

**Committee:** Environment

**Agenda Item**

**Date:** 7 November 2006

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**Title:** **GOLD ENTERPRISE ZONE, ELSENHAM**

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Item for decision

## Summary

- 1 This report advises the Committee of the current situation regarding lettings and empty units at the Gold Enterprise Zone, up to 31 October 2006

## Recommendations

- 2 That members note the current situation.

## Background Papers

- 4 Legal and operational files relating to the Gold Enterprise Zone, Elsenham

## Impact

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Communication/Consultation	N/A
Community Safety	Site has CCTV coverage
Equalities	N/A
Finance	Reserves have been approved to cover revenue shortfall
Human Rights	N/A
Legal implications	Council is legally bound until 2009
Ward-specific impacts	Elsenham
Workforce/Workplace	No new resources required

## Situation

- 5 Committee Members have requested regular updates regarding the industrial estate.

- 6 The Council entered into a 25 year lease regarding 18 industrial units in the 1980s. The lease expires in November 2009 when the site reverts back to the owners. The Council at the time was anxious to help small local businesses and help find local people jobs.
- 7 Over the years it has proved difficult to let the units and currently 9 units are unoccupied.
- 9 Currently the Council has made provision in the budget to cover the shortfall of income. This will be achieved by the use of reserves where required.
- 10 There have been no new developments since the last report to Committee in September.

### **Risk Analysis**

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Risk	Likelihood	Impact	Mitigating actions
Units will continue to remain empty	HIGH	HIGH	Council manages revenue shortfall by use of reserves (if necessary)