

Regeneration Objectives

1. Provide an attractive, accessible and viable town centre

The success of the town centre is strongly affected by its accessibility, the quality of the environment and its ability to attract business and investment. Indeed these factors are interlinked for example, by reinvigorating derelict and underused buildings, the potential of attracting new business is increased. The extension of the Comber Greenway to the town centre has the potential to improve the accessibility of the town to surrounding communities and visitors alike.

2. Protect and enhance Comber's cultural, built and natural Heritage

Comber's key strength is the diversity of its cultural heritage, whether it is historic families, quality foods, distilleries or its military history. These are all aspects which should be protected and enhanced. Historic buildings should be protected and revitalised where required and the historic fabric of the streetscape retained whilst providing for modern uses. Comber's proximity to Strangford Lough is forgotten at times, therefore this connection needs to be reinforced

3. Improve community, leisure and recreation services and facilities

Linking the Comber Greenway into the town centre would not only improve accessibility, but provide a key leisure and recreational asset. This green link through the town also provides the opportunity to link all leisure and recreation services and facilities, including the location of a new community centre.

4. Promote and enhance the production and sale of quality foods, arts and crafts

Comber has a strong cultural heritage in relation to producing quality foods. It is important however, to raise awareness of local produce and entice people from Comber to utilise and support the growth of this sector. Comber Farmers' Market will raise the profile and benefit the sale of local produce. The extension of the Comber Greenway into the town centre also opens up lands to the north of Comber, which could be promoted for the production of quality foods, from community allotments to small enterprise. Not only could these businesses add to the niche food and retail theme, they could provide interest points along the Greenway.

Should you require this information in an alternative format please contact:
Equality Officer
Ards Borough Council,
T: 028 91 824076

What is a Town Centre Masterplan?

The Town Masterplan is an evidence-based document that sets out the strategic vision for Comber over the next 15-20 years. The Masterplan aims to promote and guide growth and development, with the aim of creating a vibrant, high quality and fully integrated settlement. This Masterplan is a non-statutory document, therefore it is not required by law, but has been brought forward to help guide the future regeneration of Comber for the next 15-20 years. The document can be used to help guide the community planning process and be used by a range of stakeholders to help draw down funding for particular projects. The Action Plan in Chapter 8 prioritises and establishes indicative timeframes for the delivery of identified projects. Generally, the delivery of this Masterplan will not fall to one group or organisation, but will require a concerted effort from a range of stakeholders. However the results will be rewarding to those who live, work, visit and conduct business in Comber.

The Masterplan should not be confused with the current public realm scheme (also designed by AECOM). The public realm scheme once completed, will greatly enhance the aesthetics of the Town Centre. It is an integral piece of the jigsaw, whereas the Masterplan strives to provide an overarching framework within which the crucial elements of a vibrant town will evolve.

Where does the Masterplan cover?

Town Masterplans typically focus on projects within the town centre boundary, as identified by the Local Area Plan (Ards Down Area Plan 2015). Comber's Town Centre boundary includes the following streets: The Square, Castle Street, High Street, Bridge Street, Bridge Street Link and Killinchy Street. In recognition that several of Comber's key assets are outside this boundary a more holistic approach is being taken to ensure that the revitalisation of its surrounding assets will directly impact on the future success of the Town Centre.



Comber

Town Centre Masterplan

Executive Summary



Vision Statement

“ In 2030 - Comber is a thriving market town supported by its local community. The town centre is accessible and enticing, attracting people from far and wide for it's superior quality and niche retail offer. The extended greenway through the town, linking to Newtownards and on to the coast has made Comber the focus for recreation and has established the town as the 'Gateway to Strangford' . ”

