

BUSINESS RATE DISCOUNTS IN BRISTOL TEMPLE QUARTER ENTERPRISE ZONE

Are incentives for business growth available in the Enterprise Zone?

Yes. Business Rate discounts are available to businesses and other organisations that establish premises and create jobs in the Bristol Temple Quarter Enterprise Zone, subject to them satisfying specific criteria. Business Rate discounts are applicable from the start of the 2012-13 financial year on 1 April 2012.

Qualifying businesses are entitled to a business rate discount for a period of up to five years so long as the business moves in to a property within the Enterprise Zone on or before 31 March 2018. The discount will be reviewed annually.

Is my business eligible?

The discount is applicable to business rates bills for properties in the Enterprise Zone.

With respect to these properties:

- Businesses new to the Bristol City Council area that establish and occupy premises (as determined under the Local Government Finance Act 1988) within the Enterprise Zone will receive 100% Discount if there is at least one full time equivalent employee working at the property.
- The availability of discounts for businesses already located in the Bristol City Council administrative area is dependent on them demonstrating growth in the number of full time equivalent employees between specified dates.

There is a two stage application process; firstly applications are assessed under the Local Enterprise Partnership criteria and then subsequently under state aid criteria.

Specific factors determining a business' eligibility are shown in the table on the next page.

Determinant of eligibility	Business locates in the Enterprise Zone and is new to Bristol City Council area (start-up businesses are included in this criterion)	Business is already located in the Bristol City Council area but is new to the Enterprise Zone. This can include businesses that relocate to the EZ or take on additional property there	Business is already located in the Enterprise Zone at 1 April 2012
Discount available	100% of any discount subsequently calculated.	<p>Businesses that increase their number of employees (measured as full time equivalents (FTE)) will be entitled to 50% of any discount subsequently calculated¹</p> <p>Should businesses meeting this criterion increase their number of FTE employees by 30% or more they will be entitled to 100% of any discount subsequently calculated¹</p>	<p>Businesses that increase their number of employees (measured as full time equivalents (FTE)) by 20% will be entitled to 50% of any discount subsequently calculated¹</p> <p>Should businesses meeting this criterion increase their number of FTE employees by 30% or more they will be entitled to 100% of any discount subsequently calculated¹</p>

Business rate discounts will only be granted following completion of the two-stage application process and payment of instalments as detailed on the latest business rate bill issued must be maintained whilst any application is in progress. Any overpayment created following the award of a discount will be refunded.

Qualifying periods for demonstrating employment growth are shown in the table on the following page. The type of business will not change over the period in which a discount is awarded, i.e. if a business is classed as a new ratepayer in year 1, they will still be classed as a new ratepayer in years 2 to 5 in terms of eligibility and have to fulfil the same criteria to obtain the discount.

¹ The state aid de minimis level is €200,000 over a three-year rolling period.

Financial year for which the discount will be available	Qualifying period in which growth in fte employee numbers must be demonstrated
2012-13	31.12.2011 to 01.04.2012
2013-14	31.12.2011 to 31.12.2012
2014-15	31.12.2011 to 31.12.2013
2015-16	31.12.2011 to 31.12.2014
2016-17	31.12.2011 to 31.12.2015
2017-18	31.12.2011 to 31.12.2016
2018-19	31.12.2011 to 31.12.2017
2019-20	31.12.2011 to 31.12.2018
2020-21	31.12.2011 to 31.12.2019
2021-22	31.12.2011 to 31.12.2020
2022-23	31.12.2011 to 31.12.2021

What is the value of the discount available?

The eligibility criteria outlined above indicate the proportion of overall discount that is available to businesses. The proportion applies to your business rates bill but is also subject to a cap set at state aid *de minimis* levels.

The Government has committed to fund the overall Enterprise Zone business rate discount for a five-year period, up to state aid *de minimis* levels for businesses that move into the EZ prior to 1 April 2018.

The state aid *de minimis* level is €200,000 over any three-year rolling period. This is converted to GBP using EU conversion rates at the date of application and is roughly £165,000 over a rolling three-year period although this conversion rate does fluctuate from month to month. When calculating any discount for years four and five, any discount or other state aid granted in years two and three or three and four respectively will be taken into account.

It is important to note that any business already benefiting from state aid in other areas will need to declare these when applying. This will reduce the total amount of discount that can be awarded in respect of the Bristol Temple Quarter Enterprise Zone.

How do I apply and demonstrate that I meet the eligibility criteria?

Businesses new to the EZ will need to register for payment of business rates by contacting the Local Taxation office as detailed below and request a stage 1 application form. Alternatively the form can be downloaded via our website.

Businesses already located in the EZ will receive a stage 1 application form shortly. If this is not received please contact the Local Taxation office as detailed below and request a stage 1 application form.

For further information please contact the Council's Business Rate Helpline on 0117 922 3300 or business.rates@bristol.gov.uk. Please remember to quote your business rate account number in all communications.

We will not be able to calculate entitlement without an application being assessed under the two-stage process.