategic Planners confirmed that this and would not be considered for platform extensions and access for NR would remain. • Transport UK – Commented that their comments would be the same as East Midlands Trains above. • British Transport Police – No objection but wanted to be consulted with architectural plans, security arrangements and fencing due to the proximity of the railway. Also stated they would like a 3m gap between the railway boundary and any residential property, and to make sure the repositioning of the cabins or any storage facilities did not provide a climbing aid which could assist trespass. The Developer is happy to consult with British Transport Police on the designs and
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	confirmed there will be at least a 3m gap as per clearance conditions and no climbing aids. - Nottingham City Council – No objection, already know about the proposal as working in tandem. Want to ensure the current and future rights for the pipe are taken into account, and their requirement for access for renewal and maintenance of the pipe is maintained. This is being taken into account as monthly project integration meetings between the council and the development have been taking place. - Nottinghamshire County Council – Wanted to refer the response to Nottingham City Council. Nottingham City Council were consulted and had no objections – please see comments above. The stakeholder that did not respond was Network Rail Media Relations. However, this stakeholder does not need to respond as the consultation is sent to them for information only for PR reasons. This concluded the consultation with no objections, therefore it is recommended to proceed with the application.
Analysis of any unresolved objections together with recommendation by Network Rail as regards a way forward	There are no unresolved objections, therefore it is recommended to proceed with the application to ORR.
12. Internal approval to dispose	
Recommendation:	Based on the above, I recommend that Network Rail proceeds with the disposal.
Declaration:	I have read and understood Network Rail's code of Business Ethics and Policy on Interests in Transactions
Proposer's name:	Proposer's job title: Senior Surveyor – Platform4
Signed.....	

	Date: 4 th June 2026
Endorsed by (name):	Endorser's job title: Principal Development Manager – Platform4
Signed...	Date: 26 th June 2026
Endorsed by (name):	Endorser's job title: Interim Eastern Region Property Director
Signed.....	Date: 29 th June 2026
Authorised by (name):	Authoriser's job title: Head of Interface Management – Network Rail
Signed.....	Date: 29 th June 2026





Asset Information Services

Route Services

Landinformation

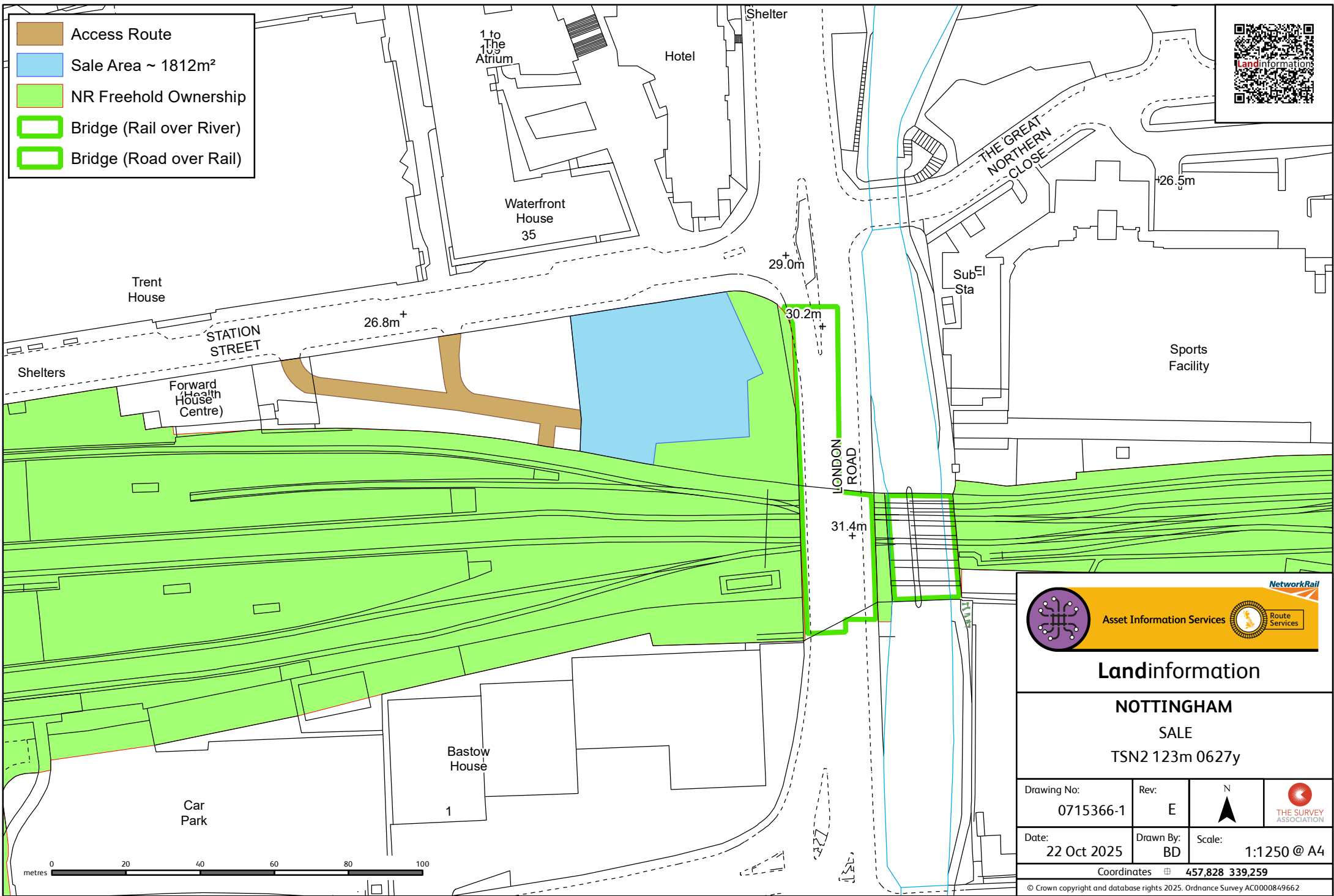
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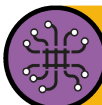
SALE

TSN2 123m 0627y

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Date: 04 Sep 2025	Drawn By: BD	Scale: 1:1250 @ A4	

Coordinates 457,828 339,259
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Asset Information Services

Route Services

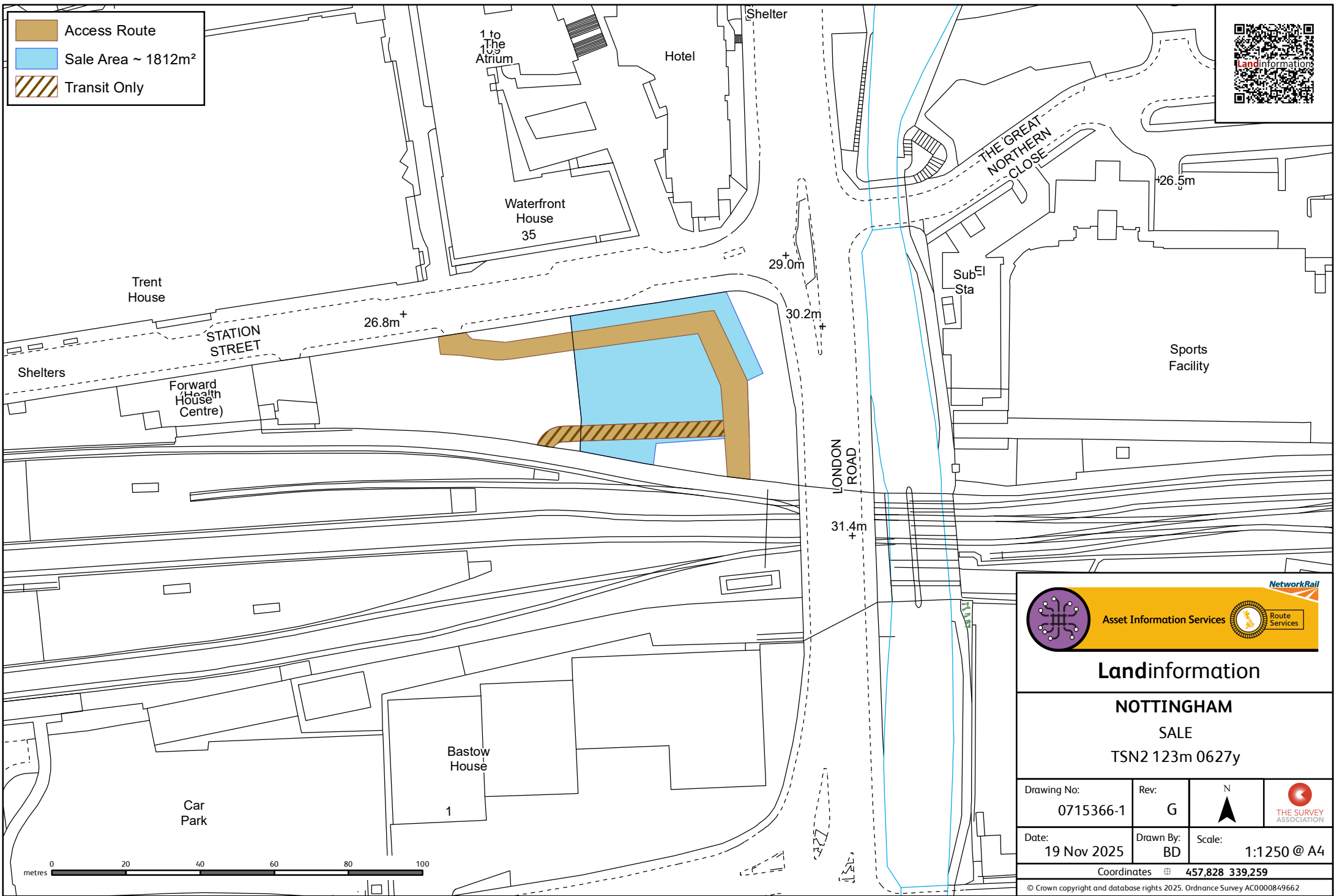
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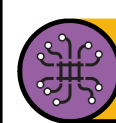
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Date: 22 Oct 2025	Drawn By: BD	Scale: 1:1250 @ A4	

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Asset Information Services

Route Services

Landinformation

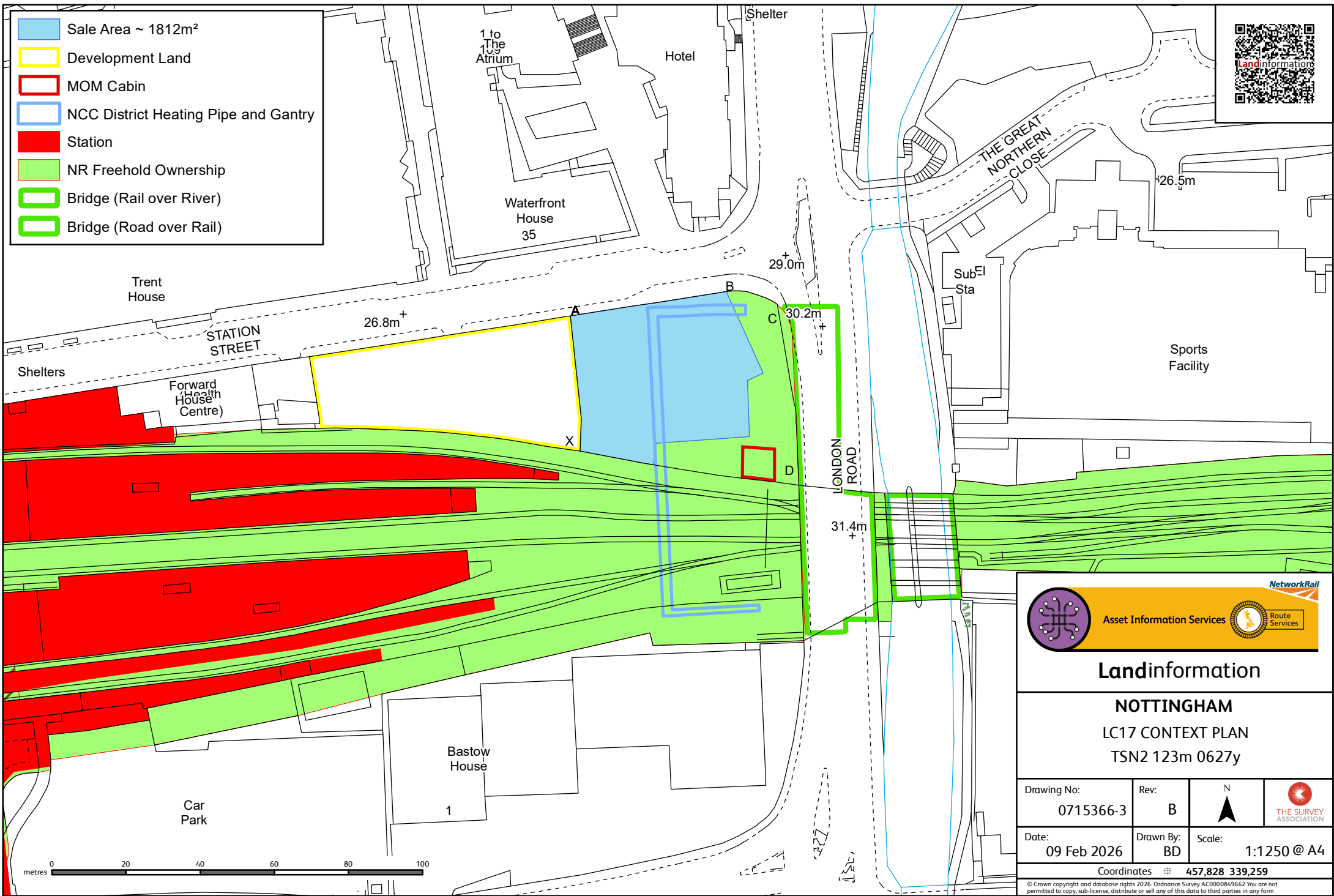
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SALE

TSN2 123m 0627y

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Date: 19 Nov 2025	Drawn By: BD	Scale: 1:1250 @ A4	

Coordinates 457,828 339,259
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CONSULTATION REPORT

relating to

PROPOSED LAND DISPOSAL

This report is provided as a supplement to our forms for the proposed disposal of land at:

Site location and description: Nottingham Station Street

The site is located next to Nottingham Railway Station with London Road Bridge to the east and Station Street to the North.

The site comprises a tarmac surface and is classed as operational rail estate, but is outside of the operational railway boundary. The site has Nottingham City Council's District Heating Pipe running above ground across the site. Network Rail's interest in the site includes:

- a Mobile Operation Manager office cabin with parking;
- access for Network Rail Structures to inspect the Council's district heating pipe, road bridge and a NR owned retaining wall;
- access for NR arches within the council's road bridge which are not currently used;
- a track access which is currently on third part land on the site to the west.

We have consulted in relation to this evaluation, and summarise the results of this as follows:

Summary of position regarding responses:

The consultation was sent to 29 stakeholders, and we received 28 responses.

We received 22 no comment or no objection responses, with 6 stakeholders having no objections but noted comments. These comments were:

- East Midlands Trains – No objections but wanted to flag that there is long term speculative ambition to improve the access/entrance to the station.
- Northern Rail – No objections but concerns over restricting future development of the railway station, however they noted that the shape and position of the land is unlikely to be of value for additional platforms, stabling sidings or station facilities. They wanted to be sure Network Rail are comfortable that can find alternative ways of accommodating their staff and access routes.
- Transport UK – Commented that their comments would be the same as East Midlands Trains above.
- British Transport Police – No objection but wanted to be consulted with architectural plans, security arrangements and fencing due to the proximity of the railway. Also stated they would like a 3m gap between the railway boundary and any residential property, and to make sure the repositioning of the cabins or any storage facilities did not provide a climbing aid which could assist trespass.
- Nottingham City Council – No objection, already know about the proposal as working in tandem. Want to ensure the current and future rights for the pipe are taken into account, and their requirement for access for renewal and maintenance of the pipe is maintained.
- Nottinghamshire County Council – Wanted to refer the response to Nottingham City Council.

The stakeholder that did not respond was Network Rail Media Relations. However, this stakeholder does not need to respond as the consultation is sent to them for information only for PR reasons.

This concluded the consultation with no objections, therefore it is recommended to proceed with the application.

The full list of external consultees is set out below:

No.	External party (name)	Contact name, email address and telephone	Whether response received (y/n)	Date of response	Details of response (e.g. “no comment”), with reference to any accompanying copy representation in annexes to this report	Comments (e.g. as regards endeavours to obtain response where none given)
1	Department for Transport		Y	14/05/2026	No Objection See Annex 1	
2	Transport for the North		Y	08/05/2026	No Objection See Annex 1	
3	Arriva Trains Cross Country		Y	09/04/2026	No Comment See Annex 1	
4	Chiltern Railway Company Limited		Y	09/04/2026	No Comments See Annex 1	
5	East Midlands Trains Limited		Y	11/05/2026	No Objections but see Comments in Annex 1	
6	Eurostar International Limited		Y	22/04/2026	No Comments or Objections See Annex 1	
7	Great Western		Y	09/04/2026	No Objection See Annex 1	

	Railway					
8	Grand Central Railway Company Limited		Y	01/05/2026	No Comments See Annex 1	
9	Merseyrail Electrics 2002 Limited		Y	09/04/2026	No Objections See Annex 1	
10	Northern Rail Limited		Y	22/04/2026	No Further Objections but See Comments in Annex 1	
11	Avanti Trains First Trenitalia West Coast Trains Limited (Avanti) and West Cost Partnership Development		Y	09/04/2026	No Comments See Annex 1	
12	Transport UK		Y	11/05/2026	No Objection See Comments in Annex 1	Response is the same as EMR – (No.5)
13	COLAS Rail Limited		Y	09/04/2026	No Comments See Annex 1	
14	Nuclear Transport Solutions		Y	08/05/2026	No Comments See Annex 1	
15	DB Cargo UK Limited		Y	08/5/2026	No Objection See Annex 1	
16	Logistics UK (Formerly Freight Transport		Y	11/05/2026	No Comment See Annex 1	

	Association)					
17	Freightliner Limited		Y	08/05/2026	No Comment See Annex 1	
18	GB Railfreight Limited		Y	09/04/2026	No Issues See Annex 1	
19	Rail Freight Group		Y	12/04/2026	Ok with RFG See Annex 1	
20	West Coast Railway Company		Y	09/04/2026	No Comments See Annex 1	
21	W.H. Malcolm		Y	10/04/2026	No Comments See Annex 1	
22	Association of Community Rail Partnerships		Y	13/04/2026	No Objections See Annex 1	
23	British Transport Police		Y	14/05/2026	No Objection but see Comments in Annex 1	
24	Transport Focus (formerly Passenger Focus)		Y	13/04/2026	No Comments See Annex 1	
25	Network Rail Media Relations					Emails sent on 09/04/2026, 22/04/2026, 30/04/2026, 07/05/2026, 08/05/2026, 11/05/2026 and 14/05/2026.
26	Nottingham City Council		Y	08/05/2026	No Objection but See Comments in Annex 1	
27	Nottinghamshire County Council		Y	22/04/2026	See Comments in Annex 1	

28	South Eastern Railway		Y	17/07/2026	No Comments See Annex 1	
29	Heavy Haul Limited		Y	16/07/2026	No Objeciton See Annex 1	

Copies of responses are given in the annexes to this report, as indicated above. The email that was sent to Consultees is shown below:

Dear Consultee,

We are currently seeking views of relevant parties on our proposed land disposal at Station Street, Nottingham by way of a freehold sale for the purpose of working with a joint venture partner to redevelop the land.

We attach a draft application form which together with the related plans, explains the proposed land disposal in detail. Following this consultation and having considered any comments that are received, a decision will be made whether to submit a formal application to ORR for consent to dispose under the terms of our network licence.

It is therefore important that we have your views as to whether you believe that the proposed disposal site has any foreseeable railway, or other public transport, use which may lead us to consider that it is inappropriate to dispose of that site. Please be aware that any comments relating to Station Change, Network Change or Planning processes will be dealt with separately as part of their respective consultations.

Any application made will be based on this draft Property Disposal form and updated in light of consultation responses. It is therefore important that we have your views on the proposed disposal. Please could any comments be provided to me via email by Friday 8th May 2026.

If a formal application to ORR is made, we will, in accordance with ORR's regulatory arrangements for land disposal, send you notification of our application in due course.

If you have any queries regarding our proposal do not hesitate to contact me. If future consultations of the nature should be directed elsewhere within your organization, please advise us of the appropriate contacts details so that we may amend our records.

Yours faithfully

1 Department for Transport

From:

Sent: 14 May 2026 10:39

To:

Cc:

Subject: Re: URGENT DATE NOW PASSED - Land Disposal Consultation - Nottingham Station Street - Closing Date Was - Friday, 8th May 2026

No objection from us,



Department for Transport

Planning and Investment Manager, Midlands Rail Hub
2/14, Great Minster House 33 Horseferry Road, London, SW1P 4DR
[Follow us on twitter @transportgovuk](#)

2 Transport for the North

From:

Sent: 08 May 2026 12:45

To:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

I've had the opportunity to look through this land disposal now, and I can confirm that Transport for the North has no objection to the release of this land for residential use.

Regards,

Rail Strategy Manager



Level 6, Town Hall Extension, Lloyd Street, Manchester M2 5DB

www.transportforthenorth.com



I work flexibly, so whilst it suits me to e-mail outside normal working hours, I do not expect a response outside your own.



3 Arriva Trains Cross Country

From:

Sent: 09 April 2026 12:44

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

XC Trains Ltd has no comment on this proposed Disposal.

Kind regards

Stations Contract Manager, CrossCountry

Mobile:

Address: 5th Floor | Multistory | 18 The Priory Queensway | Birmingham | B4 6BS



4 Chiltern Railway Company Limited

From:

Sent: 09 April 2026 14:21

To:

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No comments from Chiltern

Regards

Business Plan Delivery Lead

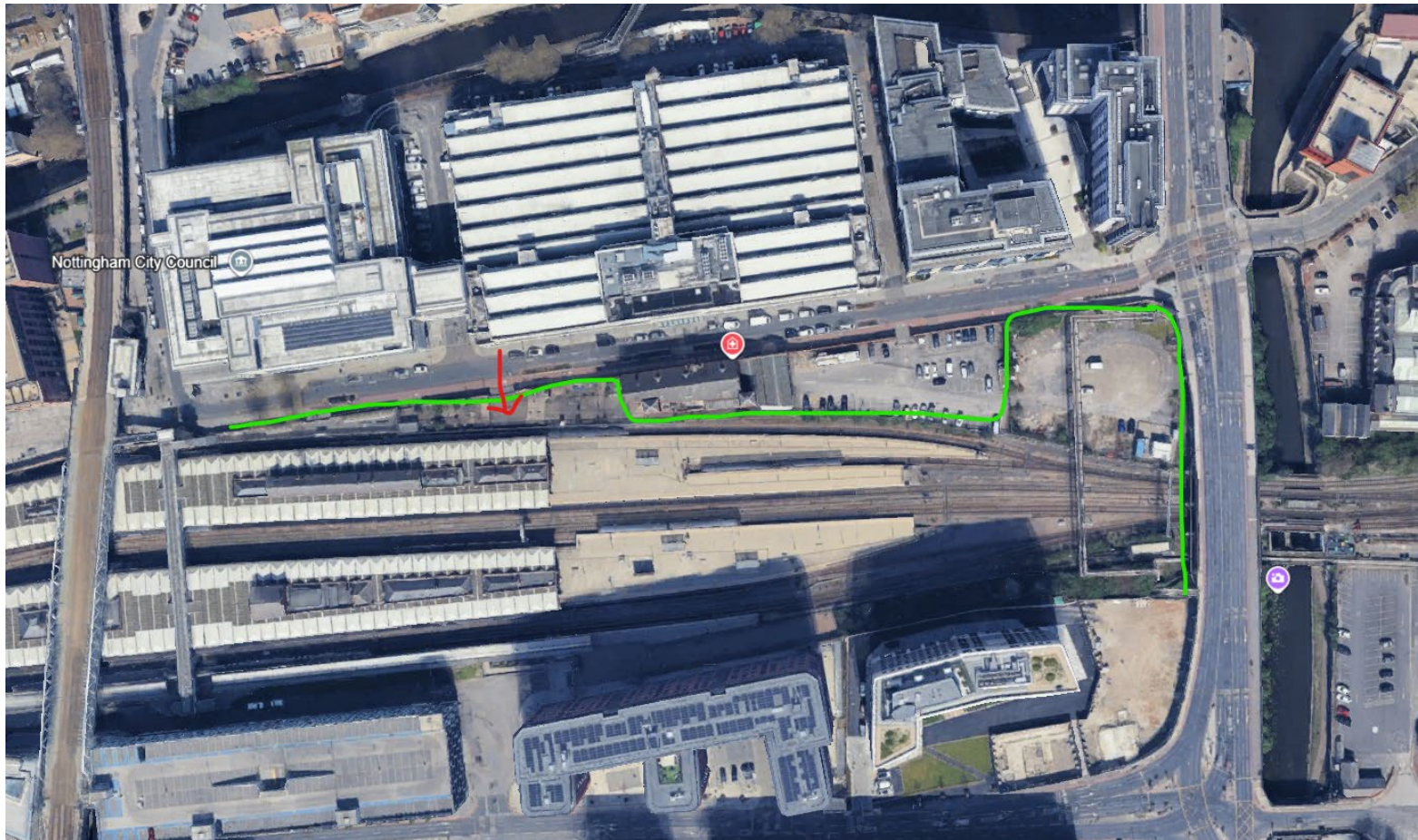
Chiltern Railways
Station Road,
Banbury, Oxfordshire,
OX15 5AB

5 East Midlands Trains Limited**From:****Sent:** 11 May 2026 17:25**To:****Cc:****Subject:** RE: URGENT - CLOSING DAY TOMORROW - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thanks for your comments below, they are noted.

During discussions with NR, we were told that the most logical place for an entrance bridge into the station/platforms from the adopted highway/street would be where the red arrow is due to the land ownerships for NR following the green line(if this happens). This land is not within the sale proposals so any new access that may get proposed would not be affected.

Kind regards,



Senior Surveyor T:

From:

Sent: 11 May 2026 17:06

To:

Subject: FW: URGENT - CLOSING DAY TOMORROW - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Please see response below.

Regards

From:

Sent: 11 May 2026 16:16

To:

Subject: FW: URGENT - CLOSING DAY TOMORROW - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

I sent our response on Friday but to the network rail email address.

Copy of email below.

Many thanks.

Kind regards

Regulatory Contracts and Access Manager

Tel:

Email:

Locomotive House,
Locomotive Way,
Pride Park,
Derby,
DE24 8PU

www.eastmidlandsrailway.co.uk



Restricted

From:

Sent: 08 May 2026 11:58

To:

Cc:

Subject: FW: URGENT - CLOSING DAY TOMORROW - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thank you for sharing the Land Disposal Consultation for Nottingham Station Street.

EMR's comments are around prohibit future development of Eastern access to the station which is a long term and speculative ambition as it currently stands.

Therefore, EMR have no objections but worth noting the above.

Many thanks.

Kind regards

Regulatory Contracts and Access Manager

Tel:

Email:

Locomotive House,
Locomotive Way,
Pride Park,
Derby,
DE24 8PU
www.eastmidlandsrailway.co.uk



6 Eurostar International Limited

From:

Sent: 22 April 2026 11:51

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No comments or objections for Eurostar

Best regards

7 Great Western Railway

From:

Sent: 09 April 2026 13:07

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

We have no objection thank you ,

| **Network Access Manager | Great Western Railway**

1 Milford Street | Swindon | SN1 1HL

|

First Greater Western Limited | Registered in England and Wales number 05113733

Registered office: Milford House, 1 Milford Street, Swindon SN1 1HL.

8 Grand Central Railway Company Limited

From:

Sent: 01 May 2026 15:50

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No comments from Grand Central.

Regards

9 Merseyrail Electrics 2002 Limited

From:

Sent: 09 April 2026 15:59

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Good Afternoon,

We have no objections to this.

Many Thanks

10 Northern Rail Limited

From:

Sent: 27 April 2026 13:02

To:

Cc:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Many thanks for your reply and clarification.

Northern has no further objections or comments to make on this land disposal.

Kind regards,
Information Officer

northernrailway.co.uk



From:

Sent: 22 April 2026 14:21

To:

Cc:

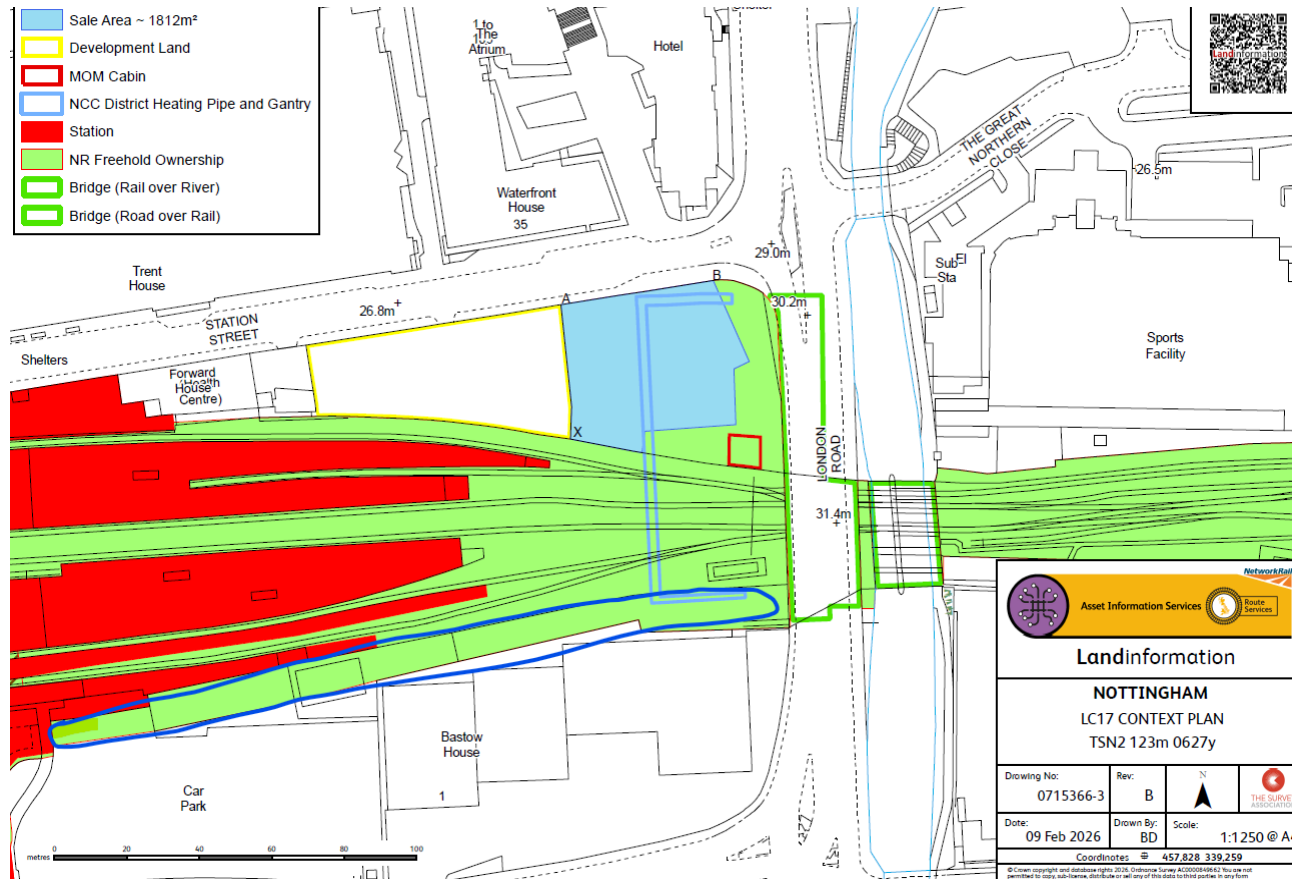
Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thanks for your comment.

We double checked with the NR Strategic Planners and they confirmed that this land would not be considered for platform extensions – it would be the land to the south where I have circled blue below.

The NR team can be accommodated on existing land, and the track access point is remaining.

Kind regards,



Bespoke Mapping • Land & Building Surveys • GIS Analysis & Data Management • CAD • Projects • Email: Landinformation@networkrail.co.uk

Senior Surveyor T:

From:

Sent: 22 April 2026 10:58

To:

Subject: FW: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Please see below comments from Northern. Are you able to respond and copy me in please.

Kind regards

From:

Sent: 22 April 2026 10:51

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

I hope you are well.

NTL Director of Service planning had the following comment : **I'm never very comfortable with the disposal of land closely associated with major stations, as it tends to constrain future development of the railway environment. However, in this case, the package of land is unlikely to be of value in rail network terms, as the rail footprint is constrained by the need for tracks to converge and cross the bridge to the east of the station. The shape and position of the package of land make it unlikely to be of value for additional platforms, stabling sidings, or station facilities, so as long as Network Rail are comfortable that they can find alternative ways of accommodating their staff and access routes, then I think we wouldn't object to this disposal from a Service Planning perspective.**

Please could you provide a response to this.

Kind regards,

Information Officer

northernrailway.co.uk



11 Avanti Trains First Trenitalia West Coast Trains Limited (Avanti) and West Cost Partnership Development

From:

Sent: 09 April 2026 12:55

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

As this is off route for Avanti West Coast, we have no comments.

Many thanks

12 Transport UK

From:

Sent: 11 May 2026 16:40

To:

Subject: RE: URGENT DATE NOW PASSED - Land Disposal Consultation - Nottingham Station Street - Closing Date Was - Friday, 8th May 2026

Sorry was out of the country last week. Any EMR response will be considered the TUK response on this one.

I think they have already responded, if this can be marked as our response as well.

Many thanks

Head of Operations & Customers

Transport UK Group



www.transport-uk.com

1st Floor, 58 Robertson Street, Glasgow, G2 8DU



From:

Sent: 22 April 2026 15:14

To: @

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thanks for reaching out. My team are currently in the process of completing the wider business engagement on this. Once that's complete, EMR will respond in due course before the 8th May.

Kind regards

Head of Asset Management
East Midlands Railway

E M R

Locomotive House
The Point
Pride Park
Derby
DE24 8PU

www.eastmidlandsrailway.co.uk

From:

Sent: 22 April 2026 11:32

To:

Cc:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Morning

I will defer my response to who is the lead at EMR for this station. If his response can be seen as both EMR and as TUK's response.

Many thanks

Head of Operations & Customers



Transport UK Group



www.transport-uk.com



1st Floor, 58 Robertson Street, Glasgow, G2 8DU



13 COLAS Rail Limited

From:

Sent: 09 April 2026 13:48

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

– no comments.

KR,



AssocRICS MIWFM
Head of Property

@colasrail.com



COLAS RAIL LTD
3rd Floor, 25 Victoria Street, London, SW1H 0EX United Kingdom

www.colasrail.co.uk

C2 - COLAS GROUP INTERNAL: Employees and partners who need to know.

14 Nuclear Transport Solutions

From:

Sent: 08 May 2026 09:02

To: Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Good Morning,

NTS have no comments.

Kind regards,

Procurement Manager - Rail
Nuclear Transport Solutions



www.nucleartransportsolutions.com

www.directrailservices.com

At NTS we work flexibly - so whilst it suits me to email now, I do not expect a response or action outside of your own working hours.

15 DB Cargo UK Limited

From:

Sent: 08 May 2026 17:57

To:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Apologies for the late reply.

I can confirm that DB Cargo has no objection to this proposed land disposal as described.

Kind Regards,

Access and Rail Network Advisor



DB Cargo UK
Lakeside Business Park, Carolina Way
Doncaster, DN4 5PN

Network Change and other consultations, e.g. land disposals, should be e-mailed to: @deutschebahn.com



Cargo UK | **Best in Class Rail Solutions** |



16 Logistics UK (Formerly Freight Transport Association)

From:

Sent: 11 May 2026 16:03

To:

Subject: Re: URGENT DATE NOW PASSED - Land Disposal Consultation - Nottingham Station Street - Closing Date Was - Friday, 8th May 2026

Hi

Logistics UK has no comment on this.

Kind regards

Please note I work Monday to Thursday, 8.30am – 5.15pm and every other Friday, 8.15am – 5.15pm.

**Head of Infrastructure and Planning Policy
Logistics UK**

Mobile:
www.logistics.org.uk

LOGISTICS UK



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Logistics UK is a trading name of Freight Transport Association. Registered Office:5 Lonsdale Gardens, Tunbridge Wells, Kent, TN1 1NU. Registered in England Number 391957.

17 Freightliner Limited

From:

Sent: 08 May 2026 12:39

To:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No comment from FL.

Property Director
Freightliner Limited



18 GB Railfreight Limited

From:

Sent: 09 April 2026 18:07

To:

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No issues from GBRf.

Regards,

| Head of Strategic Access Planning

5th Floor, 62-64 Cornhill | London | EC3V 3NH

GB Railfreight Limited | Registered in England number 03707899

Registered Office: 5th Floor, 62-64 Cornhill, London, EC3V 3NH.

19 Rail Freight Group

From:

Sent: 12 April 2026 16:11

To:

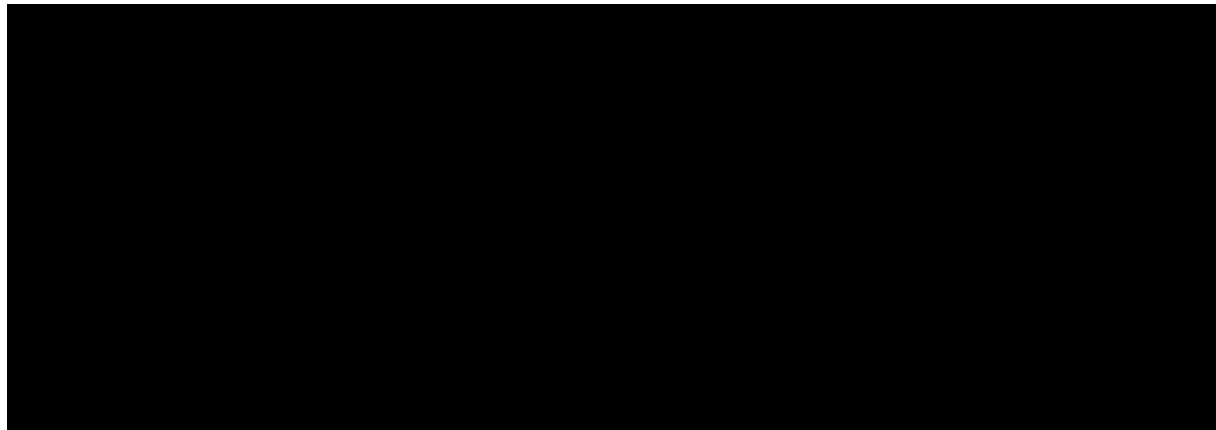
Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Ok with RFG

Director General

Rail Freight Group

Please note I do not work on Fridays.



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*Rail Freight Group
7 Bury Place
London*

WC1A 2LA
www.rfg.org.uk
Twitter @railfreightUK
Rail Freight (Users and Suppliers) Group
Registered No. 332 4439

20 West Coast Railway Company

From:

Sent: 09 April 2026 12:52

To:

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

no comments

WCR

21 W.H. Malcolm

From:

Sent: 10 April 2026 08:03

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

No comments.

Regards

| Business & Estate Manager | W H Malcolm Ltd

Malcolm Group, Block 20, Edinburgh Road, Newhouse Industrial Estate, Newhouse, Lanarkshire ML1 5RY

DD: | Mobile:

Web: www.malcolmgroup.co.uk | [Malcolm Group on LinkedIn](#)

22 Association of Community Rail Partnerships

From: -

Sent: 13 April 2026 10:50

To:

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Dear

We have no objections from Community Rail Network to this disposal.

Kind regards

Regions support manager | Community Rail Network



Mobile: **Web:** communityrail.org.uk

Follow us on: [Facebook](#), [Instagram](#), [LinkedIn](#), [Bluesky](#), [X](#) and [TikTok](#).

Address: The Old Water Tower, St Georges Square, Huddersfield, HD1 1JF



I'm sending this at a time that suits me; I don't expect a response outside your normal working hours.



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23 British Transport Police

From:

Sent: 15 May 2026 08:18

To:

Cc:

Subject: RE: DOCU 2026 0542 Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi,

Following on from the below email, Blocwork have said they can take you through the proposals with the architect.

They have also confirmed there will be no bike storage or refuse areas near to the railway fence.

Kind regards,

From:

Sent: 15 May 2026 08:04

To:

Cc:

Subject: RE: DOCU 2026 0542 Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Thanks for your response.

Network Rail has standard conditions it has to abide by and one of these is not to construct the building within 3m of the railway boundary. So I can confirm that the building will be at least 3m away from the boundary as you have requested.

The MOM's cabin will be placed within the railway boundary so will not act a climbing aid – it will be fenced off from the public. Security arrangements will remain as is at the present day – the NR area will be fenced and gated off.

I have noted that you would like to be consulted on the construction phase of the development – I will pass this onto Blocwork to ensure it happens. And will also get clarification on bike storage and refuse areas for you.

The type of fencing to be used will be within NR's gift to dictate as it will be the railway boundary so we will ensure class 1 fence is used.

Kind regards,

From:

Sent: 14 May 2026 14:20

To:

Subject: FW: DOCU 2026 0542 Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Please see response below from BTP. did reply on 23rd April however, it went to my old NR email so didn't see until forwarded today at lunchtime.

Are you able to back to to acknowledge his comments.

Kind regards

From:

Sent: 14 May 2026 11:29

To:

Subject: FW: DOCU 2026 0542 Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Dear all,

I have no objection to the disposal of the land as outlined in the plans.

I would like however like to be consulted with the architectural plans because of the proximity of the land to the railway land and the transport hub of Nottingham railway station. Is the development planned to be constructed right up to the railway boundary? And if so, how many storeys is the new residential development likely to be? I would like there to be a 3 metre gap between the railway boundary and any residential property, so as to reduce the likelihood of anything falling from the residences onto the tracks and causing disruption.

There is mention in the plans for an access route and the relocation of the existing MOMs office. Will the placement of the new MOMs office be close to the railway boundary and will it provide a climbing aid which will assist trespass? What will be the security arrangements around access for the MOM and other legitimate users of the site?

I would like to be consulted on the security arrangements for the construction phase of the development, ensuring that the railway boundary is secured at all stages and that the storage of construction materials does not impede on potential trespass or encourage theft of either railway or private property. I would also like assurance that there are no plans for storage facilities (bikes, refuse etc.) against the railway boundary, so as to negate efforts to prevent trespass. Network Rail should be consulted as to the appropriate height and type of fencing used between the development and the railway, but I would suggest 1.8metre palisade as a minimum.

If there is anything else I can assist with at any stage of the development please do not hesitate to ask.

Kind regards

BTP

24 Transport Focus (formerly Passenger Focus)

From:

Sent: 13 April 2026 12:04

To:

Subject: Re: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Thanks, no comments from us.

Best regards

Rail technical advisor

Transport Focus

The independent transport user watchdog

Follow us on X, formerly known as Twitter – our chief executive tweets. You can also call our contact centre on (open 8am - 8pm Monday - Friday and 8am - 4pm at weekends) or via www.transportfocus.org.uk/contact.

25 Network Rail Media Relations

No Response Received.

26 Nottingham City Council

From:

Sent: 08 May 2026 12:38

To:

Cc:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

A minor point which is inferred by but worth pointing out.

There will need to be access to the rear of the Blocwork site for cranes and equipment to dismantle the existing gantry after the new one is built. This occurs suitable period has elapsed for the system to switch and be satisfactorily tested. Similarly if the new gantry is not built, then this level of access will need to be maintained and guaranteed during and after the residential build to ensure the system can be safely maintained.

Programme Manager
Growth and City Development
Loxley House
Station Street
Nottingham
NG2 3NG

Email:

Website:

Facebook: www.facebook.com/mynottingham

Twitter: www.twitter.com/mynottingham

From**Sent:** 08 May 2026 12:06**To:****Cc:****Subject:** RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thanks for the reply

Obviously we knew all of that, but just wanted to make sure we gave a response to tie it all in together. Thanks for confirming.

Kindest regards

Business Partner - Strategic Assets & Property

Corporate Landlord Services

Growth and City Development

LH Box 26 | Loxley House | Station Street | Nottingham | NG2 3NG



Website : www.nottinghampropertyplus.co.uk

Website : www.nottinghamcity.gov.uk
Facebook : www.facebook.com/mynottingham
Twitter : www.twitter.com/mynottingham

Please note that all negotiations and correspondence remain subject to contract until formal Council approval has been obtained and formal legal documentation has been completed.

Upcoming Leave:

4th May (May Day Bank Holiday)

28th May – 2nd June

From:

Sent: 08 May 2026 12:03

To:

Cc:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Hope you're well.

Thanks for your comment of no objection.

I can confirm NCC's district heating pipe is being considered and coordinated into the proposals.

As you will know, we are meeting every month to make sure programmes and designs align. The current proposed design which is going to be submitted for planning ensures access to the pipe for inspections and maintenance. A swept path has been done to ensure you can get the right sized vehicles in there for construction too. We are also progressing the heads of terms for the pipe easement with yourselves (subject to contract and without prejudice).

Looking forward to keeping on working with you on this.

Kind regards,



Senior Surveyor

T:

M:

George Stephenson House, Toft Green, York, YO1 6JT

W: www.platform4.com



Registered in England. Company No. 02966054
20 Cranbourn Street, London, WC2H 7AA

From:

Sent: 08 May 2026 11:52

To:

Subject: FW: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Please see below comments from, please copy me in on your response.

Thanks

From:

Sent: 08 May 2026 11:39

To:

Cc:

Subject: RE: URGENT TODAY - CLOSING DAY - Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi,

Nottingham City Council who own and run the District Heating Scheme, whose pipes run through the proposed site as you have identified, our response to the consultation would simply be:

So long as the current and future rights of crossing the railway land and proposed development site are protected, there is no objection to the proposal to redevelop the site. We have been negotiating with network rail as well as Platfrom4 over the future location of the heating pipes, which serve over 5,000 homes and business in Nottingham, and access over this site is a crucial part of the network that must be protected and enhanced in time. ONLY if the development proposals support and give full consideration to the heating scheme's needs will our support remain. We do believe it is viable for the pipes to remain crossing the site whilst still creating a development and we look forward to continuing working with your colleagues to make this happen.

Thanks

Business Partner - Strategic Assets & Property
Corporate Landlord Services
Growth and City Development

LH Box 26 | Loxley House | Station Street | Nottingham | NG2 3NG

Email

Mobile :



Website : www.nottinghampropertyplus.co.uk

Website : www.nottinghamcity.gov.uk

Facebook : www.facebook.com/mynottingham

Twitter : www.twitter.com/mynottingham

Please note that all negotiations and correspondence remain subject to contract until formal Council approval has been obtained and formal legal documentation has been completed.

Upcoming Leave:

4th May (May Day Bank Holiday)

28th May – 2nd June

27 Nottinghamshire County Council

From:

Sent: 04 June 2026 16:54

To:

Cc:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

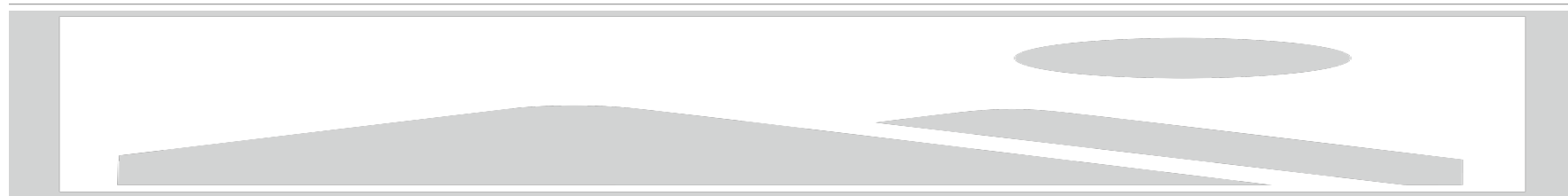
Hi ,

No comments from Nottinghamshire County Council.

Kind Regards

Registered Valuer
Head of Property & Estates

Place Department | Nottinghamshire County Council
County Hall | West Bridgford | Nottingham | NG2 7QP



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From:
Sent: 04 June 2026 16:22
To:

Cc:**Subject:** FW: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026**Importance:** High

Dear

Please see below.

Kind regards

Please reply to the Landlord Consent/Property Services email address, if the email has originated from one of those.

Business Support Administrator | Property Safety and Facilities Management Place Department | Nottinghamshire County Council County Hall |
Loughborough Road | West Bridgford | Nottingham | NG2 7QP

From:**Sent:** 04 June 2026 16:09**To:****Cc:****Subject:** RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026**Importance:** High

CAUTION: This email was sent by an external email address. Please do not click on any links or download any attachments unless you know it originates from a trusted source.

Hi

The consultation has now closed.

Please can you confirm if the Department Head wants to make any comments? It is not clear whether you had forwarded it to a Department Head in Nottingham City Council or the County Council.

So you are aware, Nottingham City Council have no objections to the proposal, and we are actively working together as they plan to renew the pipe across the site.

Additionally, we had a meeting with East Midlands Combined Authority today where they reiterated that this project is a priority for Nottingham City Council to help to deliver housing in the region.

Please can you confirm by COP tomorrow whether you are expecting any comments or if there are no comments to be made.

Kind regards,



Senior Surveyor

T:

M:

George Stephenson House, Toft Green, York, YO1 6JT

W: www.platform4.com



Registered in England. Company No. 02966054
20 Cranbourn Street, London, WC2H 7AA

From:

Sent: 04 June 2026 16:04

To:

Subject: FW: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

As requested please see below email from

Regards

From:

Sent: 23 April 2026 09:34

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Thank you for letting us know – I sought further advise – and we have sent this on to a Department Head.

Kind regards

Please reply to the Landlord Consent/Property Services email address, if the email has originated from one of those.

Business Support Administrator | Property Safety and Facilities Management Place Department | Nottinghamshire County Council County Hall |
Loughborough Road | West Bridgford | Nottingham | NG2 7QP

From:

Sent: 22 April 2026 13:51

To:

Cc:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi,

We have sent the consultation to Nottinghamshire City Council as well, just to let you know.

Kind regards,

| Senior Surveyor

From:

Sent: 22 April 2026 12:55

To:

Subject: FW: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Hi

Please see below response from Property Services at Nottingham County Council.

Regards

From: Sent: 22 April 2026 12:51

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Friday, 8th May 2026

Dear

Please refer your enquiry to Nottingham City Council.

Kind regards

Please reply to the Landlord Consent/Property Services email address, if the email has originated from one of those.

Business Support Administrator | Property Safety and Facilities Management Place Department | Nottinghamshire County Council County Hall |
Loughborough Road | West Bridgford | Nottingham | NG2 7QP

28 South Eastern Railway

From:

Sent: 17 July 2026 10:50

To:

Subject: RE: Land Disposal Consultation - Nottingham Station Street - Closing Date - Thursday - 30th July 2026

Hi

No comments on the proposed land disposal.

Thank you,

Major Contracts Commercial Manager

Southeastern

Southeasternrailway.co.uk

[4 More London Riverside](#)

[London](#)

[SE1 2AU](#)

29 Heavy Haul Rail

From:

Sent: 16 July 2026 12:26

To:

Subject: RE: EXTERNALLand Disposal Consultation - Nottingham Station Street - Closing Date - Thursday - 30th July 2026

Hi

No objection from Heavy Haul Rail Limited

Kind Regards

Property Manager
Heavy Haul Rail Limited

Tel:
Email:
Web: www.heavyhaulrail.co.uk



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