



Growth and Development Scrutiny Group

Wednesday, 16 July 2025

East Midlands Freeport

Report of the Director Growth and Economic Development

1. Purpose of report

1.1. East Midlands Freeport (EMF) was established in March 2023. It was selected following Government's call for bids for new freeports in 2022. The East Midlands Freeport is the only inland freeport in the country and is made up of 3 sites:

- East Midlands Airport and Gateway Industrial Cluster (EMAGIC) in Leicestershire
- East Midlands Intermodal Park (EMIP) in Derbyshire
- Ratcliffe on Soar Power Station site in Rushcliffe, Nottinghamshire

1.2. As Ratcliffe on Soar is one of the 3 sites in Rushcliffe, it is important that Councillors are aware of the role of EMF, the work being done and plans for the site. The Council's Leader is a member of the EMF Board.

1.3. A representative from EMF will attend the Growth and Development Scrutiny Committee to deliver a presentation responding to the key lines of enquiry identified in the scrutiny request, as well answering any questions Councillors have.

2. Recommendation

It is RECOMMENDED that Growth and Development Scrutiny Group members consider the update provided by EMF at the Committee meeting and identify any further opportunities to be explored or developed.

3. Reasons for Recommendation

3.1. EMF is a key stakeholder in the delivery of the redevelopment of the Ratcliffe on Soar Power Station. This is a gateway site to the Borough with the potential to deliver significant benefits to local residents. It is important therefore that Councillors understand the role of EMF in the delivery of the site and have the opportunity to be engaged.

4. Supporting Information

- 4.1. A scrutiny request was completed which identified the following areas which Councillors asked for more information on:
- Overview of Freeports and their role and incentives for businesses
 - EMF vision for Freeport sites as a whole and then specifically the ROS site
 - Identified plan for the delivery of the vision and timeline to achieve this
 - How EMF are working with partners e.g. EMCCA, Uniper to support delivery of the vision
 - How EMF are and plan to engage local communities
 - How RBC can support to ensure we maximise the benefits of the site for the local community e.g. jobs and skills.
 - Risks and issues
- 4.2. A representative from EMF will attend the Scrutiny meeting and deliver a presentation covering the above points. Councillors will have the opportunity to ask questions and provide feedback.

5. Alternative options considered and reasons for rejection

- 5.1. This report and supporting presentation is intended to provide an update to Councillors on EMF. The alternative option is not to have an update however, given the site is the largest commercial development site in the Borough and of regional and national significance it is important Councillors have oversight and understand the work being done.

6. Risks and Uncertainties

- 6.1. There are no risks associated with the content of this report. One area of focus for the presentation from EMF will be risks and issues associated with the delivery of the ROS site. This will be covered at the Scrutiny meeting.

7. Implications

7.1. Financial Implications

The financial implications of EMF have been covered in other reports. There are no direct financial implications associated with this report, it is intended to be an update of EMF activity.

7.2. Legal Implications

There are no legal implications of this report.

7.3. Equalities Implications

There are no equalities implications of this report.

7.4. Section 17 of the Crime and Disorder Act 1998 Implications

There are no crime and disorder act implications of this report.

7.5. Biodiversity Net Gain Implications

There are no direct BNG implications associated with this report.

8. Link to Corporate Priorities

Quality of Life	The Freeport has the potential to benefit local residents' quality of life through the provision of new jobs, open space, and green infrastructure
Efficient Services	
Sustainable Growth	The development of Ratcliffe on Soar power station through the Freeport could attract a significant number of new businesses and jobs.
The Environment	The transformation of Ratcliffe on Soar power station from the production of coal-fired energy to other more sustainable forms of energy including Research and Development into clean energy will help the region's plans to become carbon neutral and then net zero.

9. Recommendations

It is RECOMMENDED that Growth and Development Scrutiny Group members consider the update provided by EMF at the Committee meeting and identify any further opportunities to be explored or developed.

For more information contact:	Catherine Evans Head of Economic Growth and Property cevens@rushcliffe.gov.uk
Background papers available for Inspection:	None
List of appendices:	Scrutiny Request