

Washing Bay Wetlands Park

“A centre for recreation, healthy living & heritage interpretation”

Presentation to Mid Ulster Council’s Development Committee

Wednesday 9th May 2018

Mr Conor Corr (Muintir na Mointeach & CSWAN)

Dr William Burke (Lough Neagh Landscape Partnership)



Comhairle Ceantair
Lár Uladh
Mid Ulster
District Council



Concept Masterplan developed in 2017 to:

- a. Provide an overall strategic focus for the development of the site as an environmental and recreational hub that would complement proposed developments for Coalisland, Blackwater catchment & SW L. Neagh Peatlands
- b. Informed by consultation via
 - i. Community planning process
 - ii. Rural development engagement
 - iii. Lough Neagh Heritage review
- c. Identify and prioritise projects which would complement:
 - i. MUDC Community Plan
 - ii. MUDC Tourism Strategy
 - iii. Washing Bay Village Plan
 - iv. LNP’s Landscape Conservation Plan
- d. Maximise opportunities for securing externally sourced capital funding from Sports Council, RDP, HLF and others



What are the opportunities?

- New “wild campsite” and shore land infrastructure that will complement L. Neagh Canoe Trail
- Improved access opportunities for recreation, healthy living & heritage interpretation
- Improved children’s play facilities
- Extended Healthy Living Centre that will facilitate greater community use
- Management plan to improve conservation value of Nature Reserve
- Improved site access from main roads
- New interpretative and information signage throughout the site



What are the opportunities?

New and improved access opportunities for healthy living, tourism, public recreation and environmental education & interpretation.

- Upgrade work in nature reserve
- New shoreline access
- New long distance circular walk
- Link to new peatland walk connecting to Canal and activities linked to the newly secured HLF Great Places programme
- New access links to the Blackwater



Development considerations/Summary

- **Current potential projects:**
- Project 1) Walkway with park lighting (100k)
- Project 2) Lough Neagh access project (100k)
- Legal issues:
 - Main development site owned by MUDC with current gatekeeper SLA with Muintir na Mointeach
- Financial issues:
 - Project 1 - Stage 2 business case application with Sport NI "Everybody active, Outdoor spaces" - £75,000 secured on business case and match funding in place . Match fund required 25k.
 - Project 2 - Secured funding of £23,650.00 from the Lough Neagh Landscape Partnership. Potential RDP Cooperation Programme being investigated by LNP and MURDP (£75k)
- Technical issues:
 - Need to bring both proposals to technical design stage (RIBA Stage 4). Project 1 can be delivered by Council or Community if match funding of £25k were available. Project 2 has been costed at £2,600.00. LNLP can cover up to £1,600.00 leaving a shortfall of £1,000.00. LNLP would manage the Developmental stage.
- Partnership
 - Need to Identify lead partner in delivery of each project

Next Steps

- We would request that:
 - a. Council give consideration to endorsing the Washingbay Masterplan
 - b. Council give consideration to providing a £25,000.00 contribution to Project 1
 - c. Council approve relevant permissions for Muintir na Mointeach working in partnership with LNLP and MUDC Officers to progress Project 1 as Lead partner
 - d. Council give consideration to providing a £1,000.00 contribution to LNLP who will take Project 2 to Technical Design Stage (RIBA Stage 4) for submission to MURDP Lough Neagh Cooperation programme