



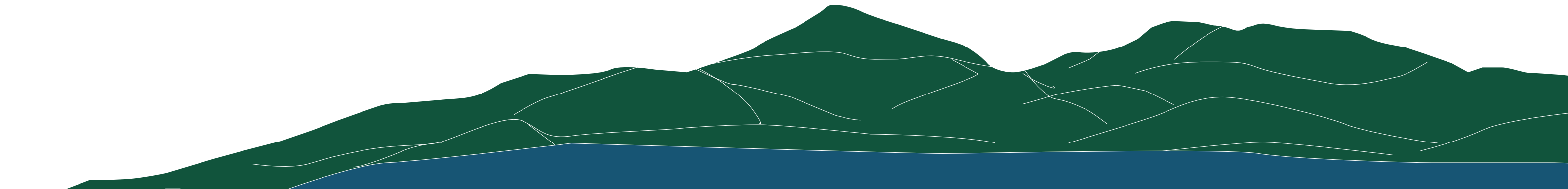
January 2018

# Ballyalton Village Renewal Plan (covering Ballynagross Upper & Lower)

Newry, Mourne and Down District Council



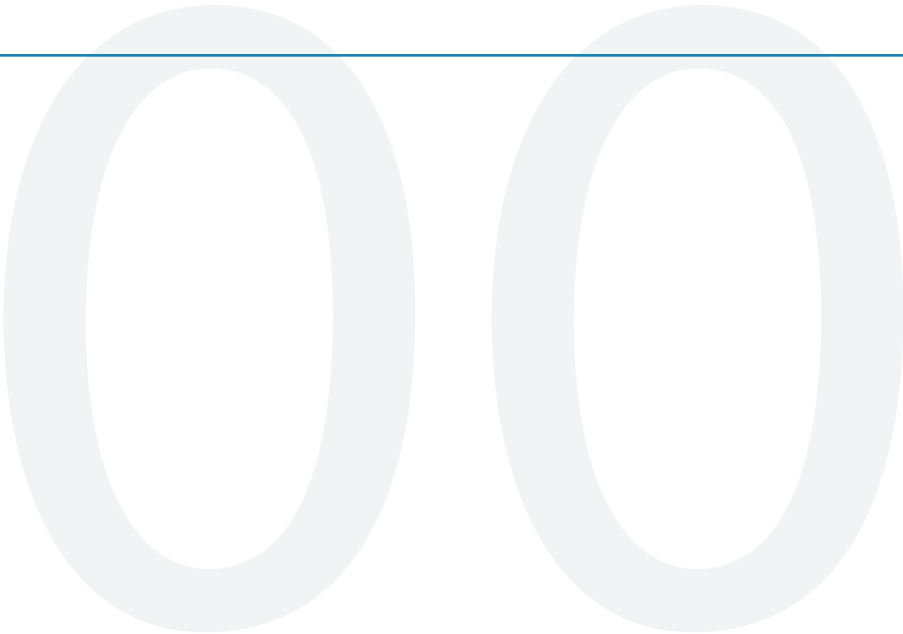
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# Contents

Section 01	Introduction	2
02	Context	4
03	Policy Analysis	7
04	Consultation Process	11
05	Site Analysis	13
06	Opportunities	15
07	Implementation	22
08	Action Plan	23





Ballyalton Aerial View



# 01 | Introduction

The Village Renewal Plan has been developed by the community in conjunction with Newry, Mourne and Down District Council to meet the requirements of the Rural Development Programme for Northern Ireland 2014-2020.

Ove Arup and Partners (Arup) was appointed as the consultancy team to facilitate the delivery of the Village Renewal Plan for Ballyalton. This Village Renewal Plan has been facilitated by a stakeholder workshop. The outcome of this is a Village Renewal Plan which includes a range of projects and initiatives that we believe will have a real impact on the area.

The Village Renewal Plan was funded under Priority 6 (LEADER) of the Northern Ireland Rural Development Programme 2014-2020 by the Department of Agriculture, Environment and Rural Affairs and the European Union, and Newry, Mourne and Down District Council.

The Rural Development Programme uses the LEADER approach which adopts a community led model to assist rural communities to improve the quality of life and economic prosperity in their local area, through the allocation of funds based on local need. Village Renewal and Development is an important element of the Rural Development Programme.

The Village Plan is a working document that requires the support of the community and in many cases the community working in partnership with other agencies and statutory bodies.

It should be noted that the progressing of a Village Plan' under the Rural Development Programme does not mean that the settlement or area, to which the 'Village Plan' applies, is designated as a village in the settlement hierarchy as identified in the current development plans that apply to the District (i.e. the Banbridge/Newry and Mourne Area Plan 2015, and the Ards and Down Area Plan 2015) or in the Council's new Local Development Plan for the District, which is currently under preparation.

***It is important to note that some projects and initiatives set out within the action plan may be subject to future feasibility studies and analysis, detailed design, landowner agreements, statutory approvals and available funding.***









## 02 | Context

### Village Location

Ballyalton is a small village in rural County Down, located on the periphery of Downpatrick, approximately 2.5 miles East. As illustrated on page 3, the settlement expresses a rich townland history comprising Slievenagriddle, Ballyalton, Ballynagross lower / upper alongside Ardmeen which converge to form the settlement present today. Additionally, the village is located between Downpatrick and Ballyhornan and offer effective access to nearby settlements of Saul and Arglass.

### Village Character

Ballyalton provides a unique intermittent visual experience as it rests in a gentle drumlin setting. Due to the natural topography of the landscape, the gentle hills help to frame the settlement within its rural and picturesque surroundings. Due to the linear form of the village, the main access route acts as a thoroughfare through Ballyalton offering a distinctive sense of place due a mixed offering of traditional cottages and more contemporary residential developments.

Residing in the heart of the village is the local public house, The Roadhouses which acts as focal point within Ballyalton. Beyond the village, Ballyalton expresses a key natural asset in the shape of Lough Money which is located approximately 1 mile to the north east along the Ballycutler Road and is popular for angling and other fishing related activities. Building on this, the village provides sufficient access to natural assets such as Struell Wells and Lough Money Lake via way-marked trails, rights of way to the Lecale Way, Ulster Way and St. Patrick's Way. Building on this, the village harnesses the potential to develop a mystically enchanting walking experiencing through a walkway network to exploit the rich surrounding setting and neighbouring settlement landscapes.



Struell Wells (Credit: Stuart Wightman)



## History and Development of the Village

Ballyalton is a village settlement to which its historical development had been highly influenced by its location.

The village is signposted as Ballyalton, but is known to locals is Ballynagross divided into Ballinagross Upper and Ballinagross lower. The townland of Ballyalton begins at Slevengriddle Road prior to Ballyculter.

Due to the location of Ballyalton, it rested along a key access and communication route for wider settlements and their connectivity with Downpatrick. By 1832, the village had already established its linear form resting along the current Ballyhornan Road between the Ballynagross Road and fork junction to the east of the village.

By 1900, the development of the remained fairly similar in relation to density and layout, however the village noticed the introduction of a Post Office and small petrol pump during the 1960s with the increasing presence of the private car and personal mobility, highlighting its continued grow and requirement for additional services. Progressing further, by 1986, the village of Ballyalton is fully established as a distinctive small settlement with a fully functioning factory offering employment with surrounding residential to support its capacity. Today, Ballyalton has grown significantly in relation to recent residential development as with its location to Downpatrick. Additionally, Ballyalton acts as a growing commuter settlement.

## Village Profile

Ballyalton resides within the Strangford Ward in Rural County Down and comprises a predominately youthful population with 20.14% of residents aged under 16 with 15.86% aged 65 of over (2011 Census). Building on this, in relation to the standards of health within the area, they are generally very good. Recent census data shows that 81.35% of the population stated their health was either good or very good. Contrary to this, 19.58% had stated that they had a long-term health problem that limited their day-to-day activities. Having considered this, any future development of amenities or services must consider the needs and requirements of each demographic sector within the community.

## Settlement Development Limit

The designated Settlement Limit has been drawn to prevent further spread of development into the surrounding countryside and encroachment into the Area of Outstanding Natural Beauty on the northern side of Ballyhornan Road. However there is a consensus locally that some expansion will be required in the new Area Plan along the Northern side of the Ballyhornan Road as far as Ballinagross Lower.



Struell Wells (Credit: Stuart Wightman)



Lough Money (Credit: Albert Bridge)



Ballyalton Painting, 1908 (Artist: Tom Hampton)



Eastern Village Gateway (Ballyhornan Road)



Western Village Gateway (Ballyhornan Road)



Ballyalton Painting, 1960 (Artist: Tom Hampton)



Village Bungalow



Struell Wells (Credit: Stuart Wightman)



### Recent and Future Development

There has been continuous population growth within the Strangford electoral ward as shown in recent census data. As a result, development pressure for residential accommodation has expectedly increased and below highlights a number of new developments that have been developed within Ballyalton. It is important that this plan takes into account any new or proposed developments so that the future needs of new residents can also be taken into consideration in the plan development.

There is clear development pressure in Ballyalton due to its proximate location close to Downpatrick. As well as below, there are continued applications for single dwellings in the countryside, outside of the main settlement development limit however it is crucial that development of this nature does not negatively impact upon the unique rural and picturesque setting.

### Recent & Future Housing Development

Proposed development of 8no dwellings to replace existing buildings and storage area at 61 Ballyhornan Road. Planning Ref. R/2012/0502/F. Status: Complete.

A proposal to increase the provision and quality of residential accommodation within the settlement.

Proposed Erection of 5 No. detached dwellings at 60 Ballyhornan Road. Planning Ref. LA07/2016/0907/F. Status: Complete

Similar to the previous application, a proposal which further increases the housing provision within settlement.

Proposed development of 18no dwellings at lands between 60 & 66 Ballyhornan Road Ballyalton. Planning Ref. R/2010/0872/F. Status: Complete

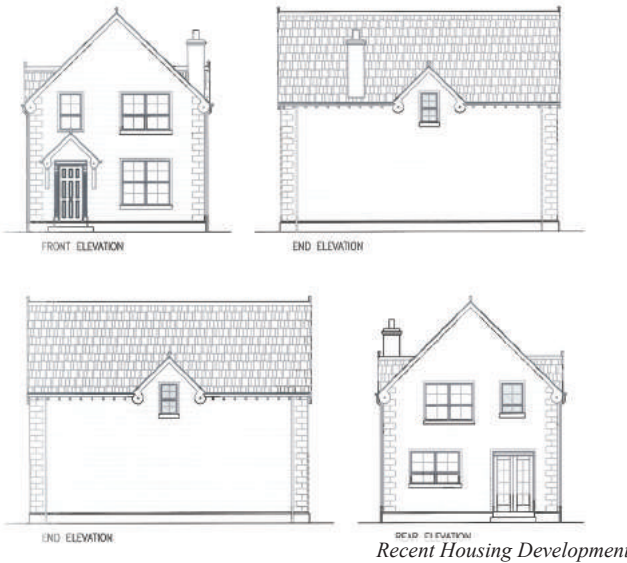
The most substantial application within the community, the proposal will significantly increase quality, provision and standard of housing within Ballyalton. Furthermore, the increased population of the settlement may have the potential to improve local services in order to locally sustain the increase population of Ballyalton.



Increased Residential Provision



Recent Housing Development



Recent Housing Development

*The development above highlights the growing need for services and amenities within the village to facilitate the continuous population growth of Meigh and the wider rural area.*



## 03 | Policy Analysis

### 3.1 Planning Policy

#### Regional Development Strategy 2035 'Building a Better Future'

The Regional Development Strategy (RDS) is a statutory plan, and sets the spatial vision for the region up to the year 2035. One of the central aims of the RDS is to support our towns, villages and rural communities to maximise their potential.

*Our rural areas including our towns and villages have a key role in supporting economic growth. They offer opportunities in terms of their potential for growth in new sectors, the provision of rural recreation and tourism, their attractiveness as places to invest, live and work, and their role as a reservoir of natural resources and highly valued landscapes (RDS, p19)*

The RDS sets out Strategic Guidance for the economic, society and the environment. RG7 highlights the need to support rural renaissance which is about revitalising the centres of small towns and villages so that they meet the immediate needs of the communities they serve.

The RDS emphasises the need to sustain rural communities living in smaller settlements and the open countryside and to improve accessibility for rural communities.

#### Strategic Planning Policy Statement (SPPS) 'Shaping a Better future'

The SPPS covers the whole of Northern Ireland and sets out the strategic policies for the sustainable development of the region, which it defines as "meeting the needs of the present without compromising the ability of future generations to meet their own needs".

The policy objectives for development in the countryside are to:

- manage growth to achieve appropriate and sustainable patterns of development which supports a vibrant rural community;
- conserve the landscape and natural resources of the rural area and to protect it from excessive, inappropriate or obtrusive development and from the actual or potential effects of pollution;
- facilitate development which contributes to a sustainable rural economy; and
- promote high standards in the design, siting and landscaping of development.

#### Ards and Down Area Plan 2015 (ADAP)

The Ards and Down Area Plan (2015) sets out a number of site specific statutory policies relevant to Ballyalton that should be taken into consideration by developers, landowners, the Council and the local community in the forward planning of the Village.

ADAP identifies the designated Settlement Limit which has been drawn to prevent further spread of development into the surrounding countryside and encroachment into the Area of Outstanding Natural Beauty on the northern side of Ballyhornan Road. Located to the North of the Ballyalton settlement limit resides a site of Local nature conservation importance. The special land designation safeguards local natural habitat and aims to enhance the protection of local nature and diverse eco-systems.

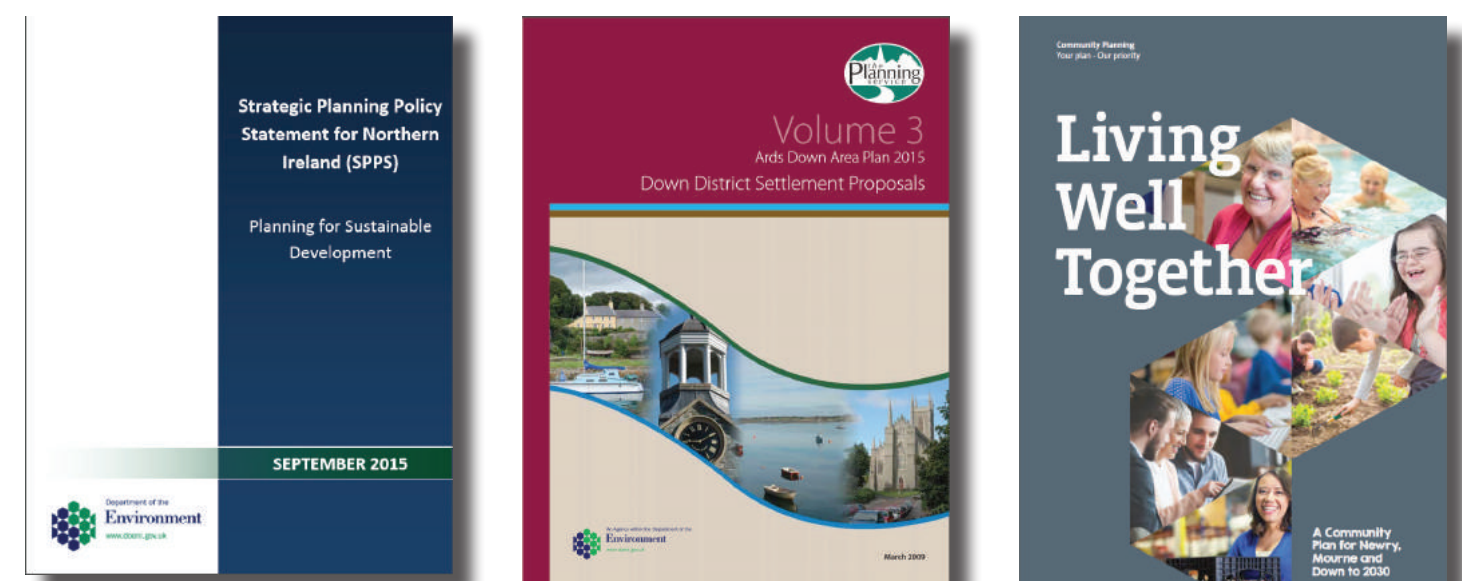
#### Living Well Together: Newry, Mourne and Down District Council's Community Plan (2016)

Community planning is a new function of Councils here in Northern Ireland since the reorganisation of local government in 2014. Councils have a requirement to create a Community Planning Partnership for their District whose role is to work in collaboration with all partners to achieve the aspirations of the Community Plan.

The overarching principles of the Plan are ensuring effective community engagement in the planning and delivery of services, utilising the strengths and resilience within communities, promoting equality and tackling inequality, adopting a preventative approach, driving efficiency and performance improvement, supporting a sustainable approach to development, holding each other as partners to account for delivering the community plan outcomes in collaboration and creating a Partnership Board responsible for monitoring and directing impact.

#### Emerging Local Development Plan

The Local Development Plan (LDP) will deliver a 15-year plan framework to support economic and social needs in the District, in line with regional strategies and policies, while providing the delivery of sustainable development. The new Local Development Plan will be the key consideration in the determination of planning applications for the development or use of land in the Council area. The next stage of the LDP process is the publication of the preferred options paper which will contain a series of options for dealing with key issues in the District, as well as the Council's justification for its proposed approach. The POP will indicate the Council's preferred options for growth and development in the District. The POP will be subject to public consultation. It is at this stage in the plan preparation process, that the public and stakeholders will have their first opportunity to put forward views and influence the LDP.





### 3.2 Other Strategies, Plans and Initiatives

The Village Plan seeks to align with wider strategies and plans for the District, taking into account the importance of local assets of natural surrounding beauty in encouraging tourism and economic development into the area, and finding areas of complementarity where different stakeholders could work together to deliver shared ideas and projects. Below is a snapshot of the strategies and plans that have been taken into consideration in the development of the Village Plan.

#### NMDDC Corporate Plan 2015-2019

The Newry Mourne and Down District Council Corporate Plan for 2015-2019 aims to envisage a new era for the District. The plan strives to strike a balance between the ambitions of the district whilst taking account of key issues which can influence the future of the district area and its population. Additionally, the corporate plan aims to create opportunities for local people and local communities to thrive by supporting sustainable economic growth over time and helping them to lead fulfilling lifestyles. The visionary stance of the strategy aims to create a district that is that is attractive to visit and do business, where people and communities can unlock their enterprising spirit as well as play their part in contributing to its social and economic development along with a district that facilitates and encourages healthy lifestyles. By 2019, the corporate plan will aspire to create a premier tourism destination for the island of Ireland, attract investment and support the creation of new jobs and support the improved health and well-being of its people.

#### Living Well Together: Newry, Mourne and Down District Council's Community Plan (2016)

Community planning is a new function of Councils here in Northern Ireland since the reorganisation of local government in 2014. Councils have a requirement to create a Community Planning Partnership for their District whose role is to work in collaboration with all partners to achieve the aspirations of the Community Plan. The overarching principles of the Plan are ensuring effective community engagement in the planning and delivery of services, utilising the strengths and resilience within communities, promoting equality and tackling inequality, adopting a preventative approach, driving efficiency and performance improvement, supporting a sustainable approach to development, holding each other as partners to account for delivering the community plan outcomes in collaboration, and creating a Partnership Board responsible for monitoring and directing impact.

#### Economic Regeneration & Investment Strategy 2015-2020

The Strategy aims to develop the Newry, Mourne and Down region to be recognised as a vibrant, dynamic and connected region of enterprise and economic growth; a place of sustainable natural beauty and a premier tourist destination encompassing excellence in culture and arts and enabling and creating opportunities for all. The Strategy is developed around five themes: 1.) Economic Development, 2.) Tourism Development, Marketing, Promotion and Events, 3.) Urban Development and Regeneration, 4.) Rural Development and Regeneration, 5.) Arts, Culture and Heritage. The strategy aims to develop a synergy between the five themes that need to be developed in the period to 2020. Within each theme we have a number of strategic priorities which will be delivered against.

#### Newry, Mourne and Down District Council Tourism Strategy 2017-2022

The Tourism Strategy for Newry, Mourne and Down aims to maximise tourism growth for the district area by adopting a new and fresh approach that recognises the distinctive elements and strengths which sets the district apart to other destinations. The Tourism Strategy focuses on a key thematic headline 'Mountains, Myths and Maritime' which outline the core elements that shape a distinctive and strong image for Newry, Mourne and Down.

#### Newry, Mourne and Down District Council Sports Facility Strategy (October 2016)

The purpose of the Strategy is to identify the strategic need for Sports facilities in Newry, Mourne and Down District Council. This is one of 11 Local Strategies to be developed in the context of the NI-wide work.

A consistent approach to developing the Local Strategies has been undertaken. The same methodology for applying supply and demand standards for sports halls, swimming pools and health and fitness facilities have been used in all 11 Local Authority Strategies and agreed with Sport NI.

The Strategy rationale is to develop a framework for the future prioritisation and development of sports facilities, based on identified need, increasing participation, addressing health inequalities and other local specific factors. The focus of the facilities analysis has been sports halls of 3 courts or above (except those on education sites), pools of 20 m and above, health and fitness suites of 20 stations and above and full size artificial grass pitches (AGPs), together with other facilities specific to each local area.

#### Newry, Mourne and Down District Council Play Strategy 2017-2022

The purpose of the Newry, Mourne and Down District Council Play Strategy is to establish an effective strategic framework for decision making as it relates to the development, maintenance and roll-out of play opportunities (both fixed and non-fixed) across the district.

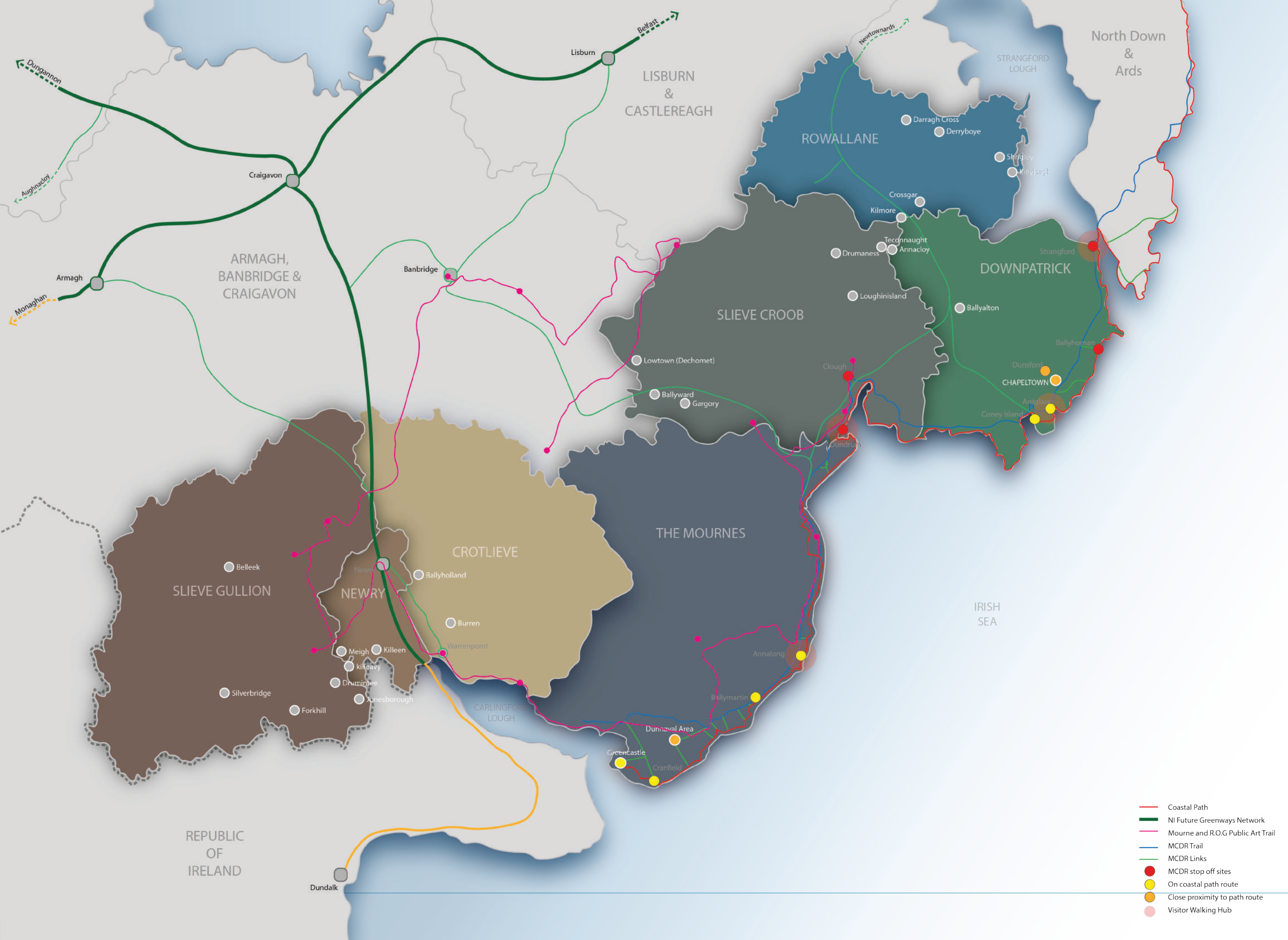
At the core of the strategy is a recognition that play is a natural, fundamental part of children and young people's lives that supports growth and development, enhances health and well-being, supports social and intellectual development, and enables children and young people to develop essential life skills. Importantly for children, play is fun.

#### Department for Infrastructure Strategic Plan for Greenways (July 2016)

In July 2016, The Department for Infrastructure published its Strategic Plan for Greenways which seeks to fulfil a commitment in the Bicycle Strategy (2015) in order to explore the possibility for the development of greenways throughout the region. It sets out a high level plan for the overall region to enable people to connect to places locally, regionally and nationally by active forms of travel. In relation to Ballyalton, the potential for a secondary greenway connecting Arglass, Downpatrick and Belfast could have the potential to benefit the village having the optional to facilitate greater levels of active travel, leisure and recreation for the community.











Gateway via Ballycutler road



## 04 Consultation Process

The Ballyalton Village Plan has been developed in collaboration with the local community. Key aspects of the process are outlined below.

### Village walkabout

A community walkabout took place in Ballyalton in October 2017 with representatives of the Council, the consultant team, and members of the local community. During this time a site survey was carried out to understand the background and context of the Village, key assets, issues and potential ideas of how the Village could be improved.

### Community Event

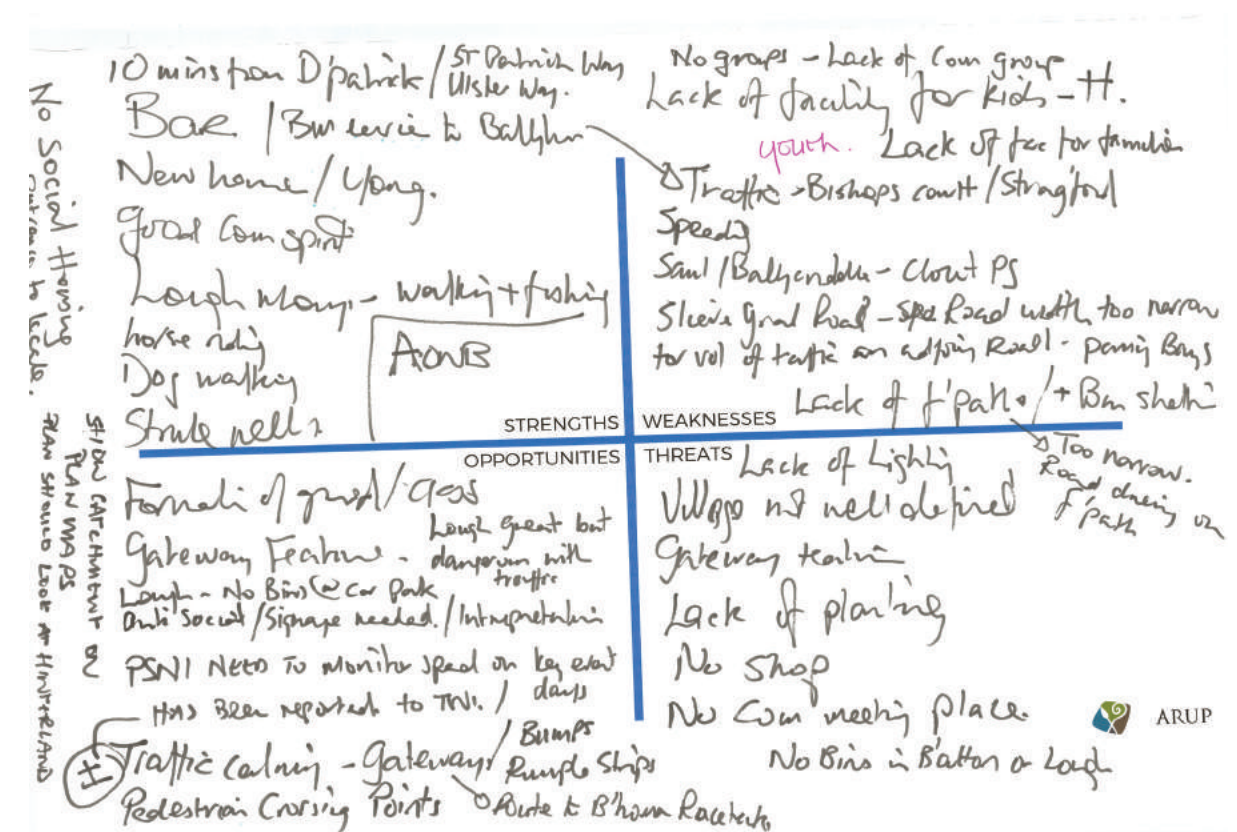
A community consultation event was held on the evening of 4th October 2017 in the Roundhouses Bar and Lounge. The purpose of the event was to present the findings of the desktop research, site walkabout, together with draft proposals for actions and priorities for tackling the issues identified by the local community and village analysis work.

The event was publicly advertised via the Council's website and social media. Council officers also distributed details of the event to community and voluntary groups in the area, and a public advertisement was placed in the newspaper.

This draft Village Plan was then prepared and published for public consultation in January 2018.



Consultation Venue - Roundhouses Bar & Lounge. Credit: PropertyPal







Roundhouses Bar & Lounge



# 05| Site Analysis



## Strengths

- Strategic Location - *Close to Downpatrick yet distills a truely rural character*
- Walking Routes - *St. Patrick's and Ulster Way past through the village*
- Bar & Lounge - *Roundhouses Bar and Lounge provide key social space*
- Housing - *Recent residential development has increased youthful population*
- Community Spirit - *Ballyalton expresses a strong close-knit community*
- Lough Money - *Popular for Angling and Fishing*
- Leisure activities - *Dog walking and Horse riding*
- AONB - *Strangford and Lecale*
- Housing tenure - *No social housing in the village*



## Weaknesses

- Community Organisation - *No designated community group*
- Recreational Space - *Play & Recreational provision is absent within the settlement*
- Road Safety - *Traffic congestion at Bishop's Court*
- Speeding - *a prominent safety concern within the Village*
- Education - *Nearest Primary School located in Saul*
- Access & Connectivity - *The Slievegrane Road (linkage with Saul) is extremely narrow and cannot accommodate existing volumes of traffic.*
- Walkability - *Lack of footpaths and are too narrow rendering them unsafe*
- Village Shop - *No shop within the village*
- Bus Shelter - *Need for bus shelter*



## Opportunities

- Gateway Sites - *Welcome signage and distinctive gateway features*
- Lighting - *Improved quantitiy, quality and provision for street lighting*
- Bus Shelter - *Shelter area at village bus stop*
- Village Shop - *A village shop would highly benefit local community*
- Play Park - *Recreational space for youthful population*
- Community Hall - *A dedicated space for community*
- Broadband - *Access and provision to high speed broadband*
- Footpaths - *Improved quality of paving within the village*
- Walking routes - *Improvement, maintenance and better promotion of walking trails*
- Lough Money - *Interpretive panels, bin provision and signage*











## Threats

- Lighting - *Lack of adequate street lighting*
- Character - *The village is ill-defined*
- Entry points - *Current Gateway condition*
- Environmental Quality - *tired environmental quality*
- Basic Services - *No shop within the village*
- Community Space - *No community facility / meeting place*
- Litter and refuse - *Lough Money car park*





-  Village Gateway
-  Key View
-  Bar & Lounge
-  Bus Stop
-  Primary Road
-  Secondary Road
-  Site of Local Nature Conservation Importance
-  Area of Outstanding Natural Beauty: Strangford & Lecale

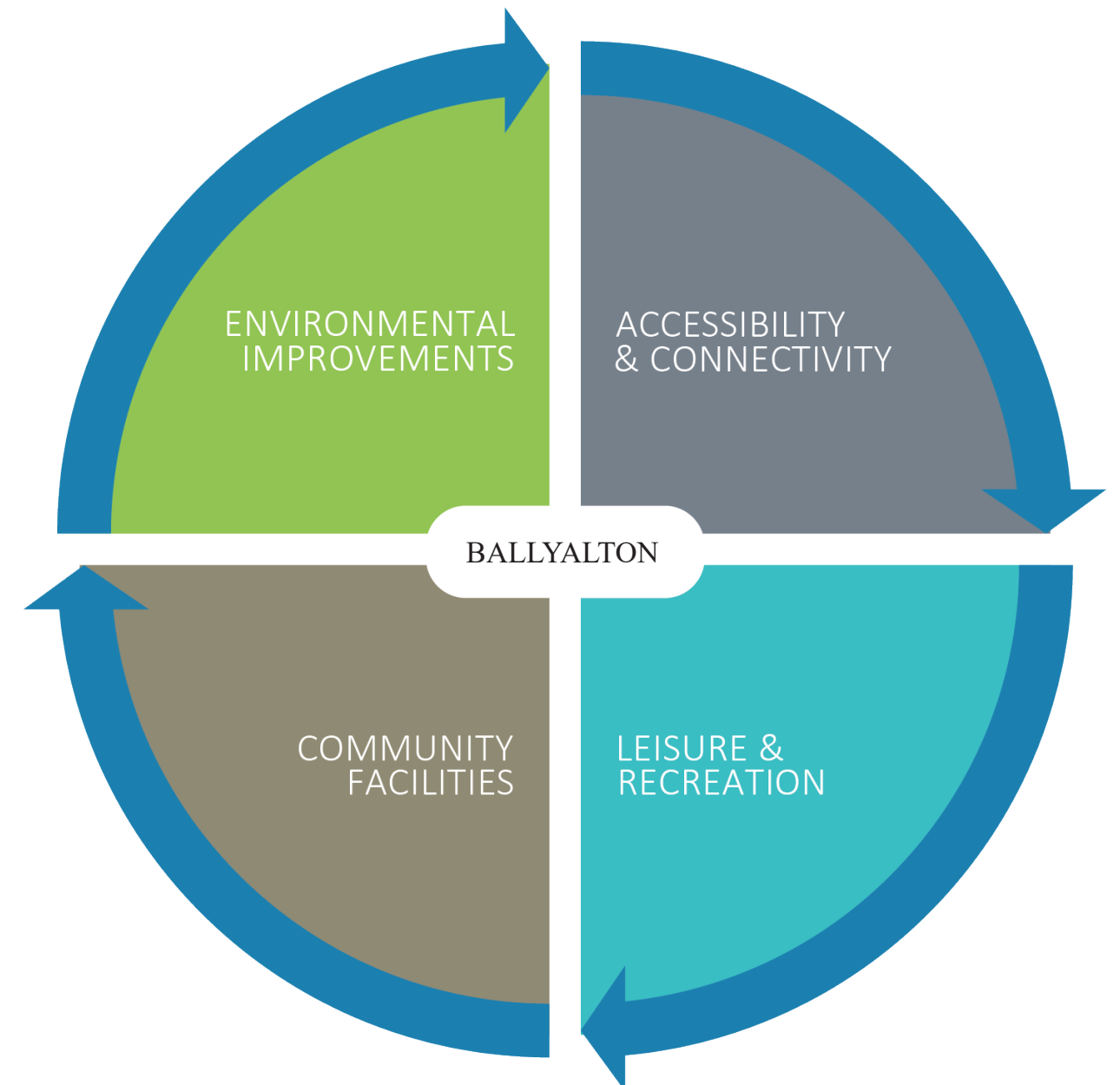


## 06 Opportunities

However, such constraints can be addressed and overcome through dedicated and ongoing work by the community and other key stakeholders. The project and actions identified in the draft village plan aim to adopt four key components which are interconnected; environmental improvement, Accessibility and Connectivity, Community Facilities and Leisure and recreation.

The opportunities presented in this plan range from enhancements of gateway sites within the village to speeding and traffic management initiatives along with projects to improve the environment at Lough Money. Additionally, the community had stated that a project to establish a dedicated community group for the village would benefit the future and contemporary development of Ballyalton whilst strengthening integrated community working. One of the key projects identified aims to address the poor condition of gateway sites within the village by improving the environmental and physical quality upon entering Ballyalton. Furthermore, an additional project within the village is to establish a village shop. The absence of a basic shop to serve the community leads to residents having to travel in order to gain access to the most basic of necessity goods. Additionally, a further opportunity which would be of substantial benefit to the community is to create a dedicated community group / association to help develop both the village and those who live within it. The village of Ballyalton is a linear settlement which is burdened with issues surrounding speeding traffic and road safety concerns. As a result, a project which aims to slow the speed of traffic whilst safeguarding levels of safety within the village will be of great benefit to the wider community. Additionally, a project centred at Lough Money to improve the provision for bins in order to manage levels of litter and refuse with associated environmental improvement works to revive the area at the car park.

***Please note that all illustrations within this plan are conceptual. Any improvements to Ballyalton will require the development of detailed designs through consultation with local businesses and residents.***







- A Gateway Enhancement
- B Enhanced Street Lighting
- C Bus Shelter
- D Village Shop
- E Community Hall
- F Improved Paving
- G Recreational Space
- H Improvement to Walkways
- I Environmental Improvement Scheme
- J Traffic Calming / Rumble Strips
- K Safe Road Crossing



# 06 Opportunities

## A | GATEWAY ENHANCEMENT

A project to enhance the environmental and physical quality of the gateway sites of Ballyalton via the installation of entry / landmark signage, high quality landscaping and associated environmental improvements. Currently, the Village does not comprise any gateway signage which ill defines and decreased the character of the village upon entry.

The environmental quality of the Village gateways is tired and unkempt thus distilling a poor impression of the village and community pride. This project has the potential to instantly express the character, pride and sense of community within Ballyalton upon entry whilst enhancing the environmental quality of the key access points to the village. In order to successfully implement this project, further consultation with the community, feasibility studies, statutory approval and funding will need to be secured.

In order to successfully implement this project, further consultation with the community and key stakeholders would need to be undertaken. The feasibility of the project should then be explored further including indicative costs. Detailed design would need to be undertaken and statutory approvals / funding would need to be secured.



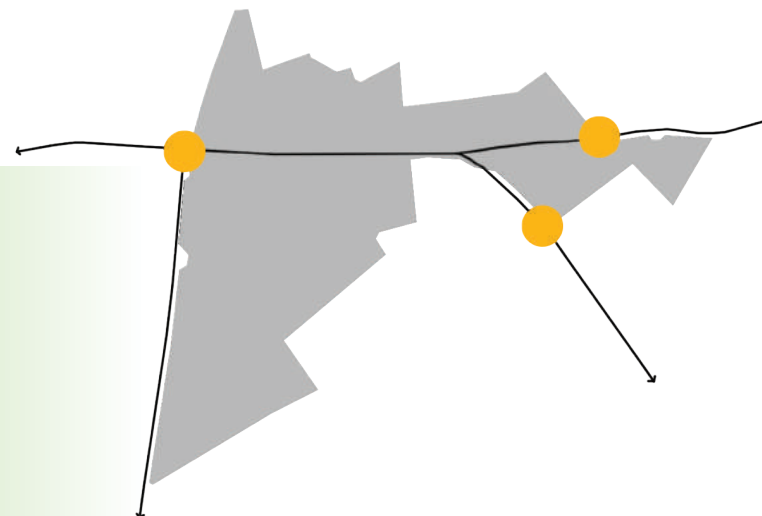
Gateway Enhancements (Indicative Illustration)



Village Gateways

### ENHANCING THE GATEWAY

The quality of the physical environment of a Village gateway has the ability to express the character of the village. A project which aims to enhance the Village entry points to revitalise the unique and picturesque setting of the Village.





# B | ENVIRONMENTAL IMPROVEMENT SCHEME

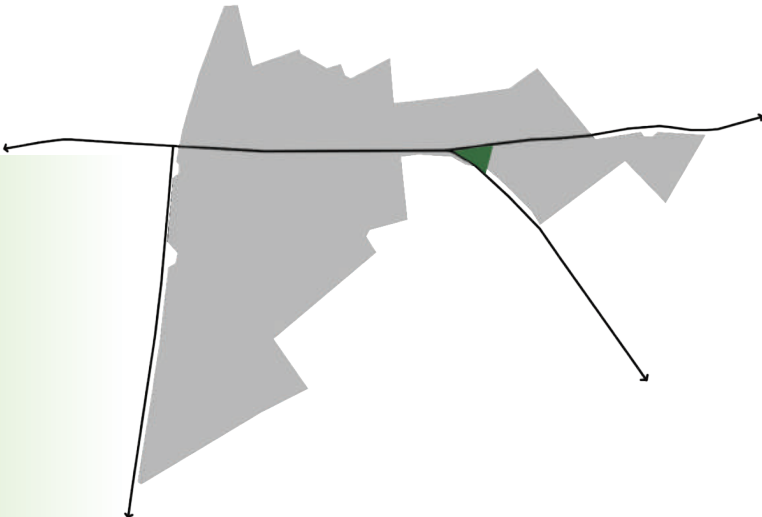
This project will revive the environmental quality of a key visual junction within Ballyalton at the grass verge parting the Ballycutler and Ballyhornan Road. The project will improve the visual and environmental quality of this space via improved wayfinding signage, boundary treatment and landscaping. The natural parting of the road results in the creation of a parcel of green space which plays a key role in directing traffic onward to Ballyhornan or Lough Money via the Ballycutler Road.

The physical quality of this key node is extremely tired, unkempt and in urgent need of attention. The revitalisation of this green space has the potential to uplift the immediate area and act as a more prominent visual trigger to help direct traffic whilst calming speeds.

To successfully implement this project, further consultation with the community, feasibility studies, landownership negotiations, statutory approvals and funding would need to be successfully secured. The Department for Infrastructure will be an important consultee in relation to the siting of the gateway features beside the public highway.



Grass Verge at Ballycutler Rd



Floral Planting



Enhanced Way Finding

## VILLAGE IMPROVEMENTS

High quality environmental improvements play an important role in creating an improved and safe environment. Both pedestrians and road users are provided with a sense of security and safety.



## C | ENHANCED VILLAGE CORE

A project to rejuvenate the visual and physical quality of the village core within Ballyalton. The project will improve the environmental quality of this space via improved wayfinding signage, boundary treatment, improved lighting and enhanced footpaths. At present, the quality of the village core is extremely tired and in need of urgent attention in order to accommodate a growing and vibrant community. The revitalisation of this space will dramatically uplift the overall settlement area and act as a more prominent visual trigger for Ballyalton.

In order to successfully implement this project, further consultation with the community and key stakeholders would need to be undertaken. The feasibility of the project should then be explored further including indicative costs. Detailed design would need to be undertaken and statutory approvals / funding would need to be secured.



Village Core



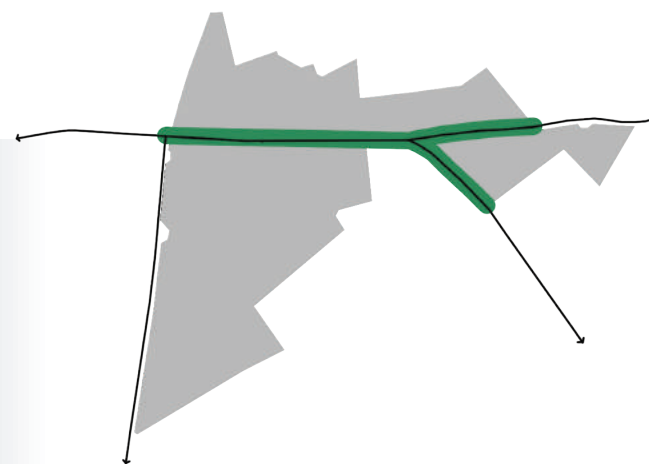
Improved Footpath Quality



Pathway Lighting

### ENHANCING ACCESSIBILITY & CONNECTIVITY

Safety and connectivity are crucially important for community mobility, therefore a project which strengthens the key linkages within the village will improve levels of community safety



Enhanced Environmental Quality



# D | RECREATIONAL SPACE

A project to enhance, promote and improve the walking trail network throughout and surrounding the village. The surrounding rural landscape is home to historical assets, stunning scenery and many mystical stories to be explored.

The location of the settlement benefits from wider, regional and national walking trails which pass through the village to the West. The Ulster Way, Lecale Way and St. Patrick's Trail all serve the village providing a strong level of walkable connectivity with its breath-taking landscape. This project will look to improve not only the walkable quality of the village streets, but also the quality of the walking environment surrounding the Ballyalton area through improved surfacing, high quality planting, signposting and lighting. A project like such would require further consultation with the community to establish the most ideal direction for the project going forward. The need for such a project is evident due to the continuous growth within the community population which has been catalysed via recent housing developments within the area. The chance to create a safe, walkable and exhilarating environment will only benefit the health, well-being and pride within the community.

In order to develop this project theme, further consultation with the community and key stakeholders would need to be undertaken. The feasibility of the project should then be explored further including indicaitve costs. Detailed design would need to be undertaken and statutory approvals / funding would need to be secured.



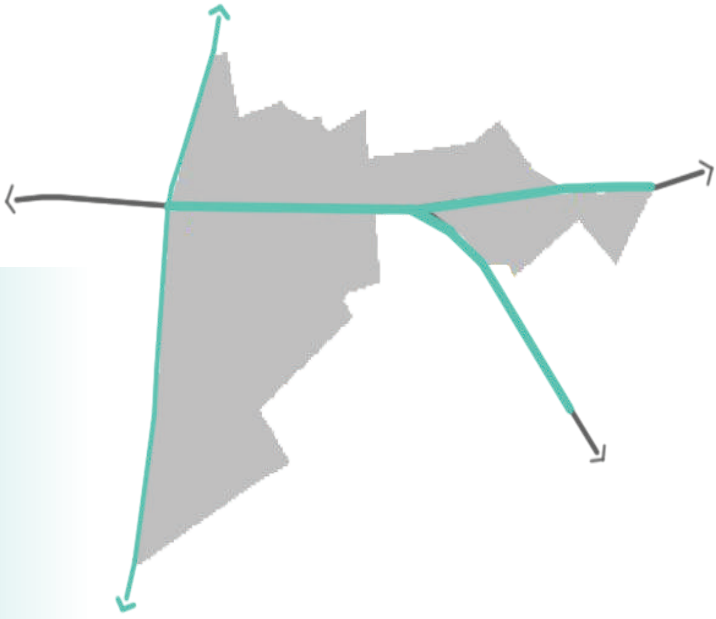
Surrounding Nature



Creating a safe, walkable and enjoyable place



Enhanced Provision to open space



**CREATING SPACES FOR LEISURE**  
Enhancing recreational space within the village to provide all residents and visitors with the opportunity to benefit from quality open space.



## E | VILLAGE SHOP

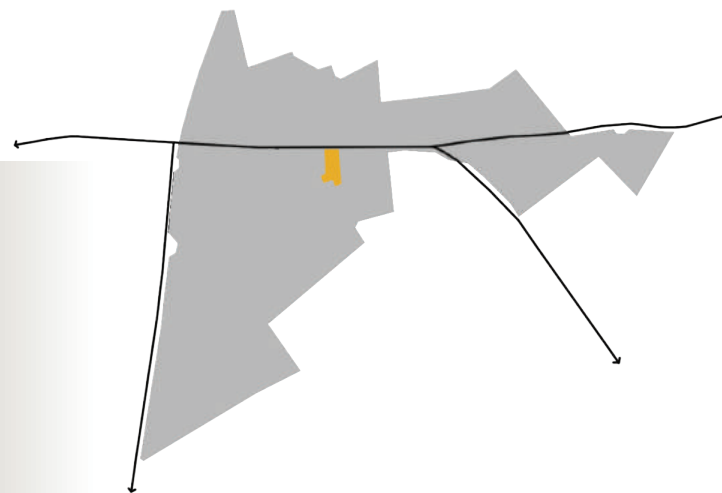
A project to increase the access and provision for basic services within the community by providing a village shop. Due to the location of Ballyalton, Downpatrick acts as a key service settlement, however this undermines the resilience and independence of the community. Currently, there is no shop within Ballyalton resulting in residents needing to travel to Downpatrick or nearby areas to access the most basic of goods.

A project to deliver a village commercial unit or food outlet would significantly increase access and provision for basic services for the entire community offering the village with a strong sense of independence. The location of the village shop will require further consultation with the community. A possible location could be at land adjacent the Roundhouse Bar and Lounge. This site is currently used as an informal car park along with a small recycling bank although it could be better utilised to deliver an easily accessible community asset.

In order to successfully implement this project, further consultation with the community and key stakeholders would need to be undertaken. The feasibility of the project should then be explored further including indicative costs. Detailed design would need to be undertaken and statutory approvals / funding would need to be secured.

### UNLOCKING ESSENTIAL SERVICES

An initiative which aims to enhance, improve and benefit the community by providing improved provision for essential convenience services within the area.



Indicative Illustration. Image Credit: PropertyPal



Protecting Village Character

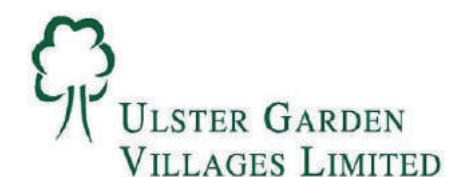


## 07 | IMPLEMENTATION

This plan is designed to improve the social and economic fabric of the area. The Village Renewal Plan provides an indication of the key tasks which need to be undertaken to progress specific projects. This often includes detailed scheme design, preparation of the business case and funding application, and in some cases further feasibility and analysis.

The source of funding will often dictate the order in which tasks need to be undertaken, for example the Rural Development Programme expects all statutory consents to be in place before the funding application is submitted. There are potential sources of funding available for the projects and initiatives set out within this Village Renewal Plan. It is important to note that reference to potential funding is a guidance only. Other funding opportunities may become available during the lifetime of this plan, and all projects will be subject to appropriate eligibility checks, application and assessment procedures as set by each funding body.

The draft Acton Plan (Section 08) provides an indication of the priority level of each project based on discussions with key stakeholders during plan preparation. Alongside this, a lead delivery agent and key stakeholders have also been noted. There may also be other interested groups who should be engaged during project implementation or those whose agreement must be sought, such as a private landowners or statutory bodies. It is also important to recognise that priorities may change as funding opportunities become available.





08 | ACTION PLAN (Draft)

	Regeneration Initiative	Priority Level H- High M-Medium L- Low	Timeframe for Delivery Short (0-3 years) Medium (3-9 years) Long (9+ years)	Stakeholders	Potential Funding Source
A	Gateway and Signage Enhancement	H	S	Com, NMDDC, TNI	NMDDC, TNI, RDP
B	Enhanced Street Lighting	H	S	Com, TNI, NMDDC	RDP, TNI, NMDDC
C	Bus Shelter	H	S	TNI, NMDDC, Com	TNI, NMDDC
D	Village Shop	M	M	Com, NMDDC, Priv	RDP, BIG
E	Community Hall	L	M	Com, Priv, NMDDC, DfC	RDP, BIG, HLF, NMDDC, DfC
F	Improved Footpaths	H	S-M	TNI, DfI, NMDDC, Com	TNI, RDP, DfC
G	Recreational Space	L	S	Com, NMDDC	RDP, BIG, HLF
H	Improved Walkways	L	M	ORNI, NMDDC, Com	RDP, BIG, NMDDC
I	Environmental Improvement Scheme	H	S	Com, NMDDC, TNI, DfC	RDP, NMDDC, DfC
J	Traffic Management	H	S	TNI, DfC, NMDDC, Com, PSNI	TNI, DfC, PSNI, NMDDC
K	Safe Road Crossing	H	S	TNI, DfI, NMDDC, Com	TNI, DfI, NMDDC, RDP, BIG
L	Lough Money Project	M	M	NMDDC, RDP	RDP, NMDDC
M	Enhanced Village Core	H	M	RDP, TNI, Com	TNI, RDP
N	Establish a Community Association	H	S	CDRCN, Com, NMDDC	-
O	Installation of Salt Boxes	H	S	Com, NMDDC, TNI	TNI, NMDDC

- Com

DfI

DAERA

NMDDC

NIHE

Priv

TNI

CDRCN

PSNI

RDP

DfC

BIG

HLF

ORNI
- Community Groups

Department for Infrastructure

Department for Agriculture, Environment and Rural Affairs

Newry, Mourne and Down District Council

Northern Ireland Housing Executive

Private Landowners

Transport NI

Co. Down Rural Community Network

Police Service Northern Ireland

Rural Development Programme

Dept. for Communities

BIG Lottery Fund

Heritage Lottery Fund

Outdoor Recreation NI



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