

Derby Housing Market Area Employment Land Study

Derby City Council / Amber Valley Borough Council / South Derbyshire District Council



Brief

The study was required to respond to the regional spatial strategy and provide an appropriate amount and range of employment sites and premises to meet economic needs and stimulate growth in the study area.

It was commissioned to feed into the emerging Local Development Framework for all three local authorities. It will also inform the Derby Cityscape Masterplan which is regenerating the city centre.

Activities

- Site visits to inspect land and premises
- Property market analysis of land, industrial units and offices
- Strategy context review
- Property market stakeholders consultation
- Economic analysis and forecasting of future economic trends
- Business survey to identify local business needs
- Assessment of employment areas' viability and suitability.

Outcome

There is an oversupply of employment land in Derby HMA, especially in the City of Derby.

Amber Valley has a poor portfolio of land and employment areas.

South Derbyshire has a shortage of employment land, but a number of emerging developments could rectify this.

Derby's city centre masterplan is kick-starting much needed office development to complement Pride Park. Outside Derby, industrial and distribution need dominates.



AMBER VALLEY
BOROUGH COUNCIL



South
Derbyshire
District Council

