



HIGH PEAK PROFILE

Welcome to the High Peak, a small but dynamic rural area close to both Manchester and Sheffield having all the advantages of both: Good communication links without the congestion; Highly skilled & motivated workforce; modern and converted workspaces; one of the lowest crime figures for the UK – ***all that and a great quality of life in one of the most beautiful parts of the UK.*** With major investment in the borough currently underway both in towns' public realm, infrastructure and retail and industrial buildings, now is definitely the right time to look at what the High Peak has to offer and take advantage of the increasing retail spend potential and other major investments that are under development. We look forward to welcoming you and **invite you to come and prosper with us in the High Peak.**

As a local authority officially recognised as '**Excellent**' and who won the Local Government Chronicle's principal award, '**Council of the Year**' in 2007, High Peak Borough Council exists to ensure the Borough is a good place to live and work. The Council, together with its partners, works to promote the High Peak as a location for growth in start-up and new businesses and encourages conditions for business development and expansion. Our business friendly attitude means that we work practically to help you make a smooth transition into the area – from our online premises search, clear web based business resources, through to fast track planning and development control.

LOCATION

The High Peak lies in the north-west of Derbyshire and the western tip of the East Midlands region. The area adjoins Derbyshire Dales, Staffordshire in the West Midlands, Cheshire and Greater Manchester in the North West, together with West and South Yorkshire in the Yorkshire & Humber region.

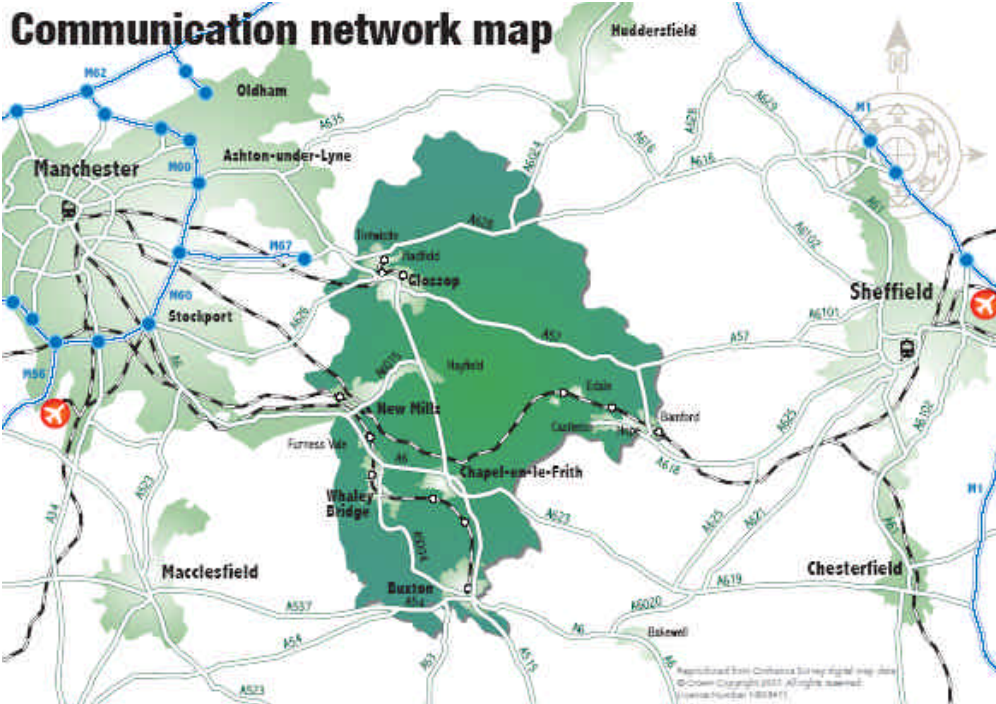


COMMUNICATIONS

Road – the High Peak lies at the centre of the M1 - M62-M60 motorway network. There are two major cross-Pennine routes through the High Peak, the A57 (Manchester/Sheffield) and A628 (Manchester/Barnsley) linking the M67 and M1. In addition the A6/A625 (Manchester/Chesterfield M1) route is the prevailing route for transport to Nottingham/Derby and South East.

Air – Manchester International Airport, the third largest in the UK, is only 30 minutes from Glossop and 45 minutes from Buxton.

Rail – The settlements of Glossop, Hadfield and Dinting, Chapel-en-le-Frith, New Mills, Dove Holes, Furness Vale, Whaley Bridge, and Buxton are served by rail link to Manchester, whilst the Hope Valley, New Mills and Chinley lie on the Manchester to Sheffield line.



A MOVE FOR YOUR BUSINESS, YOU & YOUR FAMILY

- Access to the countryside is unrivalled - see www.visitpeakdistrict.com
- The Borough of High Peak has low crime, in absolute terms and in comparison to other similar local authority areas around the country - (15.1 crimes per 1000 population compared to 24.9 nationally. March 2006) see www.crimestatistics.org.uk/tool/. In addition, the rate of domestic burglary was lowest in the East Midlands 2006 (latest figures) and well below national average.
- High Peak offers a range of arts, culture and leisure activities from the International Buxton Opera festival and fringe, through to traditional festivals and customs as well as gyms, golf clubs and outdoor sports facilities.
- 90.33% of High Peak residents think that sport and leisure facilities have improved or stayed the same over the last three years (EM observatory 2007)
- As part of Derbyshire, High Peak children are out performing regional and national statistics at every level and show year-on-year improvements in both Maths and English (Key Stage 2) and at GCSE Education (A*-C grades) and at A Level (average point score 272.5) (Source 2004).
- More people have qualifications in the High Peak than East Midlands or National averages and are most likely to be highly qualified compared to both the regional and national averages.
- Mean Gross wages for the High Peak employees are £19,494 (ONS 2005) and business accommodation costs are also under the regional and national averages - making it an affordable place to run a business.
- House prices are below national and South East averages - making this area affordable for those relocating.
- The High Peak offers a healthy lifestyle and residents live longer and have less sick days than the national average. (Source 2006)

Major Investments

The High Peak's market towns are currently undergoing one of the most extensive regeneration and investment programmes in rural England with multi-million pound investment taking place over the next few years. Between 2000 and 2007 High Peak Borough Council has awarded £20.5 million of external funding to support £40 million of investment in the Borough's built heritage. It also attracted over £5 million of Government funding for market town regeneration.

Work is well underway on the three large-scale mill re-developments in Glossop with one already fully developed and occupied. The remaining projects will offer over 12,000 sq ft of high quality office plus apartments, new retail units, and restaurants. In addition the Council is managing a £2.1m investment programme in the public realm, with further investment into the Indoor Market hall in 2008/9.

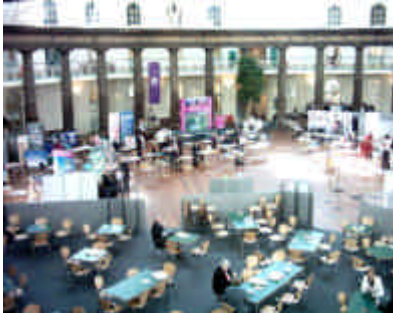


The Buxton Crescent & Spa project is seeing £32m being invested in the refurbishment of the Grade 1 listed building, delivering an 80 bed 4/5 star hotel and thermal day spa, coupled with boutique shops, tea rooms and visitor attraction. Elsewhere in Buxton, private investment in the retail sector includes a new expansion of the Spring Gardens shopping centre and the recent opening of Go Ape visitor attraction in 2007. Plans for the re-development Pavilion Gardens complex, which hosts a diverse programme of fairs, markets & unique events, are well developed which will incorporate the relocation of the tourist information centre, new restaurant specialising in local sourced products together with restoration geared toward making the Gardens more attractive and competitive in the important wedding and functions market.



In the central area, a proposed bridge will create a new access route into the Bingswood Industrial Estate and other employment sites are protected to allow businesses to continue to be able to find the space they need to grow and prosper. Now is the right time to take invest in the High Peak, as this will enable your business to take full advantage of the major regeneration that is taking place, and benefit from this large scale public and private investment in the area.

The University of Derby restored the Devonshire Royal Hospital to form a new Buxton Campus,



Digital Connections

There is widespread availability of ADSL broadband throughout the High Peak. Derbyshire and the East Midlands. Since April 2006, all exchanges in the entire region have been enabled for ADSL. In addition, Glossop has Symmetrical broadband internet services delivered via SDSL exchange enablement and Hayfield has high speed wireless mesh delivered though innovative Hayfield Digital Village. In addition, a new project to deliver inter-operator WiFi access to Buxton and the A6 Corridor has secured funding and will be delivered in 2008/10. This will also provide impartial advice for businesses looking to expand or develop e-commerce or other e-business initiatives.

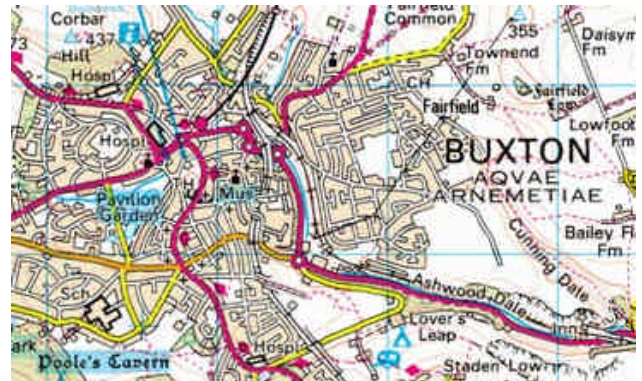
PROFILE OF MAIN TOWNS AND VILLAGES

BUXTON – Considered as the ‘Bath of the North’, with warm springs enjoyed by the Romans who called the town ‘Aquae Arnemetiae’. It was the 5th Duke of Devonshire who put Buxton on the map with development in 1780s, the centrepiece being the Georgian Crescent. The Victorian masterpieces include: the single span domed Devonshire Royal Hospital, now the Buxton campus for the University of Derby; the Pavilion Gardens with 23 acres of gardens and lakes and the Internationally renowned Opera House.



Thermal springs have risen since records began. The flow has been fairly consistent in both quantity (250,000 gallons per day) and temperature (82oF both winter and summer) and Buxton water and new international Spa development -due to open April 2011- take advantage of this natural gift.

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Buxton Opera House was built in 1903 and designed by Frank Matcham, one of Britain's finest theatre architects and was fully restored in 2001. Each summer the Opera House is home to the Buxton Festival, which has developed into one of Britain's largest opera-based festivals, and the International Gilbert & Sullivan Festival. The Opera House also presents its own annual live music festival Four-Four Time featuring a mixture of jazz, blues, folk and world music attracting world-class artists including Elvis Costello, Courtney Pine, and Jools Holland

Buxton remains one of most popular tourist destinations in the High Peak, hosting over one million visitors each year, providing over 64% of Peak District bed spaces and drawing in high percentage of the £73m tourist income spent in the High Peak each year. An effective town centre partnership is established to improve the town by promoting a multi - million pound enhancement programme.

Business Potential:

Buxton is a thriving market town of 24,000 people, which is attracting new investment in both its retail and knowledge based industries. Buxton residents are highly qualified – with over 21% having University degrees or equivalents – 4% above the regional average.

A significant Knowledge and Cultural Industries Cluster has developed over the last few years with the proportion of working population involved in creative industries more than double the regional average (10%). Key employers such as the National Health and Safety Laboratories mean that the knowledge - based economy is of national importance, while retaining strong links to Manchester, Sheffield and Derby Universities. Buxton is at the heart of the Peak District; the world's second most visited national park. In recent years the heritage refurbishment of Pavilion Gardens, Buxton Opera House and the Cavendish Arcade ensure Buxton remains a vibrant town. More recently the University of Derby has restored the Devonshire Royal Hospital to form a new Buxton Campus, home to their school of Tourism and Hospitality and lead on a number of initiatives which encourage use of local suppliers within the tourism sector.

Due to shortly start on site, the £32m restoration of the Buxton Crescent and Spa will see the re-use of this landmark building as a thermal spa hotel, the first in the county. Additional investment by the Derby and Derbyshire Economic Partnership is being pursued including the creation of wireless mesh technology to support e-commerce for the 21st century.

HEART OF THE HIGH PEAK – THE CENTRAL AREA

Chapel-en-le-Frith derived from a small chapel built in 1225 by the keepers of the Royal forest and is the historic Capital of the Peak. The town expanded with the development of Ferodo Brake Linings (now Federal Mogul) and is a small market town of 8,000 with good transport links and modern



industrial accommodation. Chapel has a new privately managed leisure centre and the High School (with technology status), works with young people to ensure they are trained in the latest practical skills including CAM-CAD design.

Adjacent to Chapel-en-le-Frith, the village of **Chinley** developed as a major railway junction and is still served by express services to Manchester and Sheffield.

New Mills an industrial town of nearly 10,000 perched above the dramatic gritstone gorge called the 'Torr's', is 8 miles east of Stockport and M60 motorway network. The town is home to range of industries including Swizzels Matlow – the UK's number 1 children's confectionary company. New Mills has a keen arts and environmental vibe, with its renowned One World Festival, and is home to High Peak Community Arts. The town has recently achieved free trade status.



Hayfield, a small village close to New Mills is the gateway to Kinder Scout, the highest point in the Peak District and a popular weekend destination for walkers. The village was the starting point of the Kinder trespass in 1932, which led to the call for the formation of Britain's National Parks.

Whaley Bridge is the start of the Peak Forest Canal and has good quality housing with a number of industrial parks for new and expanding businesses. The town of nearly 7,000 is 40 minutes from Manchester city centre from its central train station. The town, together with Bugsworth Canal Basin the largest inland waterway in England and a key visitor attraction, celebrates canal heritage with an annual water weekend in June.



Mid-way between Whaley Bridge and New Mills on the main A6, is the small village of **Furness Vale** – home to a number of Industrial premises with good transport links.

Business Potential

Chemical and engineering business sectors are core clusters within the Central High Peak towns with a range of companies that both research, manufacture and develop chemicals & polyurethane as well as product handling systems. In addition, a number of companies prototype and produce specialist materials and machinery used by manufacturers within these industries. Key companies include Hyperlast, PVC, Peakdale Monocular and Flowguard. The central area has a range of industrial and development sites with the opportunity to expand or re-locate in modern facilities. The family-friendly towns offer range of everyday shopping needs, and, with access to the countryside, low crime, affordable housing and good schools, make an ideal location for anyone looking to re-locate both their business and family.

PROFILE OF MAIN TOWNS AND VILLAGES

GLOSSOP & SURROUNDING AREAS

Glossop has a rich industrial heritage, which brought wealth and vitality to the town since the industrial revolution. The town today has not lost its industrial past, with a wealth of industrial employers supporting strong employment in the town. On the eastern edge is Old Glossop, a quieter part of town with a cluster of picturesque 16th and 17th century cottages close to Manor Park. On the western edge of the town is Gamesley, home to the Roman remains of Melandra Castle. Nestled at the foot of the dramatic Dark Peak moors, Glossop offers both the traditional high street with the potential to be part of the new Mill developments.



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Glossop incorporates a number of smaller towns – all with a strong industrial base. **Hadfield**, the most northern extent of the High Peak, **Dinting**, dominated by a huge 1845 viaduct, and central Glossop are all 30 minutes from Manchester centre by train, located very near to the M67 and M56 motorways and 30 minutes from the airport by car.

Business Potential

Glossop is the largest town in the High Peak with a population of almost 31,000 with almost 60% of its population of working age. The range of specialist and non-chain shops in the town is a valued

element, as is the level and provision of local services, facilities and public areas. A new retail & housing development was completed at Wren Nest Mill and £2.1 million Glossop Vision public realm works are due for completion in early 2008. Complementing this public sector investment has been development from the private sector, such as the transformation of the former Glossop Gas Works to create a new Business Centre and two former mill sites are being fully re-developed to further contribute to the retail, office and leisure elements in the town as well as providing business incubation units.



Glossop has several existing industrial business parks which house a wide range of industries and knowledge-based services. In addition to these, work has now completed on the first phase of a new industrial development with the second phase is under development. Together this will offer over 345,000 square feet of high quality industrial and distribution space. Strategic access will further improve with the proposed construction of the Mottram Tintwistle & spur By-pass.

THE HOPE VALLEY & PEAK DISTRICT NATIONAL PARK

The **Hope Valley** is a series of small villages incorporating **Bamford**, 12 miles west of Sheffield close to Ladybower and Derwent Reservoirs, **Hope**, and **Castleton**, renowned for Peveril Castle, lying on a limestone crag above the village. The village is one of key Peak District destinations surrounded by Mam Tor, Winnats Gorge, Cave Dale and is home to numerous caves and the only source of Blue John spar in the world. Castleton is one of the most visited areas within the High Peak.

PEAK DISTRICT NATIONAL PARK

The Peak District National Park was Britain's first National Park. Established in 1951, it covers 1438 square kilometres (555 square miles) at the southern tip of the Pennines including parts of the counties of Derbyshire, Cheshire and Staffordshire. The National Park Authority acts as the local planning authority to balance the needs of conservation with the needs of the local community (houses, jobs, services), the needs of visitors to the Park (car parks, information) and national needs (minerals). With the exception of the market towns, the National Park covers approximately two thirds of the administrative area of the High Peak but 93% of the High Peak population lies outside the National Park boundaries.





HOW WE CAN HELP YOU TO INVEST IN THE HIGH PEAK

High Peak's **Economic Development Unit** can provide information and advice on a wide range of issues needed to build a business case and our website acts as a portal to information ranging from grants, business advisory services and information on employee skills development, and sector specific information. In addition, we can provide a range of local knowledge for those relocating including market potential, average property prices and links to training and networking opportunities. Contact the Economic Development on 0845 129 77 77 or 01298 28400
www.highpeak.gov.uk/business

Planning Service – Planning permission is needed for most building works, engineering works and use of land. Planning applications are assessed against national planning guidance and policies in the High Peak Local Plan and Local Development Framework. The Council works with the Planning Portal to provide a range of up to date planning information. High Peak has a high quality built environment and has a wealth of historic buildings, including 31 Conservation Areas. There are additional controls in Conservation Areas and for developments affecting listed buildings. High Peak Borough Council has been recognised as the second fastest authority within England at processing applications and has won the Royal Town Planning Institute National Awards in 2007. For information about:

- the need for planning permission and planning applications, contact the Development Control Section – email: developmentcontrol@highpeak.gov.uk; 0845 129 77 77 or 01298 28400
- the Local Plan, Local Development Framework and Building Conservation issues, contact the Planning Policy and Design Team – email: forwardplanning@highpeak.gov.uk. 0845 129 77 77 or 01298 28400

High Peak Building Control - a team of highly qualified and experienced surveyors provide a same day inspection service. The **FastTrack** approach extends to Building Control Services with a single Co-ordinator once planning permission has been granted. This ensures liaison from initial contact with the Council to completion on site. We also offer an in-house structural design checking service, which ensures a quick response, combined with complete confidentiality. If you want to put up a new building, extend or alter an existing one, provide fittings within a building such as drains or heat-producing appliances, washing and sanitary facilities and hot water storage, the Building Regulations are likely to apply. Contact Building Regulations on 0845 129 77 77 or 01298 28400
www.highpeak.gov.uk/planning/buildingcontrol

Environmental Health - to protect, enhance and improve the well-being of the area, a proactive and efficient response operates - services range from enforcement and inspection functions through to working in partnership with businesses to provide general and specific advice. Contact Environmental Health on 0845 129 77 77 or 01298 28400 www.highpeak.gov.uk/environment/envhealth.asp

Workplace Health and Safety - The enforcement of workplace health and safety is split between the Health and Safety Executive (HSE) and local authorities. High Peak Borough Council provides free advice and guidance to all potential, new and existing businesses on all aspects of health and safety and stock Health and Safety Executive (HSE) publications for free distribution to High Peak businesses.
www.highpeak.gov.uk/business/businessreg/health

Licensing - If you propose to open a new business or arrange any fund raising event, it is always best to check if any licence or permission is required.
www.highpeak.gov.uk/business/businessreg/licensing