

Opportunities for Landowners

SITE LEASING JOINT OPERATION



Leedam
NATURAL HERITAGE

Natural Burial Grounds — Opportunities for Landowners

“In this world nothing can be said to be certain, except death and taxes. “

Benjamin Franklin

Leedam Natural Heritage is seeking opportunities for the creation of new natural burial grounds across the UK. If you own land that you feel may be suitable then please contact us without obligation for a feasibility assessment.

Our company is the UK's leading specialist in the development and operation of natural burial grounds, working in partnership with landowners from small farms to large estates.

What is natural burial? Using only natural, biodegradable materials and no harmful chemicals, natural burials take place in sustainably managed countryside to preserve and enhance the landscape.

Our natural burial grounds - In most cases, the land that will be used for natural burials will be relatively unprofitable pasture, hay meadow or woodland. Green burial is an additional use of this land so that agricultural income and farm subsidies remain available to the landowner.

Burial operations which run in tandem with farming operations and are a good way to boost farm income.



How can Leedam help farmers and landowners diversify?

1. **For those not wishing to invest** but who are open to the possibility of having a natural burial ground sited on their land there is the option to grant a simple lease for the use of the land.
 - Having a natural burial ground on your property can provide landowners with a regular income, at no expense, usually for a period of 60 - 100 years. This can be realised by permitting us to finance and develop a natural burial ground on your land.
 - The only outgoings for the a landowner who chooses this option are their own legal and professional expenses; once the burial grounds are operating, the sale of burial plots will provide landowners with a secure long-term income (equalling 20% of the sale of burial plots) for decades to come.
2. **For those wanting to invest and participate** in the operation of the burial ground there is the option to enter into a 99 year ground lease in conjunction with an operating agreement in which income and costs are shared equally between Leedam and the landowner. Landowners who participate frequently choose to take advantage of the opportunities this brings to generate extra revenue through grave digging, tree planting, venue hire, catering, etc.
 - The process of setting up a natural burial ground, regardless of size, can be a complicated and time consuming one and represents a long-term commitment. Leedam can provide all the services necessary to get a development completed; from preliminary site analysis to obtaining planning permission and finally to setting up the systems and contracts to manage the burial ground over the lifetime of the site.
 - The level of investment for the landowner need only be small—the essential characteristic of Leedam’s natural burial grounds is that they are simple, natural places. Infrastructure is kept to a minimum, which lessens any environmental impact on the landscape. Once operating, the burial ground will provide the landowner with a secure long-term income from the sale of burial plots for decades to come and agreed costs are kept to the minimum.

Leedam has the experience and expertise to guide a project successfully through the planning system. We understand the sensitivities of development within the Greenbelt, within AONBs and within National Parks.

Sustainability is a key requirement. Once a burial ground has reached capacity and the income stream from the sale of burial rights has ended, the land will continue to be farmed, coppiced or kept as amenity woodland—there are none of the maintenance liabilities associated with a traditional cemetery.

Natural Burial Grounds — Opportunities for Landowners

Leedam Natural Heritage is the UK's leading natural burial ground operator. We work in tandem with landowners to develop and operate natural burial grounds in distinctive countryside locations.

The company has already established relationships with major estates and country landowners and is currently looking to further expand its portfolio of natural burial grounds across the UK.

The investment in setting up the venture is relatively small, the risks are low and the rewards are steady over the long term. It is an attractive opportunity.



The company is involved in the UK's natural burial movement at a high level in shaping ideas, promoting natural burial and encouraging best practice.

Leedam's sites...

- offer landowners extra income from land on top of its regular agricultural income, which continues throughout.
- provide the prospect of good, long term revenue.
- are wholly compatible with agriculture, countryside stewardship and wildlife conservation principles.

"Our schemes boost farm income without the need for you to learn a new business, hire consultants, employ anyone else, or do anything significantly different from what you already do – we take care of all that – you simply continue to steward the land" *James Leedam*, director Native Woodland

"One of the best and most profitable things I ever did", *Rhodri Traherne*
Landowner at Cardiff & The Vale

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