

Coney Green Business Park, Clay Cross

Options Appraisal, Marketing & Disposal

Client: Homes & Communities Agency (HCA)

Status: Employment plots still available. See details under opportunities on our website.

Project Value: £3 million



Project Description:

- Former coalfield site, partially sold and developed for a mix of residential and employment use by the previous owners, East Midlands Development Agency. The site transferred to the HCA in March 2012.
- The residential land is fully developed out, whilst disposal of employment land has been both slow and difficult to achieve since first becoming available in 206 and even during the peak of market.
- Despite being available for immediate development, only four employment plots had been sold since 2007 with seven still remaining in 2013.
- The remaining employment land extended to circa. 12.28 hectares.
- The HCA were seeking immediate disposal of the site as a surplus asset, with the ability to generate economic outputs and a capital receipt.

Description Of Services Provided:

- Options assessed to reinvigorate marketing and achieve early disposal. Thomas Lister's recommended strategy was approved by the HCA.
- Thomas Lister appointed in 2013 to market the employment land working in partnership with North East Derbyshire District Council.

Key Achievements:

- Since being appointed, two plots have been sold and disposal of a third plot under negotiation.
- Change of use is being pursued for one of the plots and is currently under review by the Local Planning Authority.
- Increased number of enquiries and interest generated in the site.