

APPENDIX I

REPORT TO THE ECONOMIC DEVELOPMENT AND INFRASTRUCTURE SERVICES COMMITTEE ON 6 FEBRUARY 2024

LIST OF RENT REVIEWS OF BUILDINGS AND SITES - SUBMITTED FOR NOTING

1. <u>Ref No.</u> 2. <u>Valuer's Ints.</u>	1. <u>Address</u> 2. <u>Tenant</u>	1. <u>Building (m²)</u> 2. <u>Site (Ha)</u>	1. <u>Date of Entry</u> 2. <u>Review Period Interval</u>	1. <u>Previous Rent</u> 2. <u>New Rent</u>	<u>Remarks</u>
1. FR/1/214 2. IAWA	1. 12 West Road, Forres 2. C & P Garage Services Ltd	1. 200.5sqm 2. 0.04Ha	1. 3/7/17 2. 3 years	1. £15,950 p.a. 2. £16,896 p.a.	Permitted Use: Car repair workshop & potential MOT station.
1. EL/1/120 2. ALBU	1. Site Adjacent 1A Chanonry Road South, Elgin 2. Jim's Garage (Shetland) Ltd	1. - 2. 0.03Ha	1. 1/7/17 2. 3 years	1. £1,700 p.a. 2. £2,025 p.a.	Permitted Use: Parking & display of motor vehicles for.
1. EL/1/210 2. IAWA	1. 4 Chanonry Road South, Elgin 2. Loomis UK Ltd	1. 538sqm 2. 0.14Ha	1. 18/12/15 2. 3 years	1. £32,900 p.a. 2. £35,500 p.a.	Permitted Use: Use as a secure distribution & storage depot.
1. EL/8/208 2. STBE	1. Units 8 & 9 Tyock Industrial Estate, Elgin 2. Highland Motor Parts Ltd	1. 408sqm 2. 0.041Ha	1. 15/1/18 2. 3 years	1. £28,000 p.a. 2. £32,640 p.a.	Permitted Use: Storage & distribution of motor vehicle parts & accessories with ancillary sales.

1. EL/8/228	1. Units 28 & 29 Tyock Industrial Estate, Elgin	1. 216sqm	1. 21/12/17	1. £14,400 p.a.	Permitted Use: Workshop & store for upholstery business.
2. STBE	2. Glyn Minshull	2. 0.02Ha	2. 3 years	2. £17,260 p.a.	
1. LO/1/202	1. Unit 2 Coularbank Industrial Estate, Lossiemouth	1. 70.05sqm	1. 1/10/08	1. £6,350 p.a.	Permitted Use: Retailing of second-hand motor vehicles.
2. IAWA	2. MT Autos Lossie Ltd (SC487475)	2. 0.04Ha	2. 3 years	2. £7,250 p.a.	
1. EL/5/108	1. 3 Parade Spur South, Elgin	1. -	1. 30/10/83	1. £665 p.a.	Permitted Use: Use for the purposes of tenant's plastering & tiling business & general builder trader purposes.
2. ALBU	2. Raymond Spence & Sandra Anne Spence	2. 0.01Ha	2. 5 years	2. £865 p.a.	
1. DU/1/201	1. 5 Dufftown Industrial Estate, Dufftown	1. 76.6sqm	1. 1/11/17	1. £4,645 p.a.	Permitted Use: Workshop & store in connection with an electrical business.
2. ALBU	2. Moray Electrical Services Ltd	2. 0.03Ha	2. 3 years	2. £5,150 p.a.	
1. EL/1/118	1. 2 Chanonry Street, Elgin	1. -	1. 1/11/98	1. £4,260 p.a.	Permitted Use: Garage workshop & showroom for the sale/refurbishment & repair of second-hand cars.
2. ALBU	2. Gary McKnockiter & Walter Ritchie	2. 0.14Ha	2. 5 years	2. £5,230 p.a.	
1. BK/1/223	1. 10A March Road East, Buckie	1. -	1. 3/2/17	1. £2,275 p.a.	Permitted Use: Storage compound for light haulage business.
2. IAWA	2. Lawrie's Light Haulage	2. 0.06Ha	2. 3 years	2. £2,500 p.a.	

1. EL/1/131	1. Chanonry Court, 23 Chanonry Road South, Elgin	1. -	1. 18/4/19	1. £18,865 p.a.	Permitted Use: Development of industrial units & stores with yard & car parking minimum industrial buildings 1,250sqm.
2. ALBU	2. ESL Investments Ltd SC 556361	2. 0.74Ha	2. 5 years	2. £28,200 p.a.	
1. KE/555/1	1. Keith Golf Course, Keith	1. -	1. 24/5/13	1. £5,040 p.a.	Permitted Use: Use as a golf course.
2. ALBU	2. Keith Golf Club	2. 22.27Ha	2. 5 years	2. £5,040 p.a.	
1. EL/1/134	1. 14 Chanonry Road South, Elgin	1. -	1. 5/7/18	1. £10,280 p.a.	Permitted Use: Development of a depot with workshop offices & yard.
2. ALBU	2. ESL Investments Ltd (SC556361)	2. 0.33Ha	2. 5 years	2. £14,420 p.a.	
1. EL/1/116	1. 1 Chanonry Street, Elgin	1. -	1. 8/3/93	1. £14,500 p.a.	Permitted Use: To be used as a builder's yard.
2. ALBU	2. Trustees of the William T & Denise A Miller SIPP Trusts	2. 0.41Ha	2. 5 years	2. £18,250 p.a.	
1. EL/8/222	1. Unit 22 Tyock Industrial Estate, Elgin	1. 397.3sqm	1. 20/4/11	1. £24,950 p.a.	Permitted Use: Wholesale warehouse with trade counter for the storage, distribution & related sales of plumbing & building supplies.
2. STBE	2. Wolseley UK Ltd	2. 0.06Ha	2. 3 years	2. £29,350 p.a.	

1. HN/750/9	1. Stores 31 & 14 Hopeman Harbour, Hopeman	1. 125.4sqm	1. 11/2/06	1. £2,300 p.a.	Permitted Use: Sale of nautical goods & collectable items, chandlery products, arts & crafts, tea & coffee to takeaway, ice-cream.
2. ALBU	2. Carrie Hellyer	2. -	2. 3 years	2. £2,585 p.a.	
1. EL/1/233	1. 15 Chanonry Road South, Elgin	1. 180sqm	1. 1/8/14	1. £16,100 p.a.	Permitted Use: Workshop & storage in relation to light engineering & fabrication.
2. IAWA	2. Embassy OFD Ltd (SC428753)	2. 0.05Ha	2. 3 years	2. £17,000 p.a.	
1. BK/750/91	1. 28 Commercial Road, Buckie	1. -	1. 5/1/23	1. £31,290 p.a.	Permitted Use: Depot for offshore windfarm with offices & car park.
2. ALBU	2. Ocean Winds UK Ltd (No 07101190)	2. 0.31Ha	2. Annually	2. £32,750 p.a.	
1. KE/5/202	1. Unit 2 Newmill Industrial Estate, Keith	1. 71sqm	1. 1/11/02	1. £4,300 p.a.	Permitted Use: Joiner's workshop.
2. ALBU	2. Donald Noble	2. 0.03Ha	2. 3 years	2. £5,200 p.a.	
1. EL/1/106	1. 7 Chanonry Road South, Elgin	1. -	1. 5/7/11	1. £13,100 p.a.	Permitted Use: Development of builder's merchant yard/depot.
2. ALBU	2. Elgin Assets Ltd (Registered Number 07337006)	2. 0.4Ha	2. 5 years	2. £14,600 p.a.	

1. MW/580/1	1. Nether Dallachy Landfill Site, Nether Dallachy, Spey Bay	1. -	1. 1/4/93	1. £20,683 p.a.	Permitted Use: Council Landfill site. Council is tenant of Crown Estate Scotland.
2. STBE	2. Crown Estate Commissioners	2. 31.54Ha	2. 5 years	2. £24,437.50 p.a.	
1. EL/1/235	1. 19 Chanonry Road South, Elgin	1. 110sqm	1. 1/9/14	1. £8,950 p.a.	Permitted Use: Printer's workshop & store.
2. IAWA	2. David Michael Ritchie	2. -	2. 3 years	2. £9,850 p.a.	
1. EL/1/306	1. Yard to Rear of No 17 Chanonry Road South, Elgin	1. -	1. 1/2/21	1. £1,925 p.a.	Permitted Use: Use for storage of materials & equipment in connection with tenant's business.
2. IAWA	2. Sandra McCrea	2. 0.4Ha	2. 3 years	2. £2,200 p.a.	
1. LO/1/105	1. Unit 5 Coularbank Industrial Estate, Lossiemouth	1. -	1. 31/1/89	1. £3,430 p.a.	Permitted Use: Car sales/preparation, servicing & body repair with associated offices in connection with tenant's business.
2. IAWA	2. Kenneth Ellis	2. 0.11Ha	2. 5 years	2. £4,725 p.a.	
1. EL/5/120	1. 3 Perimeter Spur, Elgin	1. -	1. 1/2/83	1. £1,400 p.a.	Permitted Use: Project run for vulnerable & disaffected young people.
2. ALBU	2. Aberlour Child Care Trust (SC312912)	2. 0.03Ha	2. 5 years	2. £2,000 p.a.	

1. FR/4/202	1. 3 Waterford Circle, Forres	1. 70sqm	1. 1/12/14	1. £5,700 p.a.	Permitted Use: Storage & manufacture of garage doors with ancillary sales.
2. IAWA	2. James MacNaught	2. -	2. 3 years	2. £7,000 p.a.	
1. EL/1/217	1. 12 Chanonry Road North, Elgin	1. 110sqm	1. 23/12/11	1. £10,600 p.a.	Permitted Use: Tyre fitter's depot.
2. IAWA	2. Blair Sinclair	2. 0.05Ha	2. 3 years	2. £11,960 p.a.	
1. MO/1/300	1. 2 Mosstodloch Industrial Estate, Mosstodloch	1. -	1. 5/2/05	1. £3,600 p.a.	Permitted Use: Fabrication & engineering facility.
2. IAWA	2. Allan McDonald	2. 0.16Ha	2. 5 years	2. £4,225 p.a.	