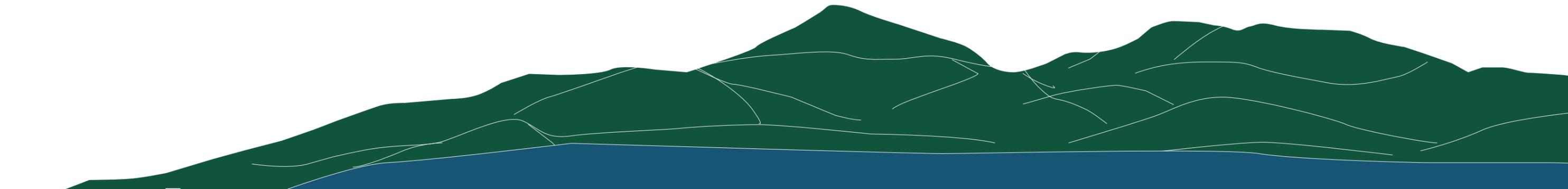




January 2018

# Ballyholland Village Renewal Plan

Newry, Mourne and Down District Council





*Ballyholland Aerial View*



# Contents

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



*Ballyholland 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 Jonesborough. 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.

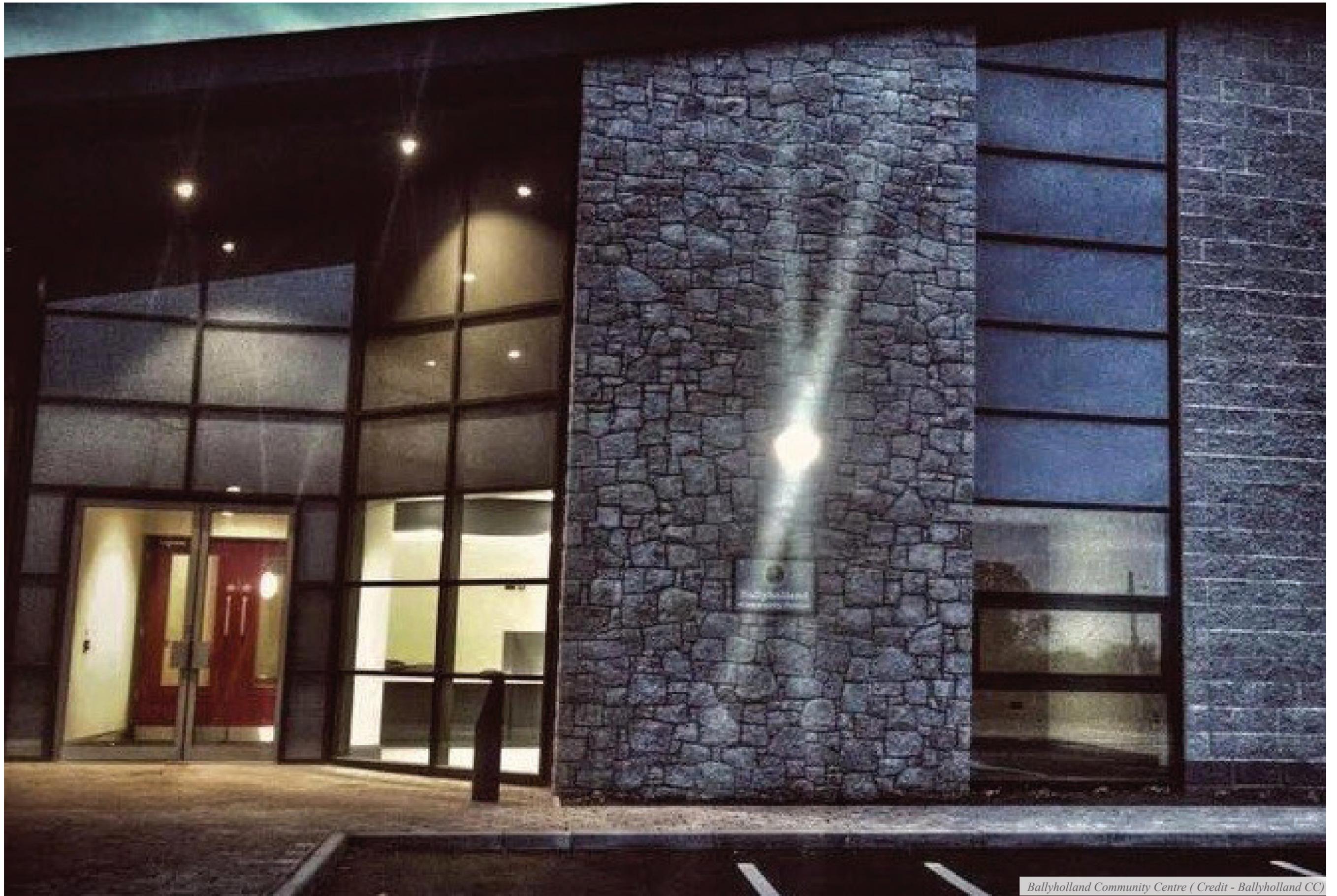
The Rural Development Programme uses the LEADER approach which adopts a community led model to assist rural communities to improve the quality of life and economic prosperity in their local area, through the allocation of funds based on local need. Village Renewal and Development is an important element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





*Ballyholland Community Centre ( Credit - Ballyholland CC)*

## 02 | Context

### Village Location

Ballyholland is a small village and civil parish community located 2 miles south-east of the centre of the Newry City. The village provides efficient access into the centre of Newry with a 10-minute journey time via car. Nestled within the hills, the settlement offers significant points of interest such as Mass Rock, the historical location for the civil parish where Roman Catholics secretly practiced their faith during penal times located just outside of the village centre. Additionally, the newly developed Ballyholland community hub forming the new heart of the settlement.

Despite its modest size, Ballyholland is strategically located and benefits through its whereabouts in relation to the wider settlement network. The Village rests upon the south eastern peripheral hills of Newry City and embodies a picturesque and rural setting unique to Co. Down. Additionally, Ballyholland offers easily accessible linkages south towards Burren and further, toward Warrenpoint.

### Village Character

Due to the location of the settlement, it mirrors the characteristics associated with similar village found within the rural hinterland of Newry City. The settlement epicentres at the junction of three key gateway routes, the Temple Hill, Ballyholland and Betty's Hill Road to form the principle centre of the rural community. The village expresses a high proportion of residential land use with varying housing styles ranging from detached, semi-detached two storey dwellings to bungalows. Ballyholland also expresses newly developed contemporary rural housing developments, highlighting its growth due to the commuter capacity and proximity to Newry City centre.

Today, the settlement development limit is elected to allow for further development, taking account of existing housing permissions, whilst conserving the natural setting, retaining a compact form, and preventing ribbon development and encroachment into the surrounding countryside. Building on this, it is particularly important along the Templehill and Ballyholland roads to prevent a perceived merging with Newry's urban landscape.



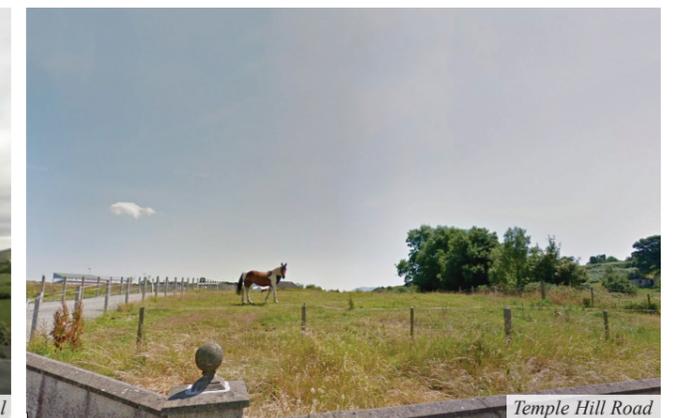
*Ballyholland Rural Setting*

## History and Development of the Village

Historically, the road junction mentioned previously at the Temple Hill, Ballyholland and Betty's Hill Road is highly responsible for the morphology of Ballyholland. Between 1832-1846, due to infrastructural form, the centre of the settlement formed from this junction as it benefitted from trade and communication routes. Moving forward, the village remained similar until the mid-twentieth century, between 1952-1969, Ballyholland began to increase in its residential capacity expanding northward, forming the Mourne view area present today. Furthermore, this trend continued into the late 20th century. By 1986, the creation of new residential areas such as Innisfree Park densified the housing provision further consolidating the village core. Building on this, the trend has persisted to continually densify the residential capacity of the settlement whilst avoiding the process of sprawl and encroachment into the surrounding rural landscape.

## Village Profile

The village of Ballyholland reflects a traditional social and economic demographic for a rural settlement of its scale comprising a population of approximately 668 inhabitants. In relation to its age demographic, Ballyholland expresses an average age of 31, with 26% of the population younger than 16 and only 7% over the age of 65. Building on this, when considering the economic activity of the settlement 71% of the population stated that they were economically active with the further 29% economically inactive. Furthermore, the health status of the village is of a high standard with 86% of the Ballyholland population stating that their health was either good or very good and only 14% stating a long-term health problem or disability that impacted their daily activities.



## Future Development

Despite the Banbridge, Newry and Mourne Area Plan 2015 having designated a number of new sites for housing growth, a number of these have yet to be realised and/or may be subject to change as the new Local Development Plan for the District comes forward.

There has been significant growth of the Village as shown in recent census data, and below highlights a number of new developments that have/are seeking planning permission within Ballyholland village recently. 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 Ballyholland due to its proximate location close to Newry and Warrenpoint. As well as below, there are a large number of applications for single dwellings in the countryside, outside of the main settlement development limit. It is important that this potential sprawl pattern of development does not impact negatively on the character and amenity of the main village centre through issues such as traffic and congestion and that these considerations are built into future population growth in the area.

## Future Community Development

### Ballyholland Community Centre

The recent development of the state of the art Ballyholland Community Centre (2015) has dramatically improved the social, leisure and community facilities for the wider community. The community centre offers a wide range of diverse and contemporary facilities which include a multi-purpose sports hall, activity and conference rooms along with catering and parking provision. The project worked in close collaboration with a diverse range of stakeholders and highlights an example of a successfully implemented community development steered by the Ballyholland Development Association.

### Ballyholland GAC

Building upon the recently developed community centre within Ballyholland, the village comprises an active sporting community through many sporting clubs and groups. In particular, the success and development of Ballyholland GAC has improved the offering and status of the village in relation to its sporting provision and achievements. However, current facilities are in need of enhancement and due continuous growth and development of the wider village. As such, plans to develop proposed alterations, extension and reorientation of existing junior football pitch, with adjacent new 3G multisport pitch, new grass training pitch, provision of new flood lighting, ball stops, dugouts and perimeter fencing with additional car parking and associated works. Permission for the project had been granted in July 2014, however the development is yet to be implemented. Such a project has the potential to strengthen and consolidate the status and activity of the village, enhancing Ballyholland further in relation to social, leisurely and community amenities.

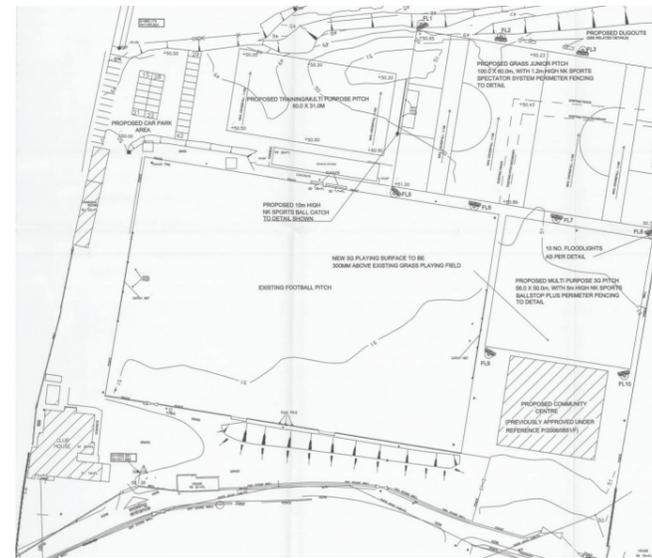
## New Housing Developments

Erection of residential development comprising 36 dwellings at Caiseal Court and Caiseal Heights, Bettys Hill and Ballyholland Road.

Planning Ref. P/2009/2593/F & P/2012/0640/F (Amended Plans). Status: Permission Granted.



Ballyholland Community Centre Redevelopment



P/2012/0618/F | Ballyholland GAA Bettys Hill Road Ballyholland Newry

*Proposed alterations, extension and reorientation of existing junior football pitch, with adjacent new 3G multisport pitch, new grass training pitch, provision of new flood lighting, ball stops, dugouts and perimeter fencing with additional car parking and associated works.*

# 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.

### Banbridge / Newry and Mourne Plan 2015 (BNMAP)

The BNMAP was adopted in October 2013 and sets out a number of site specific statutory policies relevant to Ballyholland that should be taken into consideration by developers, landowners, the Council and the local community in the forward planning of the village.

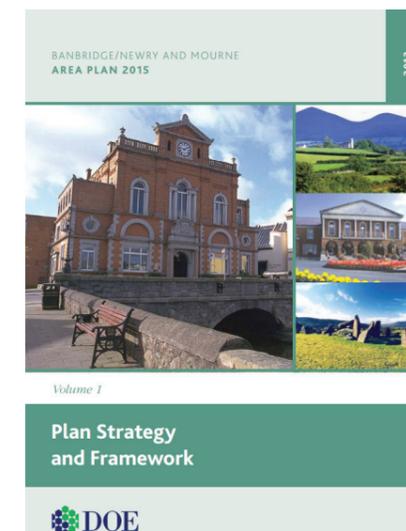
### Living Well Together: Newry, Mourne and Down District Council's Community Plan (2016)

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 the Mourne Mountains in encouraging tourism and economic development into the area, and finding areas of complementarity where different stakeholders could work together to deliver such 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.

#### 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 Sports Facility Strategy 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 sporting facilities within the district.

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

The play strategy for NMDDC identifies need for new or upgraded play facilities in the Borough. In it, the play park for Ballyholland is recommended for upgrading and enhancement to increase the play value rating. These works are costed at between £25,000-£65,000.





- Coastal Path
- NI Future Greenways Network
- Mourne and R.O.G. Public Art Trail
- MCDR Trail
- MCDR Links
- MCDR stop off sites
- On coastal path route
- Close proximity to path route
- Visitor Walking Hub



Ballyholland Road

# 04 | Consultation Process

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

## Village Walkabout

A village walkabout took place on Thursday 25th May with representatives of the Council, the consultant team, and several key representatives from the local community. The intention of the site visit was to understand the background and context of the Village, key assets, issues and potential ideas for how the Village could be improved.

## Community Event

A community consultation event was held on the evening of 3rd October 2017 in the newly developed Ballyholland community centre. 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 - Ballyholland Community Centre

<p><b>SPORTING CLUBS.</b> Successful sporting community The village comprises a compact • form Views from Temple Hill Road. The village comprises multiple key • gateway sites (3). Location in relation to Newry City. Bus service serving village centre. Playpark in village centre. Newly developed and highly • successful community centre</p> <p><b>LOCATION TO NEWRY. (also a weakness)</b></p> <p><b>GAA. - LOST HALF PITCH FOR COM CENT</b></p> <ul style="list-style-type: none"> <li>• Enhancement to Play Park</li> <li>• A designated walking route around the perimeter of the community centre and associated sporting facilities</li> <li>• Enhance key gateway sites</li> <li>• Improve walkability infrastructure to improve pedestrian safety within the village</li> <li>• Enhance the provision and quality of lighting to strengthen safety and surveillance.</li> <li>• Public realm / environmental scheme.</li> </ul> <p><b>Crossing point @ SHOP.</b></p> <ul style="list-style-type: none"> <li>• SMALL (AFFORDABLE) BUSINESS UNITS</li> <li>• PERCEIVED NEED / DEMAND → INFRASTRUCTURE REMAINS PROBLEMAT.</li> <li>• C - Potential to transfer to community</li> </ul> <p><b>PEOPLE IN FAVOUR OF MOVING PARK</b></p>	<p><b>PLAY GROUND SHOPS</b></p> <ul style="list-style-type: none"> <li>• Unique rural and picturesque setting</li> <li>• Great sense of community spirit and strong engagement with future development</li> <li>• The village is quiet and peaceful</li> <li>• low levels of crime and anti-social behaviour</li> </ul> <p><b>STRENGTHS</b></p> <p><b>OPPORTUNITIES</b></p>	<p><b>TEMPLE HILL ROAD.</b></p> <ul style="list-style-type: none"> <li>• Speeding at Ballyholland and Temple Hill Road ✓</li> <li>• Gate perceived as barrier to park</li> <li>• Park is tired and in need of refurbishment</li> <li>• Key gateway sites could be enhanced</li> <li>• Village lighting is tired and in need of enhancement ✓</li> <li>• Limited provision and quality of public realm</li> <li>• FOOTPATH TO SCHOOL</li> <li>• WHITE LINES</li> <li>• LIGHTS TO FOOTBALL FIELD.</li> <li>• LITTER / DOG FENCING.</li> </ul> <p><b>WEAKNESSES</b></p> <p><b>THREATS</b></p> <ul style="list-style-type: none"> <li>• No LITTER BINS</li> <li>• Potential lack in integrated community working</li> <li>• Potential lack in funding</li> </ul> <p><b>BETTER LINK TO FOOTBALL FACILITIES</b></p> <p><b>BALLYHOLLAND SOCCER CLUBS.</b></p> <p>→ SEND DRAFT PLAN. - GÉRARD FINNEGAN.</p> <p>→ SPEED RAMPERS NEEDED</p> <p>→ POLICE MIGHT SETTLE STOP BUT DIDN'T PROMISE SPEED RAMPERS → SHOULD BE RAILS TO STOP KIDS GETTING ON TO ROAD - GUARD RAILS</p>
---	---	--





Consultation Room

# 05 | Site Analysis



## Strengths

- Community Spirit - *integrated working, collaboration and engagement.*
- Strategic location - *situated south eastern periphery of Newry city*
- Setting - *unique and picturesque landscape with distinctive rural views*
- Community Facilities - *new community centre provides a hub for all generations*
- Play Group - *facilities for the youthful population within the village*
- Village shop - *located centrally, the village shops adequately serves the community*
- Safe - *low level of anti-social behaviour*
- Sporting Clubs - *GAC and local sporting clubs create a strong community core*



## Weaknesses

- School Linkage - *distance from the village centre reduced walkability*
- Road Lines - *absence of road markings hinder road safety*
- Lighting - *poor provision, quality and standard of lighting*
- Linkages - *lack of continuous footpath separates the village from North to South*
- Litter / Dog Fouling - *reduces the environmental quality of the village*
- Play Park - *current play park is tired, unsafe and a safety hazard*
- Speeding - *concerns over pedestrian safety due to speeding and traffic flow*
- Accessibility - *footpaths lack continuity and adequate fence boundaries*



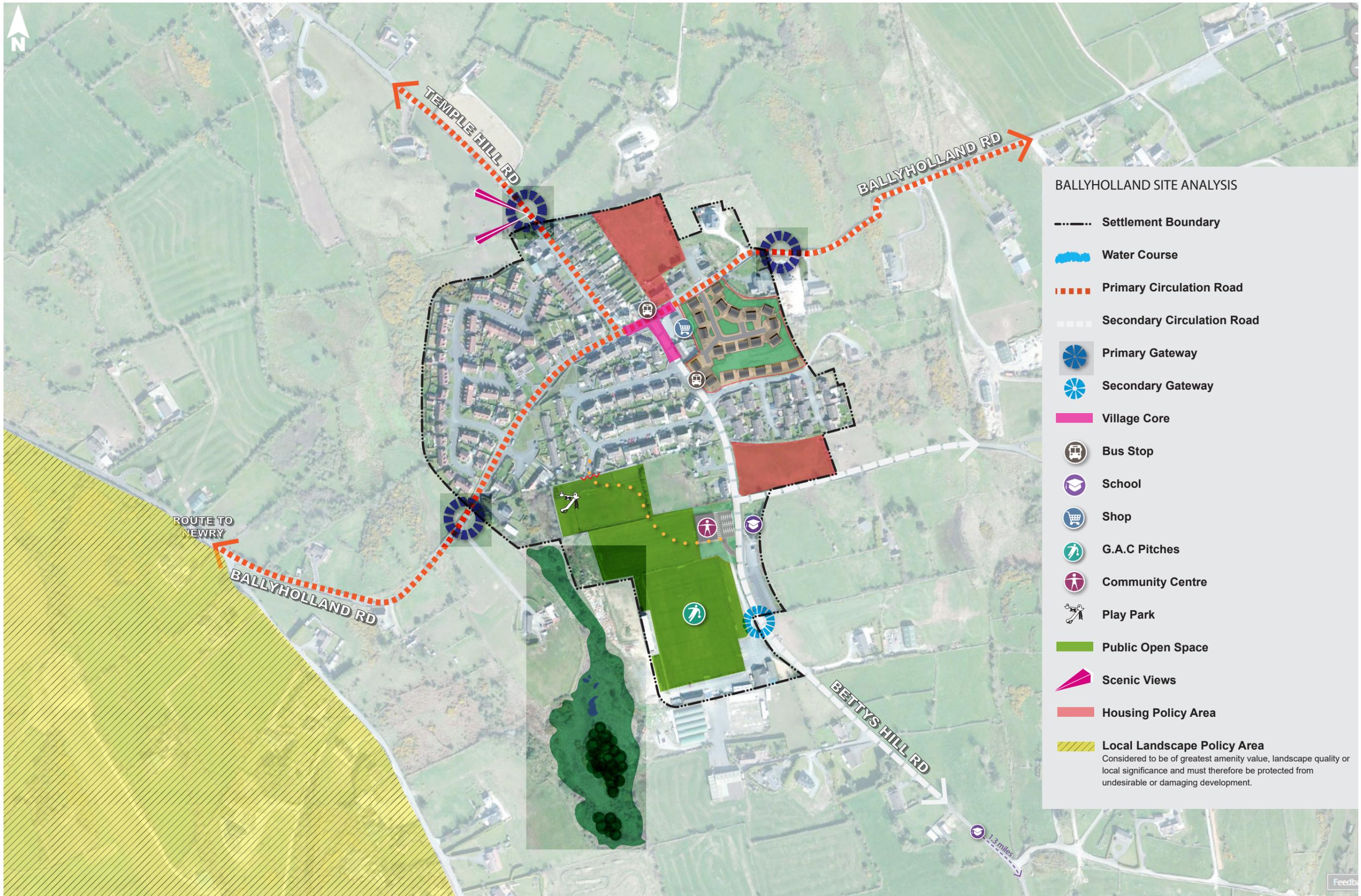
## Opportunities

- GAC / Sporting Facilities - *potential to enhance sporting provision within the village core*
- Crossing Point at Village Shop - *improve the level of pedestrian safety and connectivity*
- Small / Affordable Business Units - *enable local residents to create small start-ups and retain the pop.*
- Local Community Skills- *engage the entire community in building skills*
- Relocation of Park - *improve the quality, safety and connectivity for local residents*
- Traffic Calming - *traffic calming measures throughout the village*
- Walking Routes - *off road walking routes linking up key resources to the village core*
- Bus Shelter and Retainer Railing - *protect schoolchildren and provide a safety barrier for pedestrians*



## Threats

- Potential lack in funding sourcing to support and maintain the projects
- Housing Provision - *lack of housing for younger families eroding the village population*
- Road Safety- *remains a problem if not addressed*
- Linkage to Surrounding Amenities - *absence of appropriate services will continue to impact the village*



**BALLYHOLLAND SITE ANALYSIS**

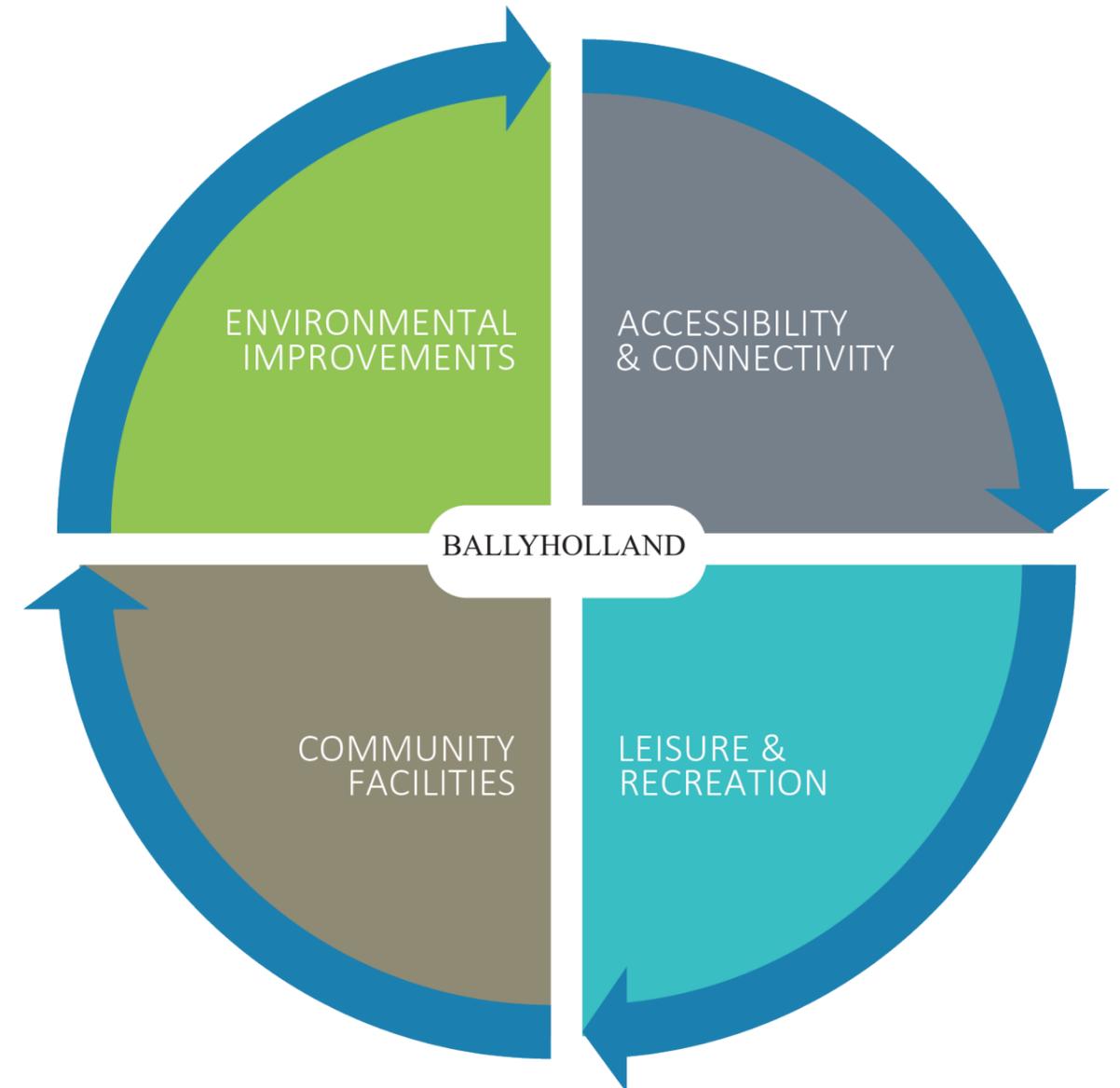
- Settlement Boundary
- Water Course
- Primary Circulation Road
- Secondary Circulation Road
- Primary Gateway
- Secondary Gateway
- Village Core
- Bus Stop
- School
- Shop
- G.A.C Pitches
- Community Centre
- Play Park
- Public Open Space
- Scenic Views
- Housing Policy Area
- Local Landscape Policy Area  
 Considered to be of greatest amenity value, landscape quality or local significance and must therefore be protected from undesirable or damaging development.

# 06 Opportunities

Following consultation with the community of Ballyholland, various projects have been identified that could contribute to the social and physical renewal of Ballyholland. The projects outlined in this draft plan are aspirations which are achievable with the relevant support. Constraints will face all the projects identified such as land ownership, funding and the requirement for statutory consents. However, such constraints can be addressed and overcome through dedicated and ongoing work by the community and other key stakeholders.

The opportunities presented in this plan range from enhancement to gateways, to an improved village centre and the potential to reconnect the Village. The following illustrated opportunities are identified by the community as priority projects. Each project has the opportunity to bring environmental improvements, enhanced accessibility and connectivity, leisure and recreation provision and/or improved community facilities to the village and the community. Additional project opportunities are detailed in the action plan towards the end of the plan.

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





# 06 Opportunities

## A | ENHANCED GATEWAYS & VILLAGE CORE EIS

A project to enhance the village gateways within Ballyholland had been heavily supported throughout the consultation workshop. The gateway sites within the village are extremely tired and in need of urgent attention due to unkempt landscaping and physical environments. The condition of the village gateways reduces the initial visual aesthetic of Ballyholland providing an unwelcoming experience.

In order to improve the environmental quality of Ballyholland, a project to revitalise the key access routes into the village is urgently needed. Improved landscaping, boundary treatments and floral planting will enhance and improve the key entry points into the village, revitalising the character of Ballyholland. The installation of entry / welcome signage along would uplift the key access routes into the village to express a sense of pride and community spirit.

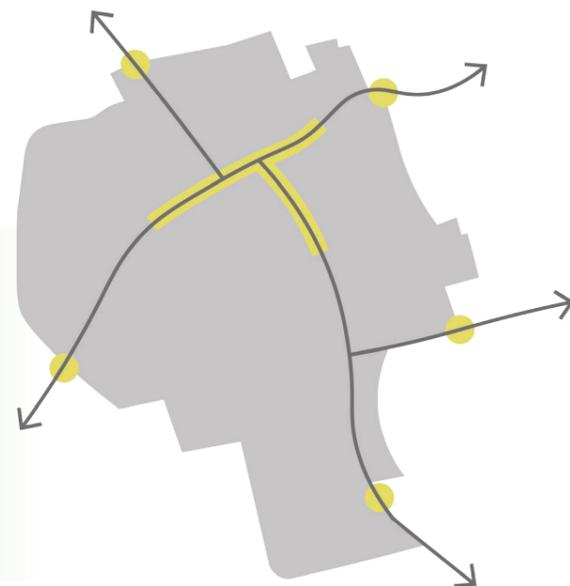
Within the core of the settlement, the community had stated that a project to improve the levels of safety at the bus stop are urgently needed. A community suggestion had been the installation of a safety railing or clear demarcation of a bus stop area would safeguard levels of safety at the bus stop adjacent to the village shop. The relevant bus stop can become overcrowded and unsafe. In conjunction with limited demarcation of the bus lay-by, concerns have grown surrounding road safety in relation to traffic circulation and flow at this particular point at Betty's Hill Road. To successfully implement this project, further consultation with the community is needed along with statutory approvals.



Prominent Gateway Signage



Indicative illustration



### ENHANCING THE VILLAGE CORE

The quality of the physical environment has the ability to express the character of the village. A project which aims to enhance the physical landscape to revitalise the unique and picturesque setting of the village.

## B | LIGHTING AND FENCING

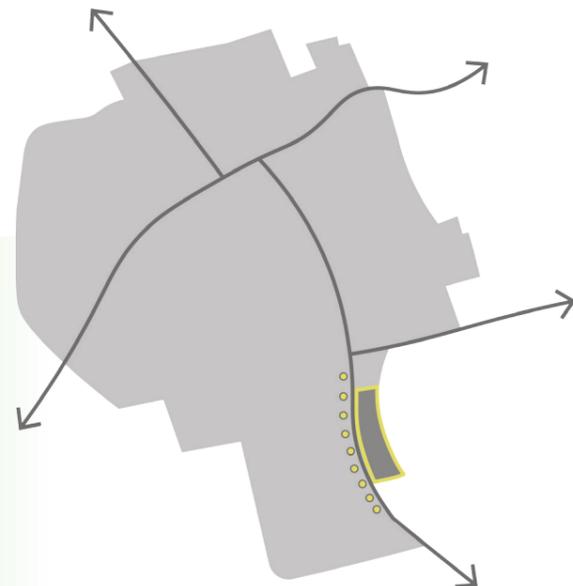
A project to install a perimeter fence at the village play group has been highly supported in relation to concerns surrounding child safety.

The play group within Ballyholland fronts onto the Bettys Hill Road which a key access route to the village. Building on this, the pre-school play group has a capacity of approximately 26 children to which the outdoor spaces of the facility are used for recreational use. Due to the speed of traffic along the Bettys Hill Road along with the nearing capacity of children within the play group, it has been supported that a project to install and perimeter fence is urgently needed in order to contain and safeguard levels of safety for those who use the facility. The installation of improved lighting would increase levels of safety at the Play Group. In order to implement this project, further consultation with the community, statutory approvals and funding must be explored and 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.



Present Situation



### 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.



Street Lighting



Perimeter Fencing

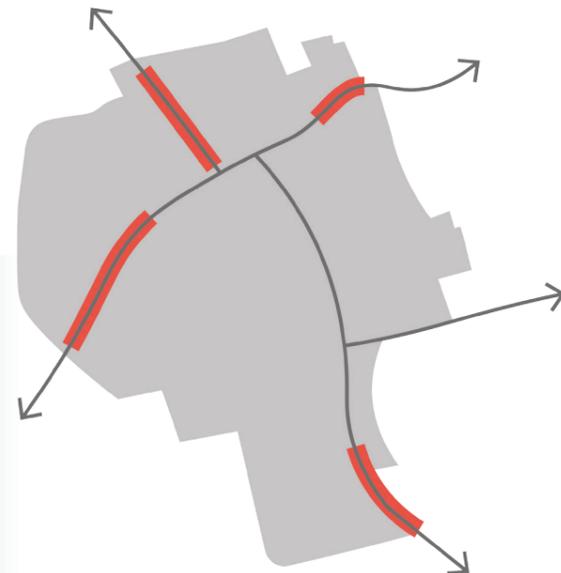
## C | FOOTPATH AND TRAFFIC CALMING

Concerns surrounding traffic calming and road safety had been predominating issues throughout consultation. As such, the community had raised a priority project which aims to address issues surrounding speeding traffic and general road safety within Ballyholland. In particular, the village gateway sites had been seen as key areas to deploy traffic calming measures such as rumble strips or improved speed limit signage due to the speed of traffic entering the village, such an initiative will improve levels of road safety at key entry points into the settlement.

The installation of improved road crossing along key routes such as the Temple Hill and Bettys Hill Road would help enhance and safeguard levels of access and connectivity throughout the community. In order to successfully implement this project, further work is needed to establish the exact location and design of the gateway features. This should be combined effort between the community and statutory bodies. Identifying an appropriate funding source is important so that the scale and design can be matched accordingly. The Department for Infrastructure will be an important consultee in relation to the siting of the gateway features beside the public highway.

### 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



Indicative Illustration



Pedestrian Crossings



Paving



Indicative illustration

## D | NEW SPORTS FACILITIES

Ballyholland expresses a highly active sporting community through its successful GAC located within the heart of the village. Upon consultation, the community had identified that the development of new sporting facilities is a high priority as current condition of facilities are deemed unfit and in need of enhancement. Additionally, the community have been granted planning permission for proposed alterations, extension and reorientation of existing junior football pitch, with adjacent new 3G multisport pitch, new grass training pitch, provision of new flood lighting, ball stops, dugouts and perimeter fencing with additional car parking and associated works. Having established this, permission had been granted in July 2014, the community have stressed the urgency to secure funding in order to deliver the much needed sporting project within the Ballyholland community.

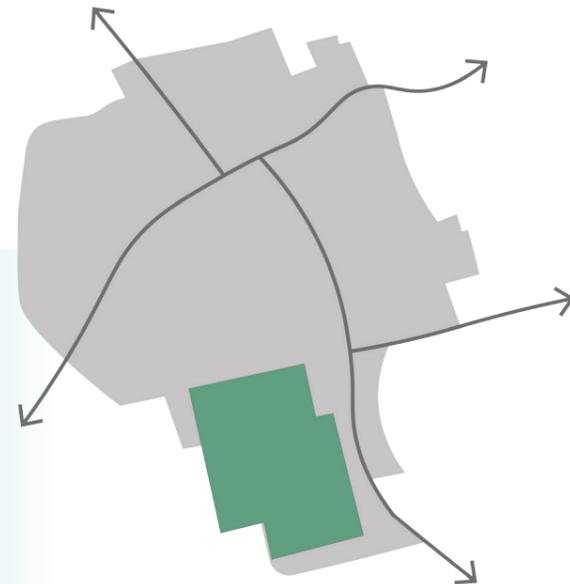
Further consultation with the community and with key stakeholders will be required to explore suitable sites and funding sources.



Ball Stops and Perimeter Fencing



Floodlit Pitches



### CREATING RECREATIONAL SPACES

Enhancing recreational space within the village to provide all residents and visitors with the opportunity to benefit from quality open space.



Indicative illustration

LEISURE & RECREATIONAL SPACE

## E | PLAY PARK PROJECT

This project would focus on the enhancement of the current play space at Innisfree Park by improving landscaping, tree planting and recreational provision within the play park area. The potential realignment / relocation of the play park would improve the relationship with the newly developed community centre within the village, improving levels of surveillance and safety for children using the park.

The project will enhance the leisure and recreational value of the park area with the possible inclusion of a community garden and allotments. The design and location of this would require further consultation with the community.

Play equipment in is due to be upgraded in year 4 of the NMDDC Play Strategy at an indicative cost of between £25,000 to £65,000. Give the sufficient population and household base / distribution, there is a requirement to retain the play area. Given the low play value it is recommended that the play area be upgraded / enhanced to increase play value rating. Ballyholland.

Currently, the condition of the play park, located to the rear of Innisfree Park, offers a tired, worn and dated recreational space for the youthful population (26.20% aged <16) within the community. Additionally, during community consultation, residents had supported that the new play park is relocated slightly to offer an improved connection with the newly developed Ballyholland community centre. Building on this, members of the community had stated that this initiative would improve levels of surveillance over the recreational space thus enhancing levels of safety to those using the park. Furthermore, the project has potential to revitalise the surrounding site area throughout associated environmental improvements.



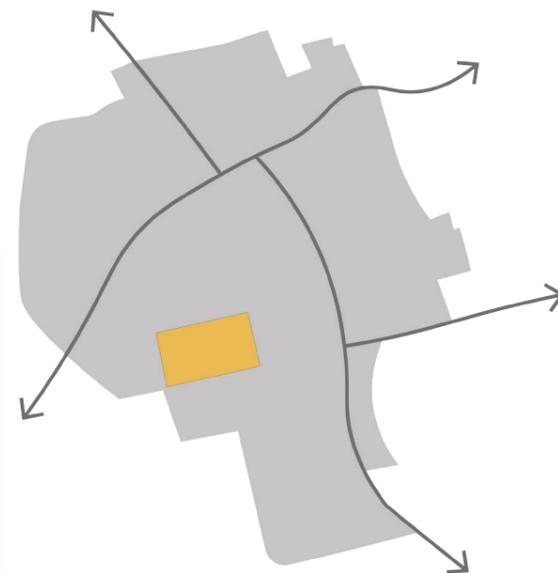
Vibrant Play Park



Secure and Safe Area



Indicative illustration



### PROVIDING QUALITY PLAY SPACE

An initiative which aims to enhance, improve and benefit the community by providing a project to harnesses the vibrancy and activity of the village.

# 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 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 (Secton 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

	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	Potnetial Funders
A	Enhanced Gateways & Village Core EIS	H	S	Com, NMDDC, TNI	RDP, BIG, NMDDC
B	Lighting and Fencing	H	S	Com, NMDDC, TNI, DfI, Priv	BIG, TNI, RDP, DfI
C	Footpath and Traffic Calming	H	S	Com, TNI, NMDDC	RDP, BIG, DfI, TNI
D	New Sports Facilities	H	S	Com, GAC, SNI, NMDDC	RDP, BIG, Fundraising, NMDDC, SNI
E	Play Park	M	S	NMDDC, RDP	NMDDC, BIG, HLF
F	Lift installation for in Community Centre	M	S	Com, NMDDC	NMDDC, RDP, BIG
G	Opportunity Site	L	S-L	Cpm, Priv, NMDDC	-

Com	Community Groups
DfI	Department for Infrastructure
DAERA	Department for Agriculture, Environment and Rural Affairs
NMDDC	Newry, Mourne and Down District Council
NIHE	Northern Ireland Housing Executive
Priv	Private Landowners
TNI	Transport NI
CDRCN	Co. Down Rural Community Network
PSNI	Police Service Northern Ireland
RDP	Rural Development Programme
DfC	Dept. for Communities
BIG	BIG Lottery Fund
HLF	Heritage Lottery Fund
ORNI	Outdoor Recreation NI
GAC	Gaelic Athletic Club
SNI	Sport NI

For further information please contact:

**Ove Arup & Partners Ltd**

Bedford House

3rd Floor

16-22 Bedford Street

Belfast

BT2 7FD

United Kingdom

t +44 117 988 6829

e Kieran.Carlin@arup.com

[www.arup.com](http://www.arup.com)

This report takes into account the particular instructions and requirements of our client.

It is not intended for and should not be relied upon by any third party and no responsibility is undertaken to any third party.

Job number 251867-00

**ARUP**