

Our commitment to impacted landowners and occupiers

Following the selection of a Preferred Route Option in January 2020 we have started to design potential alignments for the new railway connecting Bedford and Cambridge with communities in the North Sandy / South of St Neots area and Cambourne.

This detailed work will help create the best possible railway for future customers and the communities that would be served. As we start detailed work on the potential railway alignments, we are doing our best to avoid impacting people in a negative way, and where possible will

- Avoid residential areas
- Reduce negative impacts to our environment
- Reduce flood risk

Over the course of the project, we will have to survey, access and in some cases buy land to construct and operate the railway.



Aerial view
of Bedfordshire

If you live, work or have a business in the Preferred Route Option area, it's important you know how we're going to approach those affected by the new railway when the time comes.

We will work hard to earn the trust of anyone who might be impacted by the railway by being transparent and clear in our interactions. Our commitments to landowners and occupiers are laid out below. We will robustly monitor our suppliers and ourselves to check we're meeting these commitments and to find ways to improve.

Our commitments to impacted landowners and occupiers:



We will treat you, your land, property and personal data, and third parties acting for you with respect



We will keep potential damage and disruption to the minimum required to deliver the railway



We will make the Health and Safety of you, your community and our workforce a priority



We will make good any physical damage caused through our activities



We will work collaboratively with you and any third parties acting on your behalf



We will make all payments and compensation due to you on time



We will discuss each activity with you, so we understand and manage the impacts to you



We will assign a dedicated Land Access Manager to you so you always have a way to contact us



As the project and the design progresses, we will discuss the evolving detail of access and land with individual landowners and occupiers directly. We will seek to agree next steps with you. We believe in working collaboratively and want to give you confidence in our commitment to act responsibly and fairly.

Reasons we might need to access land include:

- **Gathering information** – we will need to talk to people in a wide area to get a comprehensive picture of land ownership and use in the area. We will start this process soon, and will continue to talk to people in the area right through the design and construction of the project.
- **Conducting Surveys** – we need to carry out a range of surveys to help us develop the right design for the new railway. These surveys will help us understand the environmental conditions of the area including plant and animal species living nearby, the historical features present or the soil and geological conditions that could affect the design, construction or operation of the railway. Understanding these important characteristics at this early stage of the project will help us identify the potential benefits and impacts of the project and get the right design for the communities we're serving and the environment. Some surveys can only be carried out at specific times of the year. If we do need to access your land for surveying, the team will explain exactly what surveys we're undertaking and why and seek to enter into an agreement with you called an Access Licence for Surveys.
- **Buying land** - we are a long way off buying land for the railway. Until potential route alignments have been designed, and the public have been consulted on the designs, we won't know exactly where the railway will go.

How will we approach buying land when the time comes?

Our aim is to acquire land by negotiating agreements with individual landowners. We will seek powers to acquire land compulsorily as part of our planning process, but our preference will always be to enter into voluntary agreements where possible.

