

Appendix B

OTHER INDUSTRIAL PROPERTIES

INDUSTRIAL ESTATE	WARD
Aire Street Workshops, Leeds 1	Hyde Park & Woodhouse
Penraevons II Meanwood Leeds 7	Hyde Park & Woodhouse
Chapelton Business Centre Chapelton Leeds 7	Chapel Allerton
Site 38 and Site 39 Cross Green Industrial Estate, Leeds 9	Burmantofts & Richmond Hill
Kenneth Street Industrial Estate, Leeds 11	Beeston & Holbeck

NB – The Council owns the freehold of the Penraevons II estate, however a 125 year lease was granted to a developer to construct the estate, the term remaining is 99 years. The completed estate has subsequently been leased to the Council via a series of medium term leases, the current lease expires in 2017. The lease granted to the Council operates on the basis of a turnover rent, whereby the Council has to pay an annual rent of 85% of the rent achieved.

Sites 38 and site 39 Cross Green Industrial Estate are ground leases, whereby the Council holds the freehold subject to the grant of long ground leases.

Kenneth Street Industrial Estate was demolished and is a vacant, cleared site.