

For building your
future in modern
construction, think
Hertfordshire IQ.



Hertfordshire
Innovation
Quarter



3 million
sq.ft. of new
commercial space

Looking for a space for innovation to thrive?

Think Hertfordshire IQ.

An Enterprise Zone creating 3 million sq.ft. of new commercial space just 30 minutes from London, Hertfordshire IQ is the destination for future facing businesses.

In the heart of the Golden Research Triangle between Oxford, Cambridge and London, we are constantly connecting tech, talent and research.

Hertfordshire IQ brings together the brightest thinking in agri-tech, bioscience, gene technology, AI, robotics and big data, connecting innovators with our partners BRE Group, Rothamsted Research and the University of Hertfordshire.



Why Hertfordshire IQ?

With access to some of the UK's fastest growing housing markets, a highly skilled local workforce and collaboration opportunities with industry leaders BRE Group, Hertfordshire IQ could help drive greater productivity for your modern construction business.

Hertfordshire IQ Offers:

- Excellent access to construction markets and supply chains
- A location 30 minutes from London at Junction 8 of the M1
- Opportunities to work with industry leaders BRE Group, who lead the national agenda for offsite construction and are keen to collaborate on research and development projects
- A highly skilled workforce with strong construction and advanced manufacturing skills base
- Education support from our partners the University of Hertfordshire, BRE Group and local colleges
- A range of high quality, contemporary employment spaces are being developed to suit a range of modern construction activities
- Business rates relief is available up to April 2022

Hertfordshire already has significant construction capacity with many major companies and their supply chains based here, including Sir Robert McAlpine and BAM in neighbouring Maylands Business Park and Skanska, Vinci, Wilmot Dixon, VolkerFitzpatrick, Bouygues, Morgan Sindall and Tarmac nearby.



New Commercial Space

Hertfordshire IQ is developing a wide range of high quality industrial and office spaces close to Junction 8 of the M1, 10 minutes from BRE Group, suitable for mid-size companies and head offices, as well as flexible space for smaller growing businesses. Being developed over the next 10 years, commercial space is already available at Prologis Park Hemel Hempstead.

will help boost your productivity, making it easy to stay connected with customers and suppliers, and for employees to share and collaborate.

Sustainability

We welcome and support businesses and talent that believes in environmental sustainability and innovation, encouraging our business community to work with, and share, our sustainable values.

Digital Connectivity

Investment is also being secured in digital infrastructure that will provide businesses with outstanding connectivity across fibre, 5G and Internet of Things networks to test and prove smart tech concepts.

As an Enterprise Zone with a clear vision for the future and the generations to come, we encourage the use of smart and sustainable transport, a high build quality across all developments and adoption of low carbon operations. We also support engagement with the local community we live and work in.

Flexible, cost-effective provision and reliable, high capacity connectivity



Hertfordshire IQ and BRE Group

Our partner BRE Group leads the national agenda for the construction industry through the Transforming Construction Alliance. This will see an Innovate UK funded hub develop a digital, manufacturing focused approach, improving efficiency and helping companies embrace digital tech.

BRE Group also provides start-up business incubation and innovation space on their campus in Watford, with new commercial space planned in 2020.

The new four-floor 3,000 sq.m. Open Innovation Hub will foster collaboration between BRE Group's construction research base, large companies and SMEs. It will also form a national and international centre for research and innovation in the digital, connected and smart built environment.

Opportunities for Offsite Manufacturing

Hertfordshire IQ offers potential for offsite construction manufacturers. In the heart of a house building hotspot, with over 100,000 homes to build by 2036, Hertfordshire has a strategic commitment to speed up the delivery of new homes.

Local social housing providers have come together to create a demonstrable pipeline of demand, supporting the case for investment.

Move your modern construction business to Hertfordshire IQ by 31 March 2022 and benefit from business rates relief up to £275k, or £55k per year for five years.

Hertfordshire IQ also offers easy access to the London market, where it's estimated that 60,000 homes are needed every year and also the Oxford/Cambridge corridor where 1 million new homes are planned.





Talent

Hertfordshire has a large skills base in construction, advanced manufacturing and digital tech, giving you access to the brightest talent:

Excellent local education support is provided by partners the University of Hertfordshire, BRE and local further Education colleges, giving you access to a range of skills to help drive productivity.

- Local workforce of educated and professionally qualified residents
- Good stability in local workforce, for lower employee turnover
- BRE Group provides extensive training resource at an industry level so teams can learn the latest methods and techniques

About Hertfordshire

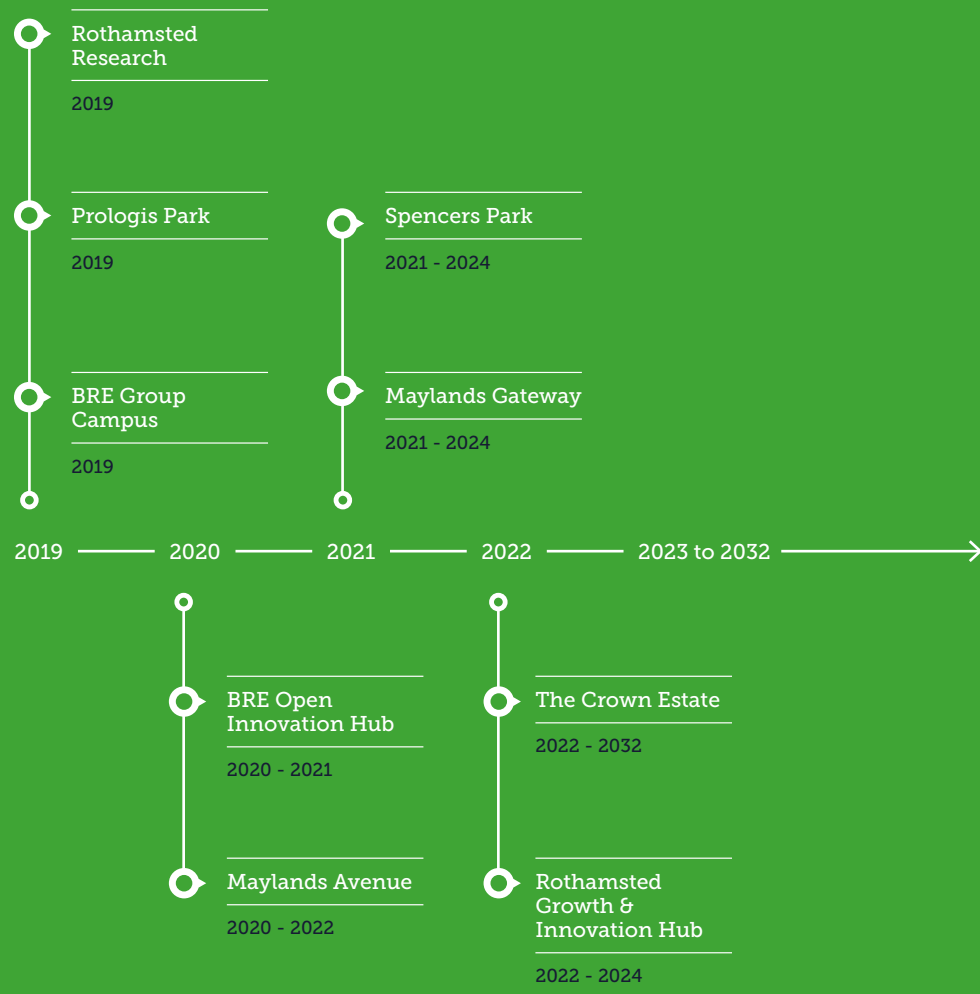
Surrounded by lush green countryside yet just 30 minutes from central London, Hertfordshire offers a perfect blend of easy access to the capital and the tranquillity of countryside living. With its vibrant communities and outstanding location, Hertfordshire IQ is perfectly placed for business.

Networking

Join local innovation networks of like-minded future-facing businesses:

- Constructing Excellence
- Green Triangle
- Hemel Hempstead Business Ambassadors

Commercial sites development timeline



Get in touch

To boost your business growth and productivity, contact Cherie Norris, Enterprise Zone Manager for more details on how Hertfordshire IQ can benefit your business.

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