



Leitrim County Development Plan 2023-2029

APPENDIX III

Strategic Economic Development Objectives and the Development Plan



Comhairle
Chontae
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County
Council

1 STRATEGIC ECONOMIC DEVELOPMENT OBJECTIVES (SEDOS) AND THE DEVELOPMENT PLAN

The role of the development plan is to ensure that the necessary land use planning policy framework is in place to facilitate the realization of the Economic SEDOs and the specific actions identified to deliver each. It should be stated that not all of the SEDO's have spatial or infrastructural requirements, so the Development Plan only identifies the SEDO's and actions of relevance.

This manifests itself in the following manner:

SED0 1		
Leitrim will be a visionary leader in a region which is innovative and competitive, with a high quality environment, first class infrastructure and a quality of life that is among the highest in the world		
Target	Action	Development Plan Requirements
T1: Increase of 1,500 jobs by 2021 in Leitrim and for Leitrim residents working in the region	A1: Promote competitiveness and a favourable business environment (including reducing the cost of doing business), emphasising quality services and infrastructure.	<ul style="list-style-type: none"> • Ensure adequate lands are identified, serviced and available in key towns to allow for businesses to develop and expand. • Ensure Development Contribution Scheme is competitive. • Ensure policy context for physical infrastructure required for competitiveness is provided for.
	A2: Ensure implementation of the Leitrim-specific aspects of the forthcoming Action Plan for Jobs for the Border Region	Not spatially specific.
T2: Strong regional businesses providing employment to Leitrim residents	A6: Identify all opportunities for Leitrim and residents of Leitrim to access job creation opportunities whilst living in their chosen part of Leitrim	Ensure that Development Plan provides for the rollout of the National Broadband Plan
SED0 2		
Facilitate and encourage existing and new businesses to sustain and grow their business so that new sustainable jobs are created across a variety of sectors within the County and region, thereby increasing the availability of quality and diverse employment for residents and inbound commuters.		
Target	Action	Development Plan Requirements
T1: Increase of 1,000 jobs by 2021 across new and existing businesses	A1: Promote competitiveness and a favourable business environment (including reducing the cost of doing business), emphasising quality services and infrastructure.	As above for A1 in SED0 1 (duplicated)
	A3: Implement the Manorhamilton REDZ (Regional Economic Development Zone) project	The REDZ approach was incorporated into the Department's Town and Village Renewal Scheme from 2017.
	A4: Support initiatives which further enhance the quality of life available in Leitrim through support for the arts, sport and recreation and the heritage potential of the County	General policy to support such projects which are provided or developed directly by or in partnership with the Local Authority.

	<p>A5: Look at 'Third Age-related' opportunities which harness the potential of Leitrim with its older population and its popularity and potential as a relocation area</p>	<ul style="list-style-type: none"> • Consider identifying specific policy which require a certain proportion of residential land use to facilitate the specific needs of the elderly. • Ensure all Local Authority projects undertaken by and consented by provide Universal Access for All
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SEDO 3

Support and facilitate the development and maintenance of an infrastructure across Leitrim which will meet current and projected economic, social, community and sustainability needs

Target	Action	Development Plan Requirements
<p>T1: Monitor infrastructure needs and feed into Regional and National policy and activities to meet the infrastructure needs of the County.</p>	<p>A1: Maintain and develop a range of transport options to facilitate access between the main towns in the County</p>	<p>Inclusion of policy to support this action noting that the development of specific options or upgrades of existing are not known at the time of plan preparation and are dependent on funding being identified.</p>
	<p>A2: Support and facilitate planned upgrades to the N4, N16 and R280 routes</p>	<p>Ensure required policy framework is provided to provide for these planned upgrades and that routes when decided are reserved free from development which would compromise their delivery</p>
	<p>A3: Support and facilitate planned investments in water and waste water schemes across the County</p>	<p>The Local Authority is not responsible for delivering these infrastructure types but the Development Plan must ensure that supporting policies are in place to assist the agencies responsible in their delivery.</p>
	<p>A4: Support and facilitate initiatives to bring a natural gas supply to Leitrim</p>	
	<p>A5: Seek to upgrade and provide high speed broadband to existing Enterprise Centres to increase the quality of workspace available for SMEs</p>	<p>Inclusion of policy to support this action.</p>
	<p>A6: Harness the potential of the Carrick Campus facility as a top class turnkey solution for a variety of sectors</p>	<p>Ensure Carrick on Shannon Local Area Plan provides a flexible land use zoning objective to maximise the potential of the Carrick Campus</p>
	<p>A7: Prepare and have ready a "sites development matrix" showing available infrastructure and services on all sites identified for economic development in the County</p>	<p>Ensure that consideration is given to the physical infrastructural needs of lands identified for enterprise and employment creation</p>
	<p>A8: Ensure there is an inventory of all workspaces and properties in the County for enterprises of all type and ensure there is sufficient land zoned for economic development</p>	<p>Ensure there is sufficient land zoned for economic development</p>

SEDO 4		
Strengthen the fabric of our towns and villages by developing strong 'place related' economic activities and supporting community development initiatives to build on an area's particular strengths		
Target	Action	Development Plan Requirements
T1: Each town with an active Business Group with regularly updated web presence	A2: Develop linkages between the town centres and attractions nearby which they are best known for and associated with in order to increase footfall and income generation.	May require the inclusion of policy to support this action noting that the development of specific options or upgrades of existing are not known at the time of plan preparation and are dependent on funding being identified.
	A3: Maintain and develop a range of transport options to facilitate access between the main towns in the County.	As above for A1 in SEDO 3 (duplicated)
T2: Each town known for a specific theme and linked to local attractions	A4: Provide supporting infrastructure and develop the public realm e.g. structured outdoor areas/focal points in each town where events can be held which will bolster town centre and local footfall	Inclusion of policy to support this action.
	A5: Identify strategic sites in town centres to enhance their development potential	Identify key sites in town centres in need of regeneration and redevelopment / provisions of the Vacant Site Levy.
	A6: Develop a project whereby artists can be based in vacant premises at nominal rent	Local Authority exemption from having to obtain planning permission already exists – no policy response required.
	A11: Develop a Town Centre Incentive Scheme to encourage new business into Leitrim's town and village centres and to revitalise unused premises	Include supporting policy.
T3: 20 shops availing of Town Centre Incentive and/or Improvement Schemes by 2020	A12: Develop a Shop Front Scheme to promote development and regeneration in town centres	Include specific objective.
	A13: Ensure adequate off-street parking in main towns	Include specific objectives for the provision of off street car parking in main towns where requirement exists.

SEDO 5A

Enhance the potential for economic development in the Energy and Green Economy sector so that Leitrim will be an exemplar county for addressing Climate Change

Target	Action	Development Plan Requirements
T1: An active, innovative renewable energy group in place	A1: Develop a multi-agency group to oversee the development of renewable energy in Leitrim	No policy response required.
T2: 3 public buildings using renewable technology for heating by 2020	A2: Convert a number of Local Authority buildings as renewable energy exemplars	Include objective to convert a number of buildings within a specific timeframe.
	A4: Investigate and implement new models of extraction of timber from small forest holdings	As forestry extraction is exempted development, it is not considered that this action needs to be supported by a policy in the Development Plan.
T3: Energy supply/infrastructure to meet any inward investment opportunities	A6: Support opportunities for enterprise development and expansion of innovative companies involved in developing and supporting eco-construction	Include supporting policy.

SEDO 5B

Enhance the potential for economic development in the Agriculture and Food sector by developing a vibrant rural economy driven by value-added agriculture and small food business

Target	Action	Development Plan Requirements
T1: 10 new food businesses established by 2021	A1: Build on the green image of Leitrim and the success of food sector assets which are unique to Leitrim through further expansion to meet growing needs such as the Food Hub and Organic Centre	Include supporting policy to facilitate development of such centres to include rural settings.
T2: 8 new alternative farm enterprises in place by 2021	A5: Maximise the potential synergies between tourism, crafts and food sector particularly along the Blueway	Include supporting policy to facilitate development of such initiatives to include rural settings.
	A10. Highlight and support potential farm diversification initiatives e.g. added value food, energy, etc	Include supporting policy to facilitate appropriate farm diversification.
	A13. Maintain role in drainage of River Basin Districts and protection of Water Courses	Overriding policy objective of Development Plan.

SEDO 5C Enhance the potential for economic development in the Services, Manufacturing and ICT Sectors by building on the positivity of existing companies to sell Leitrim as a prime business location		
Target	Action	Development Plan Requirements
T1: 5 new services and manufacturing businesses employing 20+ people by 2021	A1: Identify priority sub-sectors within services and manufacturing most likely to move to the County or expand existing operations	<ul style="list-style-type: none"> Ensure adequate lands are identified, serviced and available in key towns to allow for businesses to develop and expand. Ensure policy provision is flexible to allow manufacturing dependent on rural resources to be developed in appropriate locations.
	A2: Promote the Carrick Campus facility as a top class location for investment	See response to Action A6 in SEDO 3 above.
	A3: Develop a range of property solutions such as expanded Hive Innovation Centre in North Leitrim	No policy response required.
	A4: Encourage ready-to-go space to facilitate potential investment.	Include supporting policy.

SEDO 5D Enhance the potential for economic development in the Creative, Arts and Culture Sector by raising awareness of the culturally rich and artistically vibrant offering and services in Leitrim		
Target	Action	Development Plan Requirements
T2: 1,000 FTE people employed in the creative sector in Leitrim	A8: Examine the possibility of developing a creative “hive” model in the North of the County	No policy response required.
	A12: Utilise existing vacant property and promote the availability of pop-up shops for use at festivals and events to help promote the creative sector	Ensure policy is included to facilitate reuse of vacant property and pop up shops whilst cognizant of requirement of planning permission for change of use.

SEDO 5E Enhance the potential for economic development in the Tourism Sector by ensuring a united cohesive approach by the tourism trade and agencies in the county		
Target	Action	Development Plan Requirements
T1: Double the numbers of tourist visitors by 2021 to 296,000 T2: Increase Tourism revenue to €70m pa by 2021 T3: Double the number of jobs	A6: Build on the tourism potential offered by the Wild Atlantic Way e.g. promoting Leitrim’s coastline, Drowse River, Fowley’s Falls, Lough Melvin, etc.	Include supporting policy to seek to maximise the economic development benefit subject to the proper planning and sustainable development of the tourism potential of North Leitrim of the area included in the Wild Atlantic Way.
	A7: Carry out a feasibility study to identify strategic accommodation needs and type required to match the tourism experiences being developed around key selling points	Ensure policy provision is flexible to allow the development of strategic accommodation at suitable locations.

supported by the tourism sector in the County by 2021 to 2,400

(Leitrim Tourism Strategy 2015-2021)

A8: Bring unused housing stock in rural areas back into productive use in rural areas e.g. for tourist accommodation.

No policy provision required as such use does not usually constitute a material change of use. Statutory provisions of requiring planning permission would apply should permission be required.

SEDO 6 seeks to enhance the role played by Leitrim Business Women in the economic development of the County. Having considered the specific actions identified, it is not considered that a specific policy is required to be included other than reiterating the wording of SEDO 6 in a policy for completeness.



**Leitrim County
Development Plan
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Áras an Chontae
Carrick-on-Shannon
County Leitrim
T: +353 (0)71 9620005

www.leitrim.ie



Comhairle | Leitrim
Chontae | County
Liatroma | Council