



ENTERPRISE
BOGNOR REGIS

The premier business location
in coastal West Sussex

Enterprise Bognor Regis is a 70 hectare commercial and employment development opportunity located on the northern edge of Bognor Regis in West Sussex. It has the potential to accommodate 150 businesses and provide 4000 jobs.

It comprises four adjoining sites that can support a mix of business accommodation for advanced manufacturing, warehousing, offices and small business/studio units (B1, B2 & B8 uses).

The development parcels are:

1. Salt Box (11.8 ha)
2. Rowan Caravan Park (3.3 ha)
3. Oldlands Farm (23.8 ha)
4. Airfield Park (30.5 ha)

PLANNING

Enterprise Bognor Regis is identified in Arun District Council's draft (2014) Local Plan (Chapter 8) as a strategic employment site(s).

A Local Development Order (LDO) will be adopted for three of the four sites (1-3) in early 2015. This will grant permitted development rights for business-related development and allow owner occupiers and developers to benefit from an accelerated and simplified planning process and a reduction in planning application fees.

An LDO for Airfield Park (4) will be prepared as a second phase.

INFRASTRUCTURE

The sites are well served by the local infrastructure and all are fully accessible except Airfield Park. Discussions with funding partners are taking place to consider delivery options for a new link road to this site.

The new £27m Bognor Northern Relief Road immediately north of the site will open in 2015 and further enhance the local transport network.

Utility services are available in close proximity to the sites and consideration is being given for super fast broadband.

TENURE

The 4 sites are in freehold ownership. Collectively this is a mostly greenfield site with potential development expected to come forward in several phases over a period of several years.



▲ A new viaduct under construction as part of the Bognor North Relief Road (BNRR)

For further details on each site contact the owner's agents listed below:

1. Salt Box

Landlink Estates Ltd.
Michael Fletcher
email: michaelfletcher@landlinkestates.co.uk

2. Rowan Caravan Park

Arun District Council
Paul Broggi
email: paul.broggi@arun.gov.uk

3. Oldlands Farm

Hanbury Properties Ltd.
Joe Godfrey
email: joe.godfrey@hanburyproperties.co.uk

4. Airfield Park

Paul Astbury
on behalf of Sime Darby London Ltd.
G L Hearn
email: paul.astbury@glhearn.com

LOCATION MAP



ANCHOR BUSINESS

Rolls-Royce Motor Cars have been the first to take advantage of this premier business location. They have recently been given planning permission to build their new 30,000 m² Technology and Logistics Centre on Oldlands Farm. Work has started on site and they expect to occupy from early 2016.



▲ *The new Technology and Logistics Centre for Rolls-Royce Motor Cars*



WORKING IN PARTNERSHIP

Very close to Enterprise Bognor Regis is the University of Chichester's Bognor Regis campus which includes its Business School. They are moving forward with their ambitious £15m plans to develop this site and create a new Engineering and Digital Technology Park. It is expected that this development will complement the new business activities at Enterprise Bognor Regis.

ENTERPRISE ZONE PROPOSAL

A proposal for Enterprise Zone Status for the site was recently submitted to government. This is being seriously considered and if agreed would provide business rate holidays and discounts to new businesses located on the site.

LOCATION

Enterprise Bognor Regis (EBR) is strategically located in coastal southern England. Its proximity to airports at Gatwick and Heathrow and international commercial and passenger ferry ports at Southampton and Portsmouth make it a prime business location. The large commercial port of Shoreham is also nearby.

It is located on the northern edge of Bognor Regis between Chichester and Worthing. EBR connects directly to the A29 (£13m of funding for improvements to this road have recently been awarded) and to the A259 via the new Bognor Northern Relief Road. Both the A29 and the A259 give quick access to the A27.

Government have also recently confirmed £350m of funding for improvements to the A27, including a new Arundel by-pass. Gatwick Airport is one hour away and London is easily accessed by both rail and road. Bognor Regis provides a good, local shopping centre within a mile of the site and is close to the larger centres of Chichester, Portsmouth and Brighton.

WORKFORCE TALENT

Bognor Regis is within the district of Arun which has a population of approx. 150,000 of which almost 30% hold a Level 4 qualification.

The University of Chichester is well connected to local businesses providing bespoke programmes as well as a range of business and personal development programmes. Chichester College is one of the largest Further Education Colleges and offers a wide range of vocational training courses linked to local employment opportunities across the area. In March 2014, Chichester College was ranked 'outstanding' following its Ofsted inspection.

BUSINESS SUPPORT AND ADVICE

Business support, advice and information on business grants is available from a wide range of sources including many of the business networks and local Chambers of Commerce. Coast to Capital Business Navigator offers a comprehensive sign posting service both online and face to face.

CONTACT

For further information about Enterprise Bognor Regis and the opportunities it offers please contact **Denise Vine**, Head of Economic Regeneration at Arun District Council. **Tel: 01903 737846** or **Email: denise.vine@arun.gov.uk**



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