

Appendix I.1

From: Laura Elias

Sent: Friday, July 11, 2025 5:02:20 PM

To: Daniel Ray

Cc: Jo Jackson

Subject: Data Centre Development at Slough Trading Estate

Dear Dan Ray

As you are aware, the 420-acre Slough Trading Estate has been owned by SEGRO since it was established in 1920, and is the largest industrial estate in single ownership in Europe. For over 100 years, SEGRO has been modernising the estate to create high quality industrial and data centre space to attract and retain investment into the UK. There are currently 31 data centres on Slough Trading Estate with one further data centre under construction due to complete in August 2025.

In the last 5 years, 14 data centres have been delivered on/adjacent to Slough Trading Estate, totalling c. 2 million sqft. The Trading Estate's data centre development pipeline has the ability to deliver over 4.3m sq. ft of additional data centre accommodation over the next 7 years. The Simplified Planning Zone means that all of this development can be delivered without the need for individual planning applications and is already permitted.

I trust this information is of assistance. Please let us know if you require anything further.

Kind regards

Laura Elias

Associate Director, Planning Development

www.SEGRO.com

T: +44 204 576 0328

M: +44 776 937 2725

SEGRO, 1 New Burlington Place, London W1S 2HR