**URBAN INVESTMENT PLAN FOR NGONG MUNICIPALITY.**

**PREPARED BY NGONG MUNICIPALITY STEERING COMMITTEE FOR THE MUNICIPAL BOARDS.**

**DATED 25TH MAY 2019.**

This investment plan has been prepared by the steering committee as a part of fulfilment of the World Bank conditions under KUSP and also a framework to guide development in the municipality. The program targets improvement of infrastructure and service delivery in smaller municipalities as a way of improving quality of lives in urban areas. The approach is anchored on a broad National vision of improving urban service delivery and guiding urbanization process to meet the tenets of vision 2030.

Ngong investment plan focuses on priority areas for investment informed by the evaluation assessment undertaken by the team. It has also enlisted input from area leadership and public view gathered in consultative forums. As a town, Ngong suffers the consequences of being a neighbor to a menacingly expanding city. It therefore requires good infrastructure, efficient transport systems, well managed urban environment, adequate waste disposal systems and highly efficient emergence response units to make it competitive as an investment choice. Failure to provide the requisite services presents crisis and challenges that residents are currently subjected to.

The plan herein provided is a selection of priorities informed by the assessment done by the steering committees. It offers direction and action areas that shall overtime resolve the current challenges experienced.

Ngong municipality has the following problem areas:

• dilapidated roads serving residents units.

• lack of potable water and access to clean water sources.

• traffic jam that enlist time wastage during peak hours.

• informal trade done on the road side.

• lacks proper regulations to guide development processes.

• lacks sewerage systems.

• lack of recreational space.

• has no land bank for urban expansion and public amenities.

• poor quality roads with limited span of tarmac.

These areas of concern provide an entry point to our focus on what the municipality requires and an anchor to priority areas to direct energy and keen attention. Given the limitation in resource allocation and capacity, our investment plan shall target critical entry points that yields maximum impacts and provide clear goals that shall be achieved within the stipulated timeframe. It must also be recalled in our county urban development strategy paper that Ngong municipality falls within Nairobi Metropolitan area. It suffers both the consequences and advantage of metropolitan location.

Among the consequences are absorbing the spillover of development from Nairobi. This promotes faster growth and expansion exerting pressure on the roads and transformation of land to urban use. The advantage has been, proximity offers great potentials in ideal location for economic activities, housing development, and commercial and industrial potential is limitless. Our plan must therefore set priority in harnessing the locational advantage while at the same time putting strategies that address strong development externalities posted by our proximity to Nairobi.

A need to mention is that our investment concept is driven by the development drive of smart cities. Ngong under this concept must offer incentives for internal growth, efficiency and attractive to both invest and a place to live in. As a municipality we envisage a progressive space that shall offer convenience to workers and residents to transfer goods without much hindrance. Considerations shall be on modern service delivery units, flexibility and ability to live within changing times.

Investment focus shall leverage on systems that have high premium in actualizing efficiency. Roads, drainage and trunk infrastructure shall enlist best use practices, cost effective to manage and maintain, quality assured and easy to manage in implementation. They must embrace technology to ensure flexibility and ease of management. These elements constitute considerations that sets footing of our municipal investment plan. Our investment plan there takes cognizance of finance, peoples interests and resource provided by both the county and National government. The donor assisted funding may not be adequate to meet the budgetary needs.

In this anticipation focus is vested on key priority areas that shall help spark transformation. Micro economic enterprises that shall strengthen revenue streams and facilitation that helps enhance their performance is our priority. These shall provide a stable base for taxation and business enterprises. The plan is tailor made to strengthen revenue regime performance, stimulation of micro enterprises, ideal investment environment and a habitable state to both live and grow business.

**The objective of this urban investment plan is to:**

In Ngong Municipality Investment priorities are informed by need and assessment undertaken in the area. This is through incorporated citizenry input and preference.

• Indicate our priority areas in developing Ngong municipality

• Provide a framework to manage our finances

• Indicate our expenditure and financial commitments

• Set our clear targets that shall be accomplished within the year

• Demonstrate prudence and transparence in financial commitments /management

• Envision benefits for residence in delivery of quality services.

**SECTOR DEVELOPMENT PRIORITIES**

|  |  |  |
| --- | --- | --- |
| **Infrastructure.** | **Environmental management.** | **Disaster Management** |
| • Road construction.  • Road repairs.  • Construction of new markets.  •Construction of bridges.  • Extension of water connections.  •Opening up of drainage.  • Street lighting.  • Creating foot paths and pedestrian walkways. | • Relocation of the dump site.  •Collection and disposal of wastes (garbage in key markets).  • Provision of strategic litter bins.  • Rehabilitation of Gardens.  • Beautification of the towns (kiserian, Ngong and Rongai).  • Transport management and traffic flow  • Creation of Matatu and bus terminus (kiserian and Rongai nodes)  • Parking bays  •Segregated modes and parking lots  •Expansion of existing terminus  • Traffic flow regulations. | • Fire station  • Firefighting equipment’s  •Flood control Economic improvement and micro enterprise development.  • Relocating kiosks and roadside traders  • Creating economic small enterprise centers  •Designating areas for distinct enterprises  • Provide small enterprise incubation centers (jua kali shades)  •Tourist and export promotion/culture entrepreneurship  • Strategic designs for buildings near exclusive zones to offer commercial enterprises Institutional development  • Capacity building for staff and e training aligned to changing times and quality delivery of services  • Recruitment of staff with requisite skills  • Peer learning and enhancement of comparative operations  • Automations of revenue collection  • Departmental linkages  • E governance systems  • Seal revenue leakages. |

**Expected outcomes.**

Below are our expected outcomes if the above objectives are met.

• Investment in roads shall help alleviate access problems experienced in neighborhoods.

• Residential quarters shall enjoy better roads conditions and the time wasted in the long run shall reduce

• Improved image of Towns within the Ngong Municipality boundary attracting more inflow and investments.

• This shall accelerate land development and over time increased direct incomes to the county.

• Increased activities enhance incomes and has a bearing on improved livelihoods.

• Waste management has a bearing on quality environment, aesthetics and perhaps improved health.

By the Municipal Manager,

Ngong Municipality.

Checked and Endorsed by the Chief Officer for urban development.