



Dorset Innovation Park Enterprise Zone – Business Occupation Policy

Background

The Dorset Innovation Park covers 56 hectares of designated employment land.

The purpose of the Dorset Innovation Park Enterprise Zone is to stimulate business growth by becoming a catalyst for enhanced economic growth through the creation of highly skilled jobs, the unblocking of employment land, and the encouragement of investment into the area. The Enterprise Zone will provide businesses with financial incentives in the first five years' of occupation, if that occupation commences before 31 March 2022, and simplified planning to assist with development.

To achieve this Dorset Innovation Park Enterprise Zone Management Board (EZMB) has the following strategic objectives for the Enterprise Zone:

- To regenerate the economy of South Dorset by creating a sector focus in an advanced engineering and manufacturing cluster of excellence that builds upon existing strengths in marine, defence and energy in the local area and across the sub-region;
- To encourage target sector businesses together with their associated supply chains on site;
- To strengthen links to other hubs of advanced engineering in neighbouring local enterprise partnership areas;
- To support Dorset Local Enterprise Partnership's (DLEP) main economic priorities;
- To make the Dorset Innovation Park Enterprise Zone a thriving and successful place where businesses can achieve their potential;
- For the Dorset Innovation Park Enterprise Zone to become an exemplar development of the first fully decommissioned nuclear site in the United Kingdom;
- Coordinating development at the Enterprise Zone with other Dorset LEP Strategic site priorities;
- Coordinating skills and training investment at the Enterprise Zone; and
- Coordinating commissioning of highway infrastructure improvements with local highway authorities.

Target Sectors for the site

The Dorset Innovation Park Enterprise Zone vision is themed upon developing a site for advanced engineering and manufacturing businesses. The target sectors for the enterprise zone are:

- Advanced engineering and manufacturing
- Defence
- Marine
- Energy
- Cyber security



Other acceptable uses

- Companies providing products or services in the direct supply chain of companies within the Enterprise Zone target sectors.
- Companies whose primary focus is to provide support activities to businesses within the Enterprise Zone target sectors. This can include financial, insurance, legal, accountancy, management and consultancy activities.
- Education, training, research and development facilities where the primary purpose is to support learning, innovation, knowledge transfer and growth across the Enterprise Zone target sectors.

Growth test

Businesses that have demonstrated that they meet the Dorset Innovation Park Enterprise Zone target sectors but are already located within Dorset, will need to demonstrate that they are unable to accommodate their growth requirements on their current space, by virtue of space, utilities or other infrastructural constraints.

Process for applying to relocate to the Dorset Innovation Park

In the first instance contact should be made with the Purbeck District Council Economic Development Officer or Marketing Agents to discuss whether a business meets the enterprise zone requirements. The officers from partner organisations (Purbeck District Council/Dorset County Council/Dorset Local Enterprise Partnership) will make the final decision on whether a business meets the requirements within 10 working days of receipt of a valid application. At the discretion of partner organisations, applications which do not fully comply with the occupation policy, but otherwise have merit, may be passed to the Enterprise Zone Management Board (EZMB)^[1] for a decision.

Appeal

In the event that a business proposal is rejected by the partner organisation to relocate to the site, the business will have the right of appeal to the EZMB where the decision will be made at the next board meeting. The decision of the board will be final with no right to further appeal.

^[1] The Enterprise Zone Management Board comprises Dorset LEP board member, two representatives of businesses on the site and councillors of the Purbeck District Council and Dorset County Council