

A great place to do business

The North East is already home to hundreds of thriving businesses, who have chosen to locate here because of the unrivalled advantages that the region offers. Businesses can take advantage of affordable premises, excellent connectivity, a skilled workforce and strong supply chain. Our Enterprise Zone sites provide specific additional benefits to business as well as room to grow – whether they are based in the North East already or not.

The North East LEP is responsible for coordinating our area's Enterprise Zone sites. We successfully used our first round of sites, launched in 2012, to support growth, resulting in over 1,200 new jobs and involving 25 businesses. Our recent application for additional sites as part of a second round of Enterprise Zones was approved at the end of 2015.

This means we are ideally placed to meet business need and support expansion and development; ensuring the North East continues to benefit from making, trading and innovating.

What are Enterprise Zones?

Enterprise Zones are locations that are made highly attractive due to increased investment in the site. This investment includes making the site ready for businesses to invest by putting in place the infrastructure needed, such as road links, utilities and digital connectivity.

The individual business will also be able to access specific benefits when locating on an Enterprise Zone site; either through a discount to the business rates or an increased level of capital allowance to support investment in plant and machinery.

How can an Enterprise Zone help your business?

Businesses locating in an Enterprise Zone have access to one of two main financial benefits in addition to the improved infrastructure on the site:

- **Business Rate Discount**
Businesses can gain up to 100% business rate discount worth up to £275,000 per business over a five year period from occupying premises on an Enterprise Zone site. This is equivalent to £55,000 per year but does not need to be taken as an even annual split.

- **Enhanced Capital Allowance**
Businesses can access enhanced capital allowances for 100% of cost of investment in plant and equipment which operates as tax relief worth up to €125m.



Contacts - How to find out more

If you are interested in knowing more about Enterprise Zone sites in the North East please contact:

Helen Golightly
Chief Operating Officer North East LEP
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James Davies
Programme Manager North East LEP
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For general inward investment enquiries please contact Invest North East England:

Guy Currey
Invest North East England
guy.currey@northeastca.gov.uk | 07825 430 315

If you are interested in locating on a specific site please contact one of the contacts below:

Round 1 sites

Julie Dodds, ARCH
julie.dodds@arch-group.co.uk | 01670 528 490
Bates and Wimbourne Quay
Commissioners Quay
Dun Cow Quay
East Sleekburn

Ed Banks, Newcastle City Council
edward.banks@newcastle.gov.uk | 0191 277 3494
Neptune Yard

Paul Graves, North Tyneside Council
paul.graves@northtyneside.gov.uk | 0191 643 6013
Swan Hunters
Port of Tyne

Jamie Reed, Sunderland City Council
jamie.reed@sunderland.gov.uk | 0191 561 1219
A19 corridor

Round 2 sites

Julie Dodds, ARCH
julie.dodds@arch-group.co.uk | 01670 528 490
Ramparts Business Park
Fairmoor, Morpeth
Ashwood Business Park

Ed Banks, Newcastle City Council
edward.banks@newcastle.gov.uk | 0191 277 3494
Newcastle International
Airport Business Park
North Bank of the Tyne, extension

John Scott, South Tyneside Council
john.scott@southtyneside.gov.uk | 0191 424 6250
Holborn Riverside

Andrew Tate, Gateshead Council
andrewtate@gateshead.gov.uk | 0191 433 2084
Follingsby Business Park

Jamie Reed, Sunderland City Council
jamie.reed@sunderland.gov.uk | 0191 561 1219
International Advanced
Manufacturing Park
Port of Sunderland

Simon Goon, Business Durham
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Hawthorn Prestige Business Park

North East
Local Enterprise Partnership



Enterprise
Zones



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North East
Local Enterprise Partnership

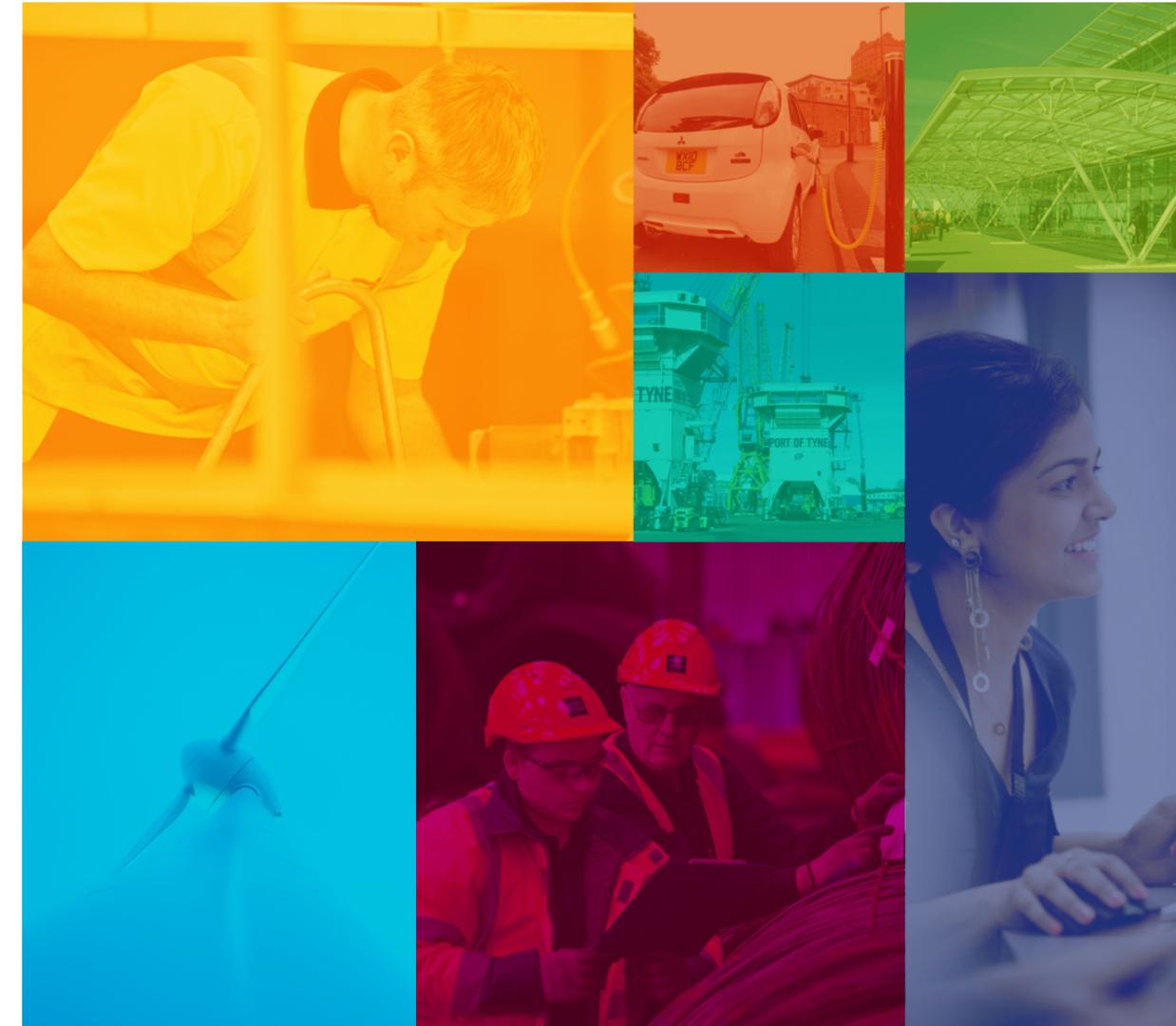


Enterprise
Zones



North East Enterprise Zones

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Our Round 1 sites What is already on offer?

Since 2012 the North East Local Enterprise Partnership has invested in 115 hectares of new site across three locations with a particular focus on supporting businesses to start, grow and expand in three key areas of economic strength:

- A19 corridor (Ultra low carbon manufacturing including vehicles)
- North Bank of the River Tyne (offshore and marine engineering and industries)
- Port of Blyth (next-generation renewables)

These include 10 specific sites across the three locations:

- Three sites on the A19 corridor
- Port of Tyne
- Neptune Yard
- Swan Hunters
- East Sleekburn
- Bates and Wimbourne Quay
- Commissioners Quay
- Dun Cow Quay.

Our Round 2 sites Our additional capacity from April 2017

To support our shared local strategy, new locations have been designed to complement existing sites and drive growth for businesses through making, trading and exporting.

The aim for innovation-led growth and specific potential around key 'Smart Specialisation' areas underpins the rationale for investment with sites focused on delivering two aims:

- to continue to attract investments which can build our manufacturing and export intensity; increasing supply of sites ready for commercial business development and generate growth and employment; and
- to build the presence of complementary research, development and innovation assets to support long term productivity by driving growth in our local SME base and attracting inward innovation engagement.

Smart Specialisation refers to those areas of activity where the North East

has a specific national and international advantage in terms of research, business growth and assets and infrastructure, which provides a strong foundation and environment for growth in comparison to other areas.

Through an extensive study undertaken in 2013 four areas of Smart Specialisation were identified:

- Passenger vehicle manufacture
- Subsea and offshore technology
- Life sciences and healthcare
- Creative, digital, software and technology based services.

These were accompanied by a series of areas of strong potential including surface science, energy networks and storage, ageing, design and future city systems.

The proposal for the new North East Enterprise Zone covers 175.4hectares and will deliver a further 13,812 jobs and 589,000m² of business space over the 25 years of the sites, with a start date of April 2017.

Enterprise Zone Round 1

1

Blyth Estuary, Blyth

16.48ha across four sites

14ha of Enhanced Capital Allowance and 2.48ha of Business Rate Discount

Across the four sites (East Sleekburn, Bates and Wimbourne Quay, Commissioner's Quay and Dun Cow Quay) the Blyth Estuary Enterprise Zone builds on the presence of the Offshore Renewable Energy Catapult in Blyth with a focus on supporting businesses linked to offshore energy and marine engineering.

The site is well served by a strong local supply chain and training provision.

2

North Bank of the Tyne

66ha across three sites

49ha of Enhanced Capital Allowance and 17ha of Business Rate Discount

The North Bank of the Tyne sites support the wider CORE (Centre for Offshore Wind and Renewable Engineering) status to focus on businesses which operate in these areas and/or benefit from close proximity to the Port of Tyne and river front location.

The three sites (Neptune, Swan Hunter and Port of Tyne) provide access to riverfront sites and an established supply chain of businesses and skills.

3

A19 Corridor, Sunderland

32.53ha across three sites

25.61ha of Enhanced Capital Allowance and 6.92ha of Business Rate Discount

Located in close proximity to a global automotive supply chain and skills expertise in AMAP (Institute for Automotive and Manufacturing Advanced Practice) and SASMI (Skills Academy for Sustainable Manufacturing and Innovation) the A19 corridor sites focus on low carbon vehicles and advanced manufacturing. The three sites are clustered close to main road transport connections to the A19 and access to the A1 and ports.



Enterprise Zone Round 2

1

Ramparts Business Park, Berwick

6.6ha site providing 27,981m² of new floor space Business Rate Discount

Expanding on the existing Ramparts Business Park the site will improve the provision of business premises in Berwick. This will particularly focus on improving the quality of manufacturing and industrial premises building on these existing economic strengths in Berwick. The site is well located mid-way between Newcastle and Edinburgh close to the A1 and Berwick railway station.

2

Fairmoor, Morpeth

9.23ha site providing 29,600m² of new floor space Business Rate Discount

Fairmoor is a greenfield development site linked to wider economic development in northern Morpeth. The site will benefit from additional road investment to further open up the site which is already well located on a junction for the A1. The site is intended to support knowledge intensive growth drawing on the high-skilled population of Morpeth and the surrounding area by developing an innovation park with new office, light industrial and incubator premises.

6

Newcastle International Airport Business Park, Newcastle

41.7ha site providing 95,250m² of new floor space Business Rate Discount

This multi-phased site will provide significant new capacity next to the growing Newcastle International Airport. The initial phase of development will provide high quality office space targeted at businesses which will benefit from the proximity to national and international connectivity provided by the airport and more locally through the metro system and A1. Further sites will similarly support business growth with a premium on connectivity including logistics and warehousing.

7

Ashwood Business Park, Ashington

16.13ha site providing 64,500m² of new floor space Enhanced Capital Allowance

Capitalising on the success of Ashwood in attracting major pharmaceutical and manufacturing firms to the area, Ashwood Enterprise Zone site is a large location focused on pharmaceuticals and mixed manufacturing linked to the strengths shown in the local economy. The site already boasts high-profile and international businesses located on key north-south road connections and planned improvements to east-west connectivity.

8

Port of Sunderland, Sunderland

8.3ha site providing 49,930m² of new floor space Enhanced Capital Allowance

The Port of Sunderland has ambitious growth plans to make the most of its location at the mouth of the River Wear and direct access to the North Sea as well as integrated modal shift with a reinstated rail head and strong road connectivity. The site development will focus on manufacturing, storage and distribution particularly for offshore energy, marine industries such as cabling and export focused sectors which make the most of the location of the port.

4

North Bank of the Tyne extension

2.79ha site providing 22,320m² of new floor space Enhanced Capital Allowance

This extension to the existing successful Enterprise Zone along the north bank of the River Tyne will continue to support additional businesses with a focus on maritime engineering, oil and gas. Located on the former Swan Hunter and Neptune shipping yards the existing sites support key sectors, this will provide more opportunity for further growth, including larger units.

3

Follingsby Business Park, Gateshead

28ha site providing 122,000m² of new floor space Business Rate Discount

Well sited on the A19, the Enterprise Zone site builds on the existing Follingsby site, significantly increasing the site available. The site links closely to wider activities on the A19 corridor and will provide logistics, distribution and industrial space. It will support particular growth in distribution and logistics due to location along main transport corridors

5

Holborn Riverside, South Shields

11.62ha site providing 46,460m² of new floor space Site 1 Business Rate Discount, / Site 2 Enhanced Capital Allowance

This development at the mouth of the River Tyne comprises two distinct sites playing complementary roles making the most of the riverfront location. The first site will provide larger floorplate Grade A office development which will address a local gap. The second site will complement the long-standing marine expertise in the area by providing new enhance high-quality manufacturing space with a focus on offshore energy and marine sectors making the most of the 580m river front and quays.

9

International Advanced Manufacturing Park (IAMP)

25ha site providing 62,700m² of new floor space Enhanced Capital Allowance

As part of the nationally significant International Advanced Manufacturing Park development this site will bring forward major industrial and manufacturing space and facilities. This will specifically support development of businesses operating in the low carbon and automotive/passenger vehicle areas as well as wider potential for logistics, energy and offshore manufacturing linked to local economic strengths.

10

Hawthorn Prestige Business Park, Murton

26ha site providing 68,248m² of new floor space Business Rate Discount

The Hawthorn Prestige Business Park is a ready for development site located close to the A19. The site will focus on linkages to local clusters of automotive, high-value engineering and low carbon energy and technologies businesses providing an opportunity for large-plate developments.

