

Monmouthshire Employment Sites & Premises Review

Monmouthshire County Council



Activities

- A review of policies and strategies
- Site visits assessing land and premises
- Property market analysis of land, industrial and office sectors
- Survey of 200 businesses identifying local needs
- Consultation with a variety of relevant stakeholders including WAG, agents and property developers
- Economic analysis and forecasting of future economic trends
- Prioritisation of sites and premises development
- Recommendations on new sites to bring forward.

Outcome

It is recognised the County lacks an appropriate range of land and premises; and needs to diversify its rural economy.

The industrial market substantially outweighs the office market, in terms of available supply, demand and overall stock. And unfortunately the property portfolio is unbalanced in terms of location.

There is enough land to meet need to 2021 and a good mix of office and industrial sites. Again land supply is unbalanced in terms of location.

Recommendations focus on rebalancing the land resource, servicing it and the provision of premises for SMEs.

Brief

BE Group was commissioned by Monmouthshire County Council to undertake a review of employment sites and premises in the county.

Monmouthshire is a predominantly rural area in South East Wales adjacent to the English border.

Objectives of the study included:

- Examining the provision of employment sites and premises
- Assessing future employment needs to inform the Local Development Plan.

