



NATIONAL SPATIAL PLAN GUIDELINES FOR MAKUENI COUNTY

Optimal productivity, sustainability, efficiency and equity in
use of our land and territorial space



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MINISTRY OF LANDS AND PHYSICAL PLANNING
DEPARTMENT OF PHYSICAL PLANNING

Kenya 
VISION 2030

Foreword

The Constitution of Kenya apportions responsibility of planning to both National and County Governments. Under the Fourth Schedule on distribution of functions, Part 1 (21) and (32) mandates the National Government with the responsibility of formulating general principles of land planning, co-ordination of planning by the Counties, capacity building and technical assistance to the Counties. On the other hand, Part 2(8) allocates the function of County planning and development to County Governments. It is under these provisions that the County specific guidelines have been prepared.

The Department of Physical Planning prepared the National Spatial Plan (NSP) in response to the Kenya Vision 2030 to guide the spatial development of the country over a period of 30 years beginning in 2015.

It aims at achieving an organized, integrated, sustainable and balanced development of the country by providing a framework for better national organization and linkages between different activities within the national space.

To implement the Plan, the Counties are expected to play a key role by mainstreaming strategies, policies, and measures identified in the NSP into the County spatial planning systems.

The guidelines have identified planning policies, strategies, and measures that Plans at the County level are expected to mainstream and propagate. The policies address among others, the protection of rich agricultural land, development imbalances, conservation of environmentally sensitive areas, urban containment, and promotion of industrial development.

The guidelines provide direction on the existing potentials, the opportunities, the constraints/challenges inhibiting harnessing of the potentials, the strategies to apply, respective policies required, and the necessary measures to achieve optimal productivity, sustainability, efficiency and equity in the use of county land resources.

The guidelines are an opportunity on how best to refocus, vary and complement areas that require different approaches responding to country-specific needs and promote the livelihoods of their people, while contributing to the national aspirations of vision 2030, regional objectives of the Africa Agenda 2063, and international targets of sustainable development. The refocusing will also be handy in reviewing and making decisions on NSP which is due for review in 2025.

These guidelines are therefore a tool for enhancing this critical path and provide a direction for development planning by the Counties as they discharge their responsibility of preparing county and local physical and land use development plans. The guidelines will also ensure that the County Integrated Development Plans conform to the proposed County specific policy guidelines and measures.

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Preface

The National Spatial Plan(NSP) recognizes that Kenya is greatly endowed with massive and diverse resources distributed over the national space that require an integrated and coordinated approach for optimal productivity and sustainability.

The County Specific Guidelines have been derived from the National Spatial Plan and provide a planning framework for the integration of the NSP into the county spatial planning system. They are clear statements linking the National Spatial Plan to Inter-County, County and lower-level Physical and Land Use Development Plans and provide clarification on the anticipated sustainable development outcomes of implementing the Plan.

The County Government will adopt, develop and implement their plans based on the policies, strategies, and measures articulated in the guidelines. The realized county plans are expected to guide, harmonize and facilitate development within the county, hence contributing to the overall implementation of the NSP.

The guidelines also form an efficient compass and monitoring tool for National and County Governments to jointly pursue sustainable planning and appropriate implementation mechanisms.

For the county to be nationally competitive, there is need to balance development and promote optimal utilization of land and land-based resources as well as cultivate an integrated approach in addressing the intertwined challenges of regional imbalances/inequalities, rural development, underutilization of the available resources, uncontrolled urbanization, environmental degradation and inefficient transportation. It is imperative therefore, to prioritize the implementation of this strategic document so as to promote balanced development and competitiveness across the county.

Executive Summary

The County Specific Guidelines seek to facilitate the implementation of the National Spatial Plan by outlining policies, strategies and measures to guide County spatial planning and development and promote optimal productivity, sustainability, efficiency and equity in the use of land. They provide a framework for preparation of lower level Plans including Inter-County, County and Local Physical and Land Use Development Plans.

The disconnect between National and County Spatial Planning and development has resulted in uncoordinated and unbalanced development, therefore creating a need for a clear structure that links National, Regional and Local planning and development. This is achievable through integration of the policies, strategies and measures proposed by the guidelines into County Spatial Plans, Programs and Projects, to tackle challenges of unbalanced regional development, urbanization, national competitiveness and unsustainable use of land and natural resources.

The County Specific Guidelines are organized into five chapters detailing various facets. Chapter one provides an overview, purpose and justification of preparation of the guidelines. It also outlines the objectives that the guidelines intend to achieve and details the preparation process as well as intended users. This chapter highlights the key principles that form the basis for preparation of lower level plans including public participation, livability, sustainable development, urban containment, smart urban growth among others.

Chapter two details the legal and policy provisions that the guidelines are anchored upon. They include, among others, The Constitution of Kenya, 2010, The Physical and Land Use Planning Act No.13 of 2019, County Government Act, 2012, Environmental Management and Coordination (Amendment) Act, 2015, Sessional Paper No. 01 of 2017 on National Land Use Policy and Sessional Paper No. 10 of 2012 on Kenya Vision 2030.

The third chapter analyses the county profile, detailing its location, size, bio-physical characteristics, socioeconomic status and the County's comparative advantage in relation to others. The locational context provides information on the geographical

position and bordering Counties while the biophysical context discusses the topography, hydrology and climate. The socioeconomic status indicates key economic drivers of the County and its population and demographic structure.

Chapter four presents the County specific issues and proposes development strategies to promote national competitiveness, optimal use of land and resources, rural development, balanced intra-county development and urbanization. Additionally, it provides policy guidelines and measures for County advancement.

The final chapter five focuses on implementation and adoption of the guidelines. The implementation framework identifies institutions, County development programs and projects, and further ties them with responsible actors, resources and timeframes for effective execution. It proposes a framework for ensuring that the outlined policies, strategies and measures are adequately implemented.

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1 Introduction

1.1 Background

The County Guidelines set out policies, strategies and measures that will guide the long-term spatial development of the county for a period of 30 years. They cover the entire county and defines the general trend and direction of its spatial development.

The guidelines have been developed in line with the four thematic areas as outlined in the NSP. They provide a guide to the Planning Authority at the county on how to incorporate the NSP policies, strategies and measures during the preparation of County Spatial Plans and other lower level plans like the Local Physical and Land Use Development Plans consequently implementing the NSP.

The NSP County Specific implementation guidelines summarize the County's existing potentials and opportunities, the constraints (challenges) inhibiting harnessing of the potentials, the applicable strategies and respective policies required, and the necessary measures to achieve optimal productivity, sustainability, efficiency and equity in the use of the county land resources. They act as a reference point

1.2 Purpose

The purpose of the County Specific Guidelines is to provide a planning framework for mainstreaming of the National Spatial Plan to the County spatial planning system.

The guidelines are intended to assist the County enhance the implementation of the NSP by linking the proposed county specific policies, strategies and measures into the County plans, programs and projects while putting measures in place for achieving them. The guidelines inform preparation of various County Physical Plans such as the County Physical and Land Use Development Plans.

For optimal implementation of these plans, a County Integrated Development Plan (CIDP) is essential since it is a sectoral and budgetary based plan that draws its implementation programs and projects from the County Physical Plans.

1.3 Objectives

The guidelines provide policies, strategies and measures to deal with challenges of regional imbalances/inequalities, rural development, underutilization of the available resources, urbanization, environmental degradation and inefficient transportation.

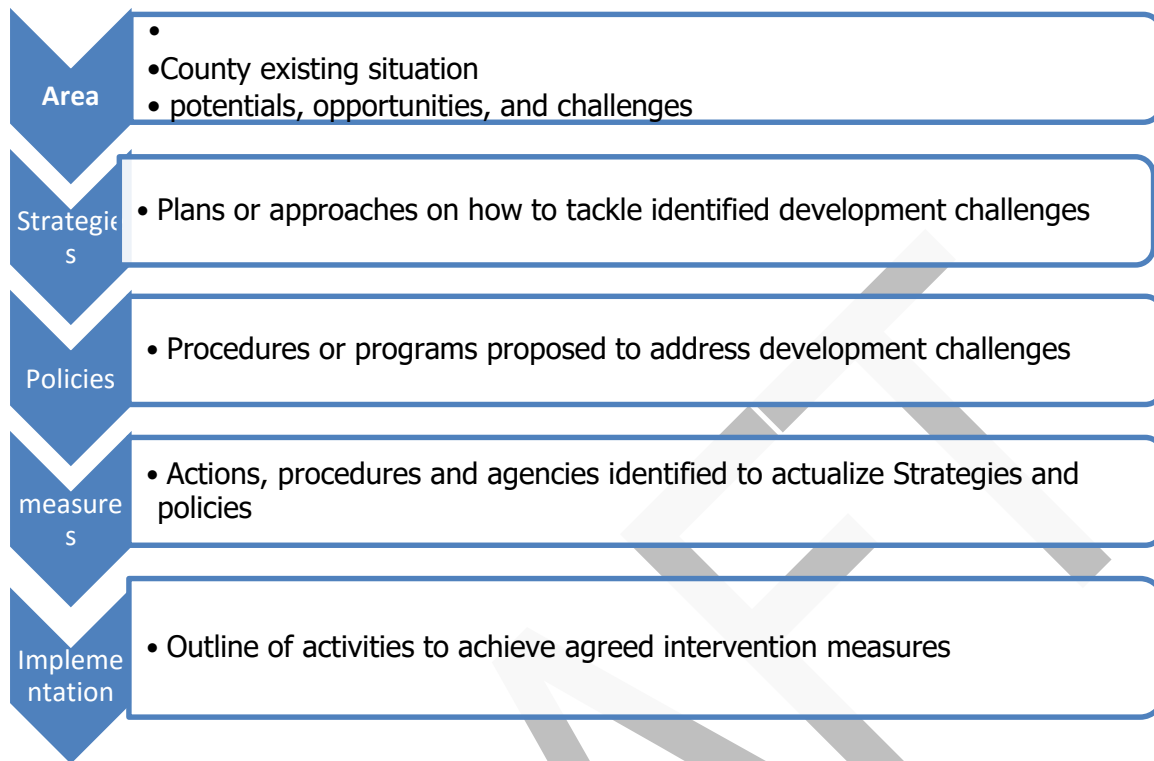
Specifically, the objectives are;

1. To sensitize the County on the provisions of the NSP
2. To promote synergy between National and County planning
3. To guide the County, implement the NSP
4. To identify the roles of the different actors in the implementation of the NSP.

1.4 Scope

The guidelines comprise policies, strategies and measures specific to Makueni County covering approximately 2037 km². The guidelines highlight the County's existing potentials and opportunities, the constraints (challenges) inhibiting harnessing of the potentials, the applicable strategies and respective policies required, and the necessary measures, actions, approaches, plans and procedures prescribed to achieve optimal productivity, sustainability, efficiency and equity in the use of the county's land resources and an outline of activities to execute agreed interventions as captured in the National Spatial Plan, as indicated in Figure 1 below. These guidelines are effective up to the year 2045.

Figure 1: The Scope of the Guidelines



Source: State Department for Physical Planning, 2022

1.5 Justification

Since the approval and launch of the NSP, its implementation has been undertaken in an uncoordinated manner hence the guidelines will provide a standardized approach for all Counties. The guidelines are also an important tool for tracking and evaluating implementation of the NSP both at National and County levels.

The preparation of County Spatial Plans and other lower-level plans which is a mandate of Counties has been slow and, in some Counties, has not begun at all. These guidelines are therefore a quick reference in preparation of county plans and for some Counties to help optimize land in the absence of these plans.

1.6 Application of the Guidelines

The guidelines will be used or applied in the following ways to achieve a more sustained and coordinated development of the County;

- To effectively coordinate planning between the National and the County Government;
- To improve the County Government's capacity to formulate, coordinate and implement integrated development policies, strategies, measures, programs and projects to address spatially unbalanced development;
- To inform strategic infrastructure policy and public investment decisions which support the achievement of balanced development in the County;
- To strengthen County inter-sectoral coordination within a spatial framework and provide the private sector with a clear context in which they can make investment decisions;
- To optimize the use of land and natural resources by providing a framework for making sustainable locational choices for sustainable development and conservation of land productivity in the County.

1.7 Process of preparing the Guidelines

The process involved reviewing the National Spatial Plan and identifying key issues, spatial policies, development strategies and measures specific to Makueni County. These key issues, spatial policies, development strategies and measures will be realized through preparation of County and other lower-level plans.

Research was undertaken on various thematic areas to enrich the County specific issues and development strategies as well as policy guidelines and measures/ interventions. Further, preparation of the guidelines considered the constitutional, policy and legal provisions on physical and land use planning. Expert opinion was sought on the identified issues, policies, measures and strategies for implementation viability.

The preparation of the guidelines was identified as one of the implementation tools of the NSP, in which key NSP issues, policies, strategies and measures were translated into specific action plans, programs and projects at the County level.

1.8 Targeted users of the Guidelines

These Guidelines have diverse consumers and application depending on prevailing circumstances and actors as demonstrated in Table 1 below:

Table 1: Targeted Users of the Guidelines

User	Application
County Executive Committee Member in charge of Physical and Land Use Planning	<ul style="list-style-type: none"> ● Preparation of county and lower-level plans ● Linkage of planning structures ● Quality control of the various county plans ● Formulate county planning policies and strategies ● Establish county specific planning institutions ● Coordinate and implement county plans and policies
The County Director of Physical and Land Use planning	<ul style="list-style-type: none"> ● Advising the county government on the impact of the county specific guidelines to the county ● Preparation of County physical and land use development plans and other lower level plans ● Formulating County physical and land use planning policies, guidelines, strategies, and standards; ● Issuance of development permission and other development control instruments under The Physical and Land Use Planning Act, 2013.
Licensed physical and land use planners both in public and private sectors	<ul style="list-style-type: none"> ● Prepare, coordinate and implement spatial plans ● Quality control of plans and consultancy services ● Formulate policies, strategies and development guidelines ● Dispute resolution
County assembly	<ul style="list-style-type: none"> ● Approval of strategic sectoral budgets such as planning ● Vetting of various County specific plans

	<ul style="list-style-type: none"> ● Formulation and passing of County planning legislation ● Enhance capacity to oversee the executive on spatial planning
Ministries, Departments and Agencies	<ul style="list-style-type: none"> ● Mainstreaming relevant NSP policies, programs and projects ● Allocation of resources to priority areas, ● Strengthening linkages with spatial planning in resource management
The National Land Commission (NLC)	<ul style="list-style-type: none"> ● Oversight role in land use planning to ensure efficient implementation of the NSP ● Ensure relevant planning authorities carry out their functions as required by the law
Practitioners in the built environment	<ul style="list-style-type: none"> ● Advance NSP relevant policies, programs and projects hence optimization of land resource ● Appreciate sectoral Linkages to spatial planning ● Facilitate incorporation of the policies, strategies and measures into, County specific plans
Community, developers and investors	<ul style="list-style-type: none"> ● Comprehend the County priority sectors and County Plans and policies ● Complement County spatial planning and implementation measures ● Making informed investment decisions
Development partners	<ul style="list-style-type: none"> ● Reference frame for selecting and funding spatial planning activities ● Understand planning linkages and implementation ● Informed development decisions
Training institutions	<ul style="list-style-type: none"> ● Compliment the curriculum for training of spatial planners ● Understand the planning procedures and processes

1.9 Key Principles

The principles, as applied in the NSP, should guide and form the basis upon which the lower-level physical and land use plans are prepared. Further the principles should ensure sustainable, coordinated, and realistic development. They include the following:

- 1. Effective Public participation/engagement:** All plans shall be prepared in a participatory and consultative manner with relevant stakeholders and sectoral actors.
- 2. Urban containment/Compact cities:** Local plans shall strive to limit and control urban growth within the set urban boundaries to protect rich agricultural land, mitigate urban sprawl and reduce cost of infrastructural provision.
- 3. Livability:** The planning of urban areas shall enhance the livability index in the area of housing, environment, transportation, health, and social engagement. The urban areas must be economically viable, socially inclusive and ecologically sustainable.
- 4. Smart and green urban growth:** Plans shall promote sustainable use of energy, creation of green spaces, reduce the need for car travel, and promote use of local materials, support businesses, protection of heritage and creation of unique character.
- 5. Sustainable development:** Balancing social, economic and environmental dimensions of development and catering for current and future generations.
- 6. Promotion of ecological integrity:** Plans shall promote the protection and conservation of environmentally sensitive areas.
- 7. Promote public transportation:** Favor public transportation over private transport to ensure efficiency and functionality of urban places.
- 8. Balanced development:** Plans to ensure there/ is balanced development in the County to cure inequalities.

2 The Policy, Legal and Planning Framework For The Guidelines

2.1 Constitutional context

The formulation of these guidelines took into account the Constitution of Kenya 2010 aspirations and Principles. Article 66 of the Constitution of Kenya 2010 gives the State powers to regulate use of any land and property in the interest of land use planning among others. The guidelines are therefore within and in response to the aspirations, values and principles as provided for in the constitution.

2.2 Policy Context

2.2.1 Sessional Paper No. 10 of 2012 on Kenya Vision 2030

Kenya Vision 2030 is the overarching national development framework which all plans should be aligned to. The preparation of all spatial plans should take cognizance of the aspirations, foundations and development concepts of the vision. The preparation of the first National Spatial Plan is identified in Kenya Vision 2030 as a flagship project and is regarded as one of the foundations for socio-economic transformation. Hence the need for linkage between national planning and county planning which will be achieved through mainstreaming NSP requirements into CSPs and other lower-level plans by preparing NSP county specific guidelines to implement the NSP at lower levels.

2.2.2 Sessional Paper No. 01 of 2017 on National Land Use Policy

The policy was formulated to address the various challenges related to land use and ensure efficient, productive and sustainable use of land. The main goal of the policy is to provide legal, administrative, institutional and technological framework for optimal utilization and productivity of land related resources in a sustainable and desirable manner at national, County and community levels.

The policy recommends the preparation of a National Spatial Plan to provide an integrated framework for the development of the country including guidelines for sustainable rural and urban planning management. The policy also provides for the preparation of planning guidelines, policies and standards to be observed by County Governments and other sectoral agencies within the frameworks of approved physical and land use development

plans. These guidelines have been prepared on this basis and they are to be observed by counties in the implementation of the National Spatial Plan.

2.3 Legal context

Various Acts of Parliament are in place to provide the legal framework for the implementation of the mandate provided for in Article 66 of the Constitution. The Physical and Land Use Planning Act, 2019, The Urban Areas and Cities (Amendment) Act, 2019, County Governments Act No. 17 of 2012, The Land Act No. 6 of 2012, National Land Commission Act No. 5 of 2012 among others. The NSP County specific guidelines are prepared in this context and meet this criterion.

2.3.1 The Physical and Land Use Planning Act No. 13 of 2019

This is the overarching statute that provides for formulation of both National and County physical and land use planning policies, guidelines and standards. The Act further provides for administration, types, content, process and approval of the various types of Physical and Land Use Development Plans.

2.3.2 County Governments Act, 2012

This statute mandates County Governments to carry out the planning function at the county level. The guidelines support preparation of the various county level plans that meet the recommended quality and standards.

2.3.3 Urban Areas and Cities (Amendment) Act, 2019

The statute provides for classification of urban areas and cities, their governance and management, and for integrated development planning. The guidelines are a basis for preparation of these lower-level plans.

2.3.4 Environmental Management and Coordination (Amendment) Act, 2015

The Act provides for the establishment of an appropriate legal and institutional framework for the management of the environment as well as guidelines relating to environmental management and prevention or abatement of environmental degradation. The guidelines take cognizance of this Act and will be implemented within the framework

2.3.5 National Land Commission Act, 2012

The Act mandates the National Land Commission with the management and administration of public land on behalf of the National and County Governments and to

monitor and oversight physical and lands use planning in the country. The guidelines fall within the ambit of this statute and will facilitate their oversight responsibilities.

2.4 Planning Context

2.4.1 National Spatial Plan (NSP)

The National Spatial Plan (NSP) covers the whole country encompassing the exclusive economic zone. The NSP outlines policies and strategies geared towards influencing desired future distribution and organization of human activity outlined in Vision 2030 and sectoral policies and plans. It aims at achieving economic efficiency and balanced development. The various County Spatial Plans should be aligned to the policies outlined in the NSP as demonstrated in Figure 2 below.

Figure 2: Policy Focus of the NSP



Source: National Spatial Plan, 2015-2045

To actualize the NSP, a comprehensive implementation strategy has been proposed that embraces a multiplicity of actors including National Government Ministries, Departments and Agencies, County Governments and the National Land Commission. The strategy proposes the establishment of the following institutions as key in the implementation of the Plan; The National Physical Planning Council, the National Technical Committee and the County Physical Planning Committee.

2.4.2 NSP linkage to other plans

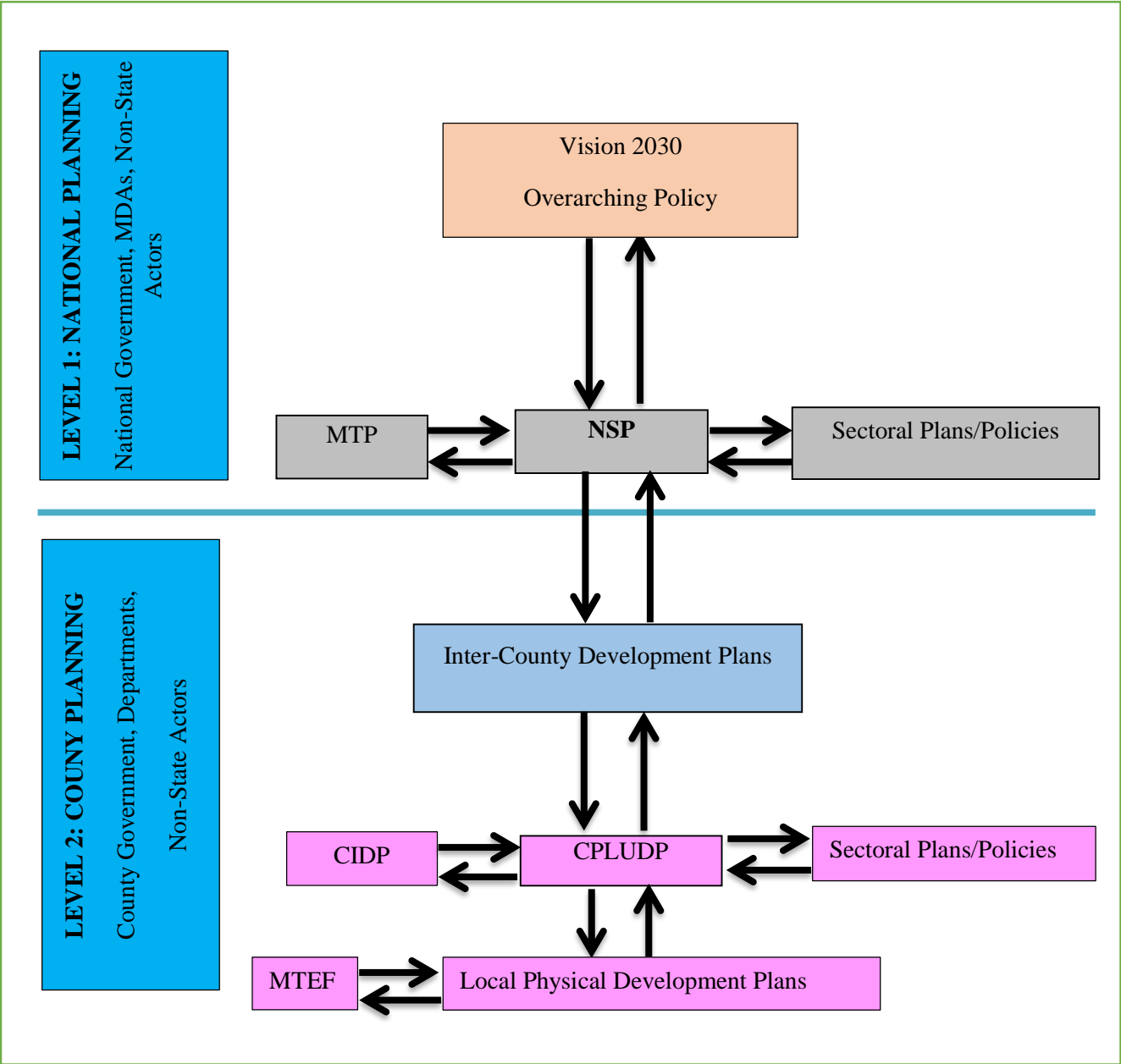
The linkage of the National Spatial Plan (NSP) to county and other lower-level plans is key to realization of its aspirations and the successful actualization of these plans. The NSP provides a spatial framework to ground the Vision 2030 flagships projects and form a basis for coordination of County policies, strategies, measures and plans.

Inter County and County plans take into considerations the policies, measures and strategies of the NSP and implements them actualizing its aspirations.

County Physical and Land Use Development Plans provide a framework where the CIDP draws its programs and projects. The implementation of the CIDP in turn leads to realization of the objectives of the County Physical and Land Use Development Plan.

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Figure 3: NSP Linkage to other Plans



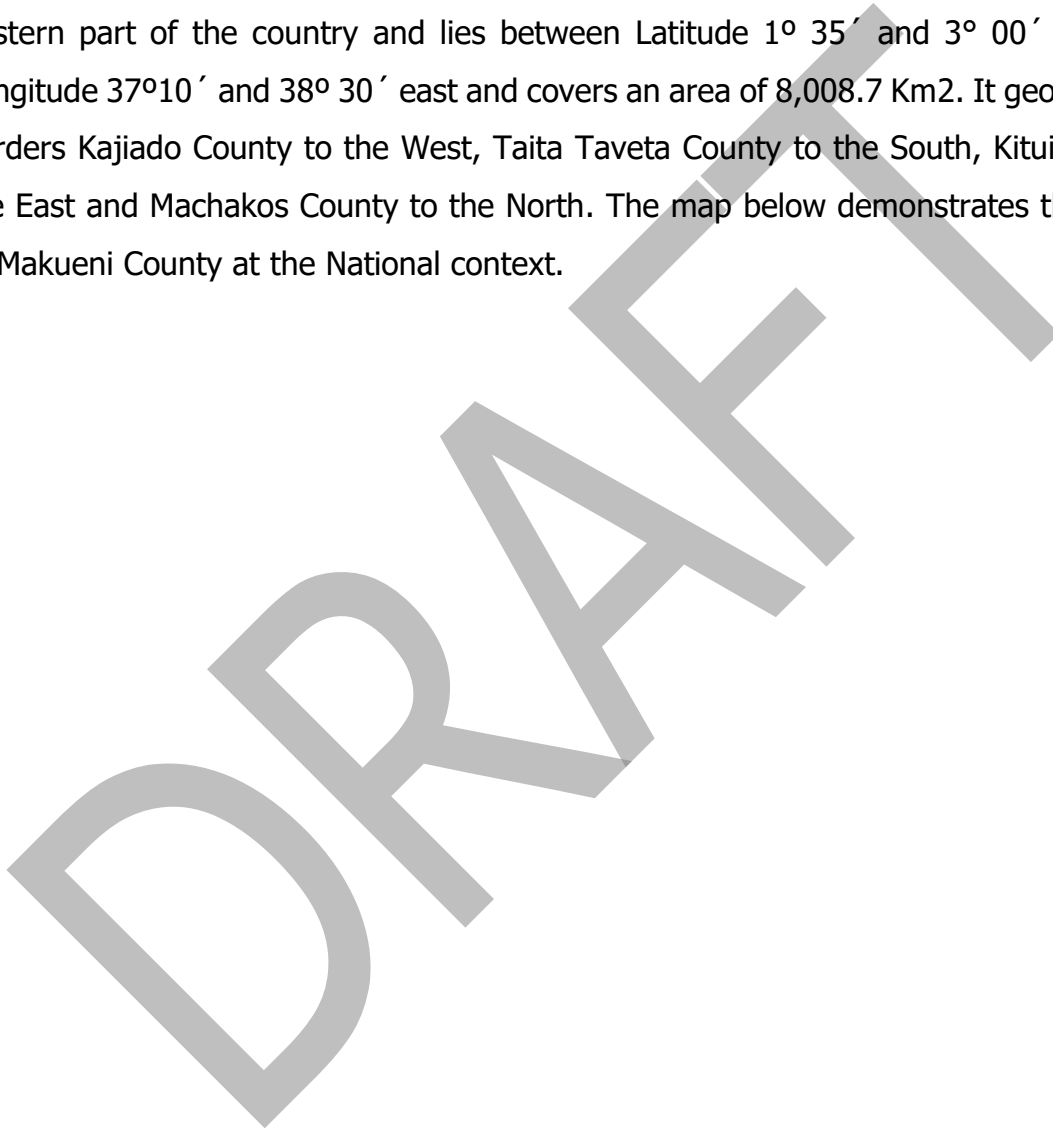
Source: The National Spatial Plan, 2015-2045

3 County Profile

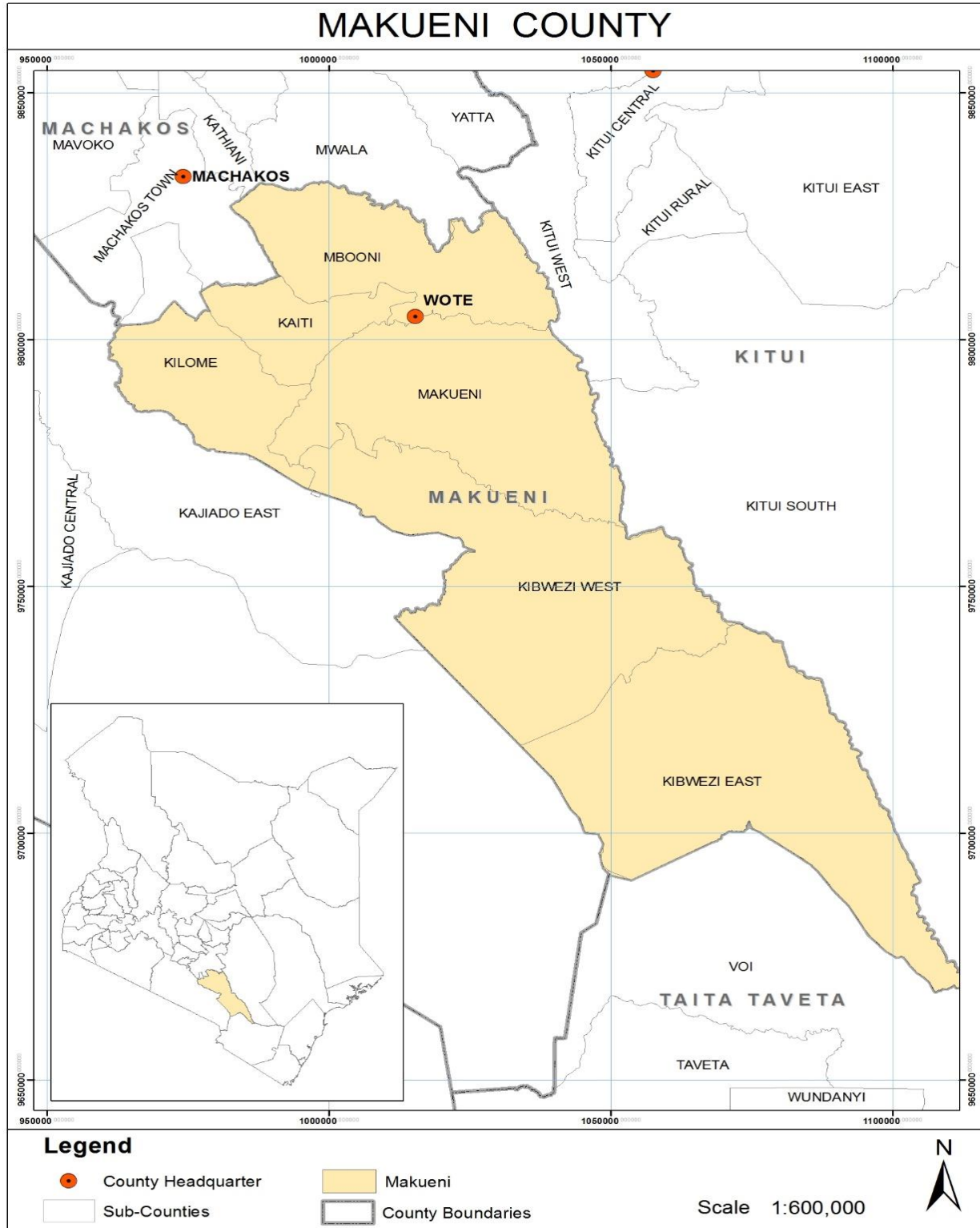
This chapter describes Makueni County including its location, bio-physical context, land and land use patterns, socio-economic background, Infrastructure and utilities and its comparative advantage.

3.1 Location Context

Makueni County is one of the forty-seven counties in Kenya. It is situated in the South Eastern part of the country and lies between Latitude $1^{\circ} 35'$ and $3^{\circ} 00'$ South and Longitude $37^{\circ}10'$ and $38^{\circ} 30'$ east and covers an area of 8,008.7 Km². It geographically borders Kajiado County to the West, Taita Taveta County to the South, Kitui County to the East and Machakos County to the North. The map below demonstrates the location of Makueni County at the National context.



Map 1: Location Context



Source: State Department for Physical Planning, 2022

3.2 Biophysical Characteristics

The County lies between 259m and 2138m above sea level in four distinct forms: the undulating and very steep uplands of Kilungu, Kilome and Mbooni to the northwest, vast open gently-inclined plains stretching south-east from Kilome's foothills, the bottomlands of Kibwezi and enclosed by the Chyulu Hills range at the southwest and the Yatta linear plateau to the northeast. The contoured undulated uplands host a dense rivulet network of tributaries that flow downstream, successively merging into larger rivers, including, Thwake, Kaiti, Kikuu, Muooni, Kiboko, Kambu, Tsavo, Mtitu Andei, Kambu and Kiboko. The latter eventually channel their waters into the giant Indian Ocean-bound Athi River, which meanders southwards across the County's bottomlands.

The Southern part of the County is low lying grassland and receives low rainfall (250mm to 400mm) while the Northern part of the County is hilly with medium rainfall (800mm to 900mm). Additionally, the County receives abundant sunshine throughout the year thus a high potential for solar power generation. Temperature in the County ranges between 18°-24°C in the cold season and 24°-33°C during the hot season.

The County has fertile soils which can be classified into three main categories; red clay soils found in the hilly masses and some parts of the lowlands, sandy soils found in the Central parts of the County and volcanic soils found in the Southern parts of the County. The County is generally dry and precipitation significantly low. It is largely arid and semi-arid and usually prone to frequent droughts.

3.3 Land and Land Use Patterns

Land is the most important resource and a key factor of production. Makueni County is primarily agricultural with specialization in horticulture and livestock production, and an average land size of 1.2 ha. However, the increase in population has resulted in subdivision of land into uneconomical sizes. Built up areas and conservation are the other predominant land uses. The County has an urbanization rate of 11.9% which has led to population pressures in towns and increased demand for physical and social infrastructure. This has resulted in change in land use patterns.

3.4 Socio-Economic Background Demography

According to the 2019 Population and Housing Census report, Makueni has a population of 987,653 where 483,940 are male and 503,692 females. The County has a population density of 125 persons per Km². The County has a population growth rate of 1.1% and its population is projected to 1,312,583 by the year 2045.

Table 1: Summary of Population and Demography

Year	2019	2020		2025		2030		2035		2040		2045	
Population Size	987,633	998,497		1,054,636		1,113,932		1,176,562		1,242,713		1,312,583	
		<i>M</i>	<i>F</i>	<i>M</i>	<i>F</i>	<i>M</i>	<i>F</i>	<i>M</i>	<i>F</i>	<i>M</i>	<i>F</i>	<i>M</i>	<i>F</i>
		489,263	509,233	516,772	537,864	568,105	545,827	576,515	600,047	608,929	633,784	643,166	669,417
Households	244,669	249,624		263,659		278,483		294,141		310,678		328,146	
Area	8,008.7 Km ²												
Density	123	125		132		139		147		155		164	

Source: State Department for Physical Planning, 2022

Economic Activities

Agriculture is the predominant economic activity in the County contributing 78% of the total county Gross Domestic Product. Dairy farming and the production of coffee, avocados, passion, horticulture, maize and vegetables is predominant in the uplands. The production of green grams, pigeon peas, cow peas, mangoes, citrus fruits, paw paws, melons, cotton and sisal is predominant in the plains in the middle zone of the County. Poultry production, bee keeping, pasture development, fruit farming (mangoes, water melons, paw paw), green grams, sorghum, millet, pigeon peas, cow peas, cassava, sweet potatoes among others is practiced in the lowlands.

Trade and commerce are a vibrant occupation in Makueni County, with the informal sector growing at an annual rate of 3%. The mining sector mainly involves the extraction of sand, soil, granite, stone and ballast. While there are deposits of Kaolin, limestone, volcanic rocks, marble, salt, granite (green and red), quartz, gypsum, vermiculite, mica, copper, dolomite, iron ore, basalts, gemstones in Kibwezi West Sub County.

Tourism plays a significant role in the economic development of Makueni. The County is endowed with several tourist attraction sites which include parks and conservancies around Chyullu hills, Tsavo East and Tsavo West National parks, Nzaui hills and Kivunguni and Umami springs, Makueni tourism and cultural center among others. The Akamba history, cataloging of heritage sites and construction of several cultural centers has also promoted the tourism sector.

Physical Infrastructure

The existing physical infrastructure in Makueni County comprises of transport networks, power grid, solid and liquid waste management system, information and communication system.

Transport

Makueni County is strategically anchored within and connected to its context through an elaborate and hierarchical network of international rail and road trunks, national and regional highways. This includes the 140 kilometers of the Standard Gauge railway line, the A109 highway, Makindu airstrip, a national pipeline and other highways connecting the County to Moshi, Kitui, Machakos, Voi and Mwatate.

Public utilities

To achieve a spatial and balanced regional development and meet demands of a growing population, there is need to develop and enhance economic infrastructure such as water services and waste management to provide the foundation for economic development.

3.5 Makueni County Comparative Advantage

Renewable Energy

Being arid and semi-arid County, Makueni has a high potential for solar and wind power generation. Makueni County has a high potential for solar power generation with an average County-wide insolation of 4.2-4.4kwh/kwp. Wind energy equally remains unexploited despite the existence of wind speeds of up to 15.4kmph on the hills.

Tourism and filming potential

The County co-hosts three of the world's renown wildlife habitats namely, Tsavo West, Tsavo East and the Chyullu National Parks. In addition, the Kamba's culture, craftsmanship and artifacts also attract tourists into the County.

Agricultural Potential

The County has a suitable location within the medium potential region with high potential for irrigated agriculture and livestock keeping. 63% of the land is arable hence potential for cash and subsistence crop and horticultural production.

Standard Gauge Railway

The Standard Gauge Railway traverses the County through Emali, Mtito Andei and Kibwezi and these centers host its terminal stations, thus potential for economic growth through regional trade and industrialization.

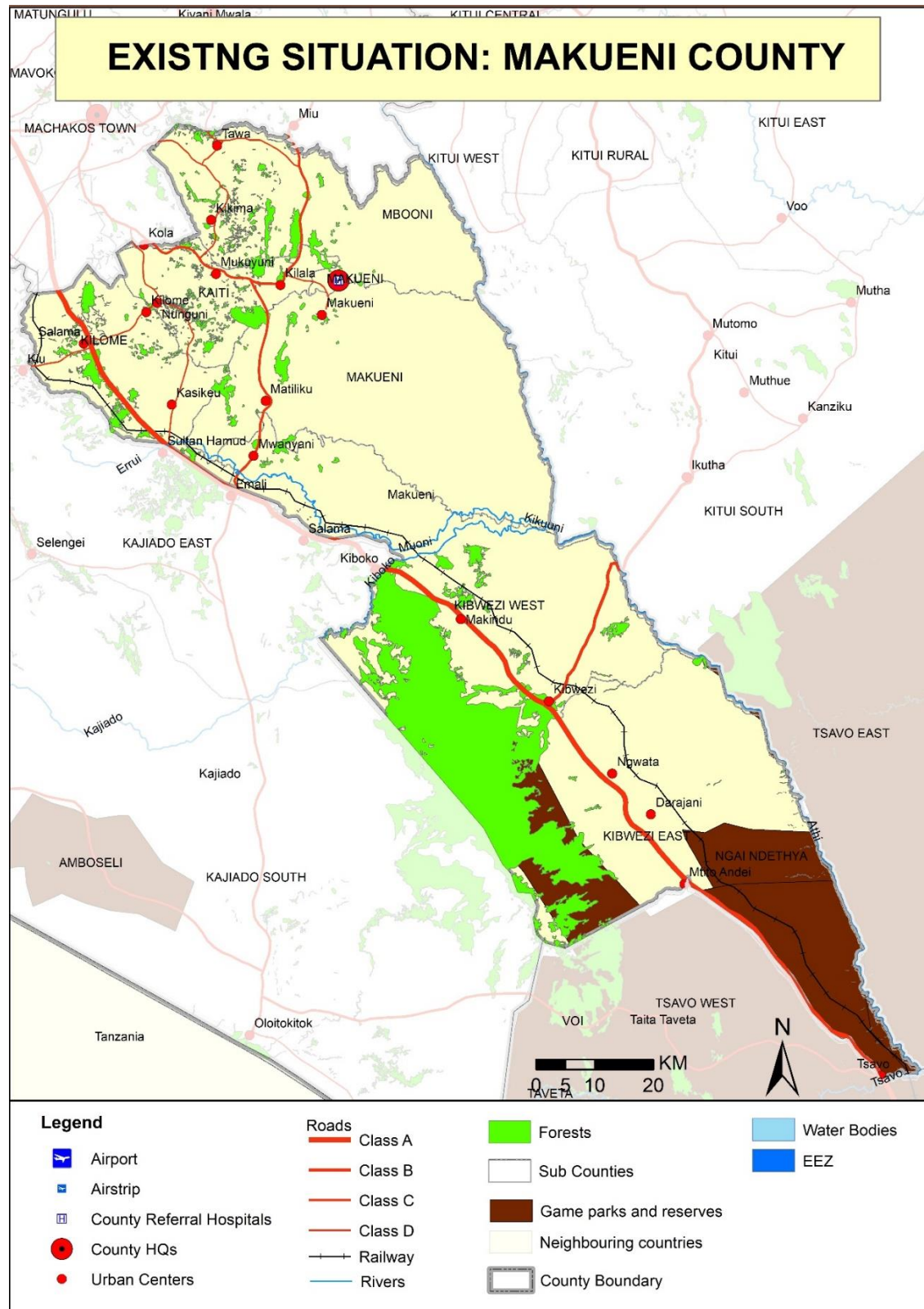
Well-developed transportation network

The County boasts of a fairly well developed transportation network including the A109 highway (Nairobi-Mombasa) and 140km of the Standard Gauge Railway line, a national pipeline and other highways connecting the County to Moshi, Kitui, Machakos and Voi therefore high potential for economic growth through regional trade and industrialization.

Konza Technopolis

The Technopolis is located with Makeni County. Konza is expected to transform Kenya into Africa's ICT hub, it also expected to reduce poverty and create employment opportunities in Kenya and Africa in general. Its development will stimulate economic development within the County and promote growth of urban centers such as Malili.

Map 2: Existing Situation



Source: State Department for Physical Planning, 2022

4 County Specific Issues, Development Strategies and Policy Guidelines

4.1 Makueni County Development Strategies

The National Spatial Plan provides strategies for spatial growth and development across the country. The strategies are aimed at providing a spatial expression to Kenya Vision 2030 and other sector policies. Makueni County is classified under Arid and Semi-Arid Areas (ASAL) with high potential for irrigated agriculture and large livestock production.

This section seeks to provide strategies for spatial growth and development of the county by addressing the factors that prevent the county from achieving the intended goals and objectives. The development strategies discussed are aimed at managing the global impacts, optimizing use of natural resources, creating a county balance and transforming rural areas. Specifically, the development strategies have been proposed to address the following aspects of the county's development agenda;

- Managing the national competitiveness
- Optimal use of land and other resources
- Balanced county development
- Rural development in the county
- Urbanization

The following are detailed NSP sector-specific issues and strategies that apply to Makueni County.

Table 2: Strategies for Makueni County

Strategy 1: Managing National Competitiveness		
Potentials	Constraints	Strategies
<ul style="list-style-type: none"> • Strategic location along the International trunk road (A109) which links Makueni to Mombasa, Nairobi and Tanzania. • Tourism potential due to the presence of Tsavo East, Tsavo West and Chyullu National Parks • Member of the South Eastern Region Economic Block thus potential for economic development through resource mobilization and policy harmonization 	<ul style="list-style-type: none"> • Underdeveloped road transport for modal interchanges • Underdeveloped tourism sector and inadequate tourism support infrastructure • Insufficient economic integration within the bloc 	<ul style="list-style-type: none"> • Promote an integrated transport system that enhances modal split • Promote the tourism sector through strategic marketing and strengthen the tourism service industry to leverage on comparative advantage • Encourage cooperation and collaboration within the Economic Bloc to leverage on economies arising from integration
Strategy 2: Optimizing the Use of land and natural resources		
Agriculture (Agro-climatic zone iii &iv)		
<p>Crop Production</p> <ul style="list-style-type: none"> • High Irrigation potential due to presence of rivers and dams • High potential for horticulture (avocado, mangoes, passion, pawpaw, lemon) and cash crop production in the upper highland zone of Mbooni, Kitundu, Ukia, Ilima • Presence of Makueni Fruit Processing Plant for value addition • Readily available market 	<ul style="list-style-type: none"> • Harsh climatic conditions • Inadequate and/or poorly developed irrigation facilities • Low agricultural mechanization • Poor agricultural support Infrastructure • Reduced production due to pests and diseases • Low value addition 	<ul style="list-style-type: none"> • Adopt dry land farming methods and production, processing and marketing of drought resistant crops • Promote the use of appropriate farm inputs and technology by providing subsidies and incentives • Provide adequate agricultural support infrastructure • Pest and disease control, Promote disease tolerant crops • Develop agro-based industries
<p>Livestock Production</p>	<ul style="list-style-type: none"> • Overstocking 	<ul style="list-style-type: none"> • Establish land carrying capacity

<ul style="list-style-type: none"> • Vast rangeland areas in Kaiti, Kilome and Nzaui • Diverse livestock breed • Presence of Kikima Dairy processing plant • Favorable climatic condition to support livestock production • Adequate pasture and water 	<ul style="list-style-type: none"> • Water scarcity/insufficient water resources • Poor agricultural support infrastructure • Effects of climate change 	<ul style="list-style-type: none"> • Exploit underground water capacity and promote rainwater harvesting • Improve support infrastructure and increase access to extension services to enhance livestock production • Mainstream climate change mitigation measures • Improve transportation infrastructure to markets
<p>Environmental Conservation and Protection</p>		
<ul style="list-style-type: none"> • Presence of natural forests (Makuli, Mbooni, Kibwezi, Kilungu) and Water bodies including Athi and Kibwezi rivers • High potential for ground water harvesting • Existing Parks (Tsavo East and West) • Existing environmental policies and regulations 	<ul style="list-style-type: none"> • Soil erosion caused by overstocking • Destruction of water catchment areas/ Deforestation • Over-abstraction of underground water • Drying up of water sources • Pollution • Poaching 	<ul style="list-style-type: none"> • Adopt soil erosion control measures and soil conservation measures • Prepare forest management Plans for all gazetted forests • Increase forest coverage by promoting afforestation and reforestation • Restrict development in conservation areas (Permit research and eco-tourism) • Control water abstraction • Control pollution • Formulate policies on protection of wildlife
<p>Land and Natural Resources</p>		
<ul style="list-style-type: none"> • High potential for green energy generation (solar, wind, hydroelectric power) • High groundwater potential in Wote, Kiboko, Makindu, Kathonzweni, Tawa, Ukia and Mumbuni • Availability of minerals (gemstones, gypsum, granite, 	<ul style="list-style-type: none"> • Inadequate technology and exploration infrastructure • Under exploitation and exploration of green energy and minerals • High costs of exploiting available natural resources • Uncoordinated/ Uncontrolled abstraction of underground water 	<ul style="list-style-type: none"> • Invest in appropriate technology and infrastructure • Undertake further exploration of the available resources • Encourage collaboration through PPPs to promote investment in exploitation of the natural resources • Regulate the exploitation of underground water through

<p>limestone) in Kibwezi West Sub County</p> <ul style="list-style-type: none"> • Availability of sand in seasonal rivers (sand harvesting) 		<p>formulation and adoption of relevant policies</p>
<p>Industrialization</p>		
<ul style="list-style-type: none"> • Availability of raw materials (agricultural and livestock produce, minerals) • High potential for agro-processing and cottage industries • Locational advantage (Mombasa-Nairobi transnational highway) • Presence of crop processing plants • Internal and external markets 	<ul style="list-style-type: none"> • Low adoption of technology for value addition. • Poor linkage to markets due to poor transport and support infrastructure • Low investment • High energy costs • Inadequate transport infrastructure • Insufficient market for finished products • Price fluctuations 	<ul style="list-style-type: none"> • Provide adequate transport and support infrastructure and promote adoption of modern production technology • Establish agro-industrial hubs/zones and invest in physical infrastructure to connect the industrial zones to raw material production areas. • Expansion of the capacity of the existing crop processing plants • Promote sector collaborations and develop incentives/subsidies to attract investment • Diversify energy production sources to reduce costs of production and enhance its Reliability • Formulate and implement County Specific industrialization policies • Promote assertive marketing campaigns for products (domestic and international) • Promote formulation of cooperatives and saccos to control prices and advance marketing
<p>Tourism (Southern Circuit)</p>		
<p>Makueni has high potential for;</p> <ul style="list-style-type: none"> • Wildlife tourism: Tsavo West and Tsavo East National Park, Makongo 	<ul style="list-style-type: none"> • Underdeveloped tourism sites and products, and underexploited tourism potential • Poaching and encroachment of human activities 	<ul style="list-style-type: none"> • Invest in and promote domestic tourism by providing incentives and Subsidies, and PPPs

<p>Game reserve, Chyullu National Park</p> <ul style="list-style-type: none"> • Cultural tourism: Kibwezi Cultural center • Adventure tourism: Chyullu hills in Kibwezi, Sanctuaries in Makindu, Makongo view • Historical tourism: AIC historical site in Kalamba, Iviani in Mtito Andei, Sikh Temple in Makindu, Kibwezi graves • Eco-tourism 	<ul style="list-style-type: none"> • Weak integration of ICT in the development and management of the tourism value chain • Poor marketing strategies to promote tourism • Poor and Inadequate tourism support infrastructure 	<ul style="list-style-type: none"> • Enforcement of the existing regulations for safeguarding protection areas. • Map and Inventorize tourist attraction sites and zone them for conservation Promote ICT integration in development and management of the tourism sector • Increase the tourism segment by investing in marketing to publicize existing sites • Provide appropriate tourism support infrastructure and facilities
Transport		
<p>A109 Road (which traverses the County from Malili to Tsavo River)</p> <p>Fairly good road network throughout the County</p> <p>140 kilometers of the Standard Gauge railway line which connects Makueni County to major markets in Nairobi and Mombasa (SGR stations at Kibwezi and Emali)</p> <p>Presence of Makindu airstrip</p>	<ul style="list-style-type: none"> • Poor condition of roads • Inadequate linkages • Encroachment of road reserves • Lack of NMT infrastructure and inappropriate modal split • Poor integration of the railway to other modes of transport • Underutilization of existing airstrip • Poor condition of the Makindu airstrip • Insufficient and ineffective linkages between airstrips and other transport modes 	<ul style="list-style-type: none"> • Upgrade major arterial roads to bitumen standards and gravelling of feeder roads to all-weather roads. Promote periodic maintenance of all roads. • Integrate transport corridor planning to promote internal and external linkages. Create linkages to agricultural, tourist and urban areas • Repossess and revert all illegally acquired land for road infrastructure, and delineate road reserves • Develop green transport in the County and designate routes for NMT infrastructure • Expand, rehabilitate and maintain the airstrip

		<ul style="list-style-type: none"> • Improve the condition of the airstrip • Promote intermodal connectivity between railway corridors, airstrips and roads
Public Utilities		
Water and Sanitation		
<p>Availability of water sources (rivers, dams, springs, wells) Presence of water and sanitation supply and management institution (Makueni Water and Sewerage Company)</p>	<ul style="list-style-type: none"> • Water scarcity and pollution • High rate of urbanization thus increased water demand • Unreliable access to clean and sufficient water • Destruction of water catchment areas • Inappropriate sanitation and the absence of sewerage system 	<ul style="list-style-type: none"> • Invest in water harvesting technologies and storage facilities in areas classified as water stressed • Adopt suitable technologies in the exploitation of underground water to increase supply • Develop appropriate water reticulation network for equitable water distribution • Protection and rehabilitation of waters sources and catchments areas such as aquifers, dams, and water recharge areas • Develop an efficient sewerage system and promote appropriate sanitation infrastructure by upgrading and developing waste collection, disposal and treatment systems.
Solid waste management		
<ul style="list-style-type: none"> • Existing Solid Waste Management facilities 	<ul style="list-style-type: none"> • High rate of urbanization hence increased solid waste generation • Inadequate and poorly sited/ managed solid wastes management facilities • County lacks designated landfills for waste disposal in urban centers 	<ul style="list-style-type: none"> • Provide adequate solid waste management systems • Upgrade existing solid waste management facilities • Promote the , Reduce, Reuse, Recycle (3Rs)
Energy		

<ul style="list-style-type: none"> • Alternative energy sources (wind, hydro, solar and biogas) • Connection to the national power grid 	<ul style="list-style-type: none"> • High initial costs for harnessing renewable energy • Lack of relevant policy framework to guide tapping and use of energy sources • Adverse environmental effects in exploiting green energy • Low electricity connectivity especially in rural areas. • High electricity connection tariffs 	<ul style="list-style-type: none"> • Develop infrastructure for harnessing, transmitting and distributing renewable energy • Formulate and adopt policies to guide exploitation of green energy • Expand electricity connection within the County
ICT		
<ul style="list-style-type: none"> • High demand for ICT services • Existing fiber optic network • Existing 10 post offices within the County • Adequate mobile network coverage • Existing Wote Huduma Center 	<ul style="list-style-type: none"> • Low coverage of ICT Infrastructure • High connection and maintenance costs • Lack of infrastructure to support ICT utilization. 	<ul style="list-style-type: none"> • Mainstream ICT in all sectors to enhance efficiency and build relevant infrastructure • Expansion of the existing fiber optic network to all urban centers and rural growth areas • Invest in the ICT infrastructure through establishing PPPS • Increase efficiency and productivity of the existing platforms such as Huduma center
Sports		
<ul style="list-style-type: none"> • Untapped sporting talent in the county • Existing play grounds and fields • Availability of land for infrastructure development • Ongoing County Projects including Construction of 2 urban model mini stadiums in Emali and Makindu, and a County stadium in Wote • Ongoing construction of talent centers for arts and sports in Kibwezi 	<ul style="list-style-type: none"> • Poor management of existent infrastructure • Skewed distribution • Lack of proper repair and maintenance structures • Little modernization and upgrade of sporting infrastructure • Underutilization stemming from little promotion of sports as a potential income earner 	<ul style="list-style-type: none"> • Address imbalances in distribution of sporting infrastructure by establishing modern stadia in areas away from major urban areas • Develop sound stadia repair, upgrade and maintenance policies • Encourage private entities to take part in the development and management of sporting infrastructure • Set up talent academies to harness sporting talent throughout the

		country and increase utilization of the infrastructure
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Strategy 2: Promoting Balanced Regional Development

Potentials/Opportunities	Constraints	Strategies
<ul style="list-style-type: none"> • Resource endowment (green energy, minerals, conservation areas) • Potential for agro-based industries • Enabling legal and policy framework (Vision 2030, Constitution) • High potential for horticulture, irrigated agriculture and largescale livestock production 	<ul style="list-style-type: none"> • Inadequate infrastructural facilities and services • Under-exploitation of resource potential • Weak linkages between the regions • Adverse climatic conditions • Inadequate adoption of technology • Uneven distribution of social infrastructure 	<ul style="list-style-type: none"> • Develop and enhance physical infrastructure such as water services, waste management, energy and ICT for economic prosperity • Encourage equitable exploitation and sound management of resources • Promote industrialization and value addition through the provision of support infrastructure in the less developed regions • Promote investment in sustainable tourism including eco-tourism • Establish strong rural urban linkages • Mainstream climate change adaptation and mitigation measures • Promote equal distribution of social amenities including schools, health and sports facilities • Invest in human resource development and boost the local economy to create employment opportunities • Encourage adoption of science, technology and innovation
Strategy 3: Rural Development		
<ul style="list-style-type: none"> • Potential for Mixed agriculture and commercial livestock production 	<ul style="list-style-type: none"> • Under exploitation of the resources in the rural areas • Lack of appropriate transport infrastructure and utilities 	<ul style="list-style-type: none"> • Enforce, harmonize and regularly review the existing legislative and regulatory instruments to enhance resource harnessing.

<ul style="list-style-type: none"> • Resource endowment in rural areas (forests, rivers and minerals) • Enabling policy framework that supports rural development (Vision 2030, NSP) • Existing physical and social infrastructure 	<ul style="list-style-type: none"> • Inadequate, Inefficient and dilapidated infrastructure and services • The dispersed nature of the human settlements • Low adoption of technology and innovation • Land fragmentation into uneconomical sizes for agricultural use • Poor farming methods and reduced quality of produce to harsh climatic conditions • Underutilized largescale livestock potential due to lack of training and knowledge, and poor marketing strategies • Emerging land uses 	<ul style="list-style-type: none"> • Develop adequate and appropriate transport and infrastructural facilities and services • Promote rural industrialization through establishment of production units (rural tourism, agro-based industries) • Promote adoption of modern technology • Formulate and adopt policies to control rural land fragmentation • Promote development of rural-based research institutions • Mainstream ASAL climate change adaptation and desertification mitigation measures • Promote suitable and compatible land uses that enhance social and economic development
<p>Strategy 4: Urbanization</p>		
<ul style="list-style-type: none"> • Enabling policy framework to spur urban growth and development • Fairly developed physical and social infrastructure and services • SGR line passing through Emali and Mtito Andei and Kibwezi 	<ul style="list-style-type: none"> • Urban sprawl • Weak rural-urban linkages • Deteriorating and inappropriate transport infrastructure and services • Increase in informal settlements • Weak and uncoordinated development control and enforcement systems. • Environmental degradation • Poor implementation of development plans and planning policies 	<ul style="list-style-type: none"> • Promote the development of centers as per their potential and population • Promote urban containment to reduce effects of urban sprawl into rich agricultural land • Strengthen urban-rural linkages through provision of integrated transportation and communication system • Provide adequate and appropriate Infrastructure and services • Enforce, harmonize and regularly review the existing legislative and regulatory instruments

		<ul style="list-style-type: none">• Promote implementation, monitoring and evaluation of development Plans and planning policies
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4.2 Spatial Policy Guidelines

The National Spatial Plan has stipulated policies to provide a foundation upon which to anchor the strategies enumerated therein. The primary aim is to inculcate discipline in the use of land and natural resources of the country thus stemming duplication and wastage of the resources.

This section seeks to provide the spatial policy guidelines and measures aimed at promoting the achievements of the objectives of the National Spatial Plan using its guidelines. They aim at enhancing global competitiveness and economic efficiency, optimizing the use of land and natural resources, promoting the regional balanced development and conservation of the environment. These policies are supported by a wide range of measures which spell out the specific actions to be undertaken to actualize the policy intentions. The policies shall ensure that the county is globally competitive as an investment especially in emerging sectors such as the ICT. The policies shall also be implemented by the county government's agencies responsible for planning and development control as well as the authorities responsible for land administration.

The following are the policies and measures specific to Makueni County;

Table 3: NSP Policy Guidelines for Makueni County

S.No	Sector	Policy Guideline	Measures
1.	<p>Resource Potential Growth Regions</p> <p>Region 2: Irrigated agriculture and livestock production potential</p>	The development framework for Makueni shall promote its irrigated agriculture and livestock potential	<ul style="list-style-type: none"> • Infrastructure provision to support value addition initiatives and human settlement • Small and medium urban Centers development • Rural development through provision of infrastructure, agricultural sector development and related economic activities
2.	County Spatial Structure	<ul style="list-style-type: none"> • The National Spatial Plan establishes the National spatial structure and shall be the basis for the preparation of lower tier development plans 	<ul style="list-style-type: none"> • All Inter-County, County and Local Physical and Land Use Development Plans shall be guided by the objectives and policies of the NSP. • Existing physical/spatial plans shall be reviewed to conform to the objectives and policies of NSP. • All sectoral policies shall take cognizance of the objectives and policies of NSP
3.	Enhancing National Competitiveness	<p>The major urban areas in the County shall be planned and provided with appropriate infrastructure to enhance efficiency and quality of life</p> <p>The selective concentration concept shall be adopted for the planning and location of urban based economic activities in the county to leverage on national competitiveness</p>	<ul style="list-style-type: none"> • Prioritize the preparation of Spatial Development Plans • Provide appropriate trunk infrastructure and improve the road infrastructure by providing for modal split, linkages and interchanges • Enhance the Livability Index for urban areas by providing quality social and physical infrastructure • Concentrate urban based economic activities in selected urban areas

		Land and natural resources of the less developed areas shall be utilized optimally and sustainably	<ul style="list-style-type: none"> • Encourage the modernization of agriculture including value addition • Explore and exploit the mineral, energy and water potentials of the county
		The efficiency of the transportation network shall be enhanced to take advantage of the strategic location and position of the county	<ul style="list-style-type: none"> • Enhance the transport network coverage and connectivity to cover the whole county
4.	Modernizing Agriculture (Agro-climatic zone IV)	Agro climatic zones IV shall be developed and used optimally for large scale commercial production of livestock to support downstream processing of livestock products and promote balanced regional development	<ul style="list-style-type: none"> • County spatial plans shall be prepared to guide and promote the development of large scale livestock production. • Prioritize provision of requisite infrastructure to support ranching and enhance value addition to livestock products • Modernize livestock keeping through appropriate animal husbandry, product processing and timely marketing • Enhance ASAL climate change adaptation and mitigate desertification
		The irrigation potential of the country shall be optimized by promoting investment in irrigation agriculture for high value crops	<ul style="list-style-type: none"> • Establish new irrigation schemes in areas with irrigation potential and rehabilitate or expand existing schemes • Undertake research to identify the irrigation potential in the County • Encourage small holder irrigation schemes through sensitization campaigns and reduction of irrigation cost
4.	Diversifying Tourism	Promote diversification of tourism by offering diverse products (Southern Tourism Circuit)	The County shall be planned and developed to offer tourism products including safari and wildlife, cultural and heritage, ecotourism, historical and adventure tourism
		Appropriate Tourism support infrastructure and facilities shall be provided	<ul style="list-style-type: none"> • Formulate planning regulations and standards to guide tourist specific infrastructure and facilities • Develop the requisite tourism support infrastructure and facilities and update the existing • Provide and upgrade the ICT infrastructure to support tourism

		Tourist attraction sites shall be conserved and protected	<ul style="list-style-type: none"> • Prepare subject plans for the wildlife migratory and dispersal corridors and wildlife habitat • Regulate developments within the tourist attraction sites and prohibit location of incompatible land uses
		Governance of the tourism sector shall be enhanced	<ul style="list-style-type: none"> • Prepare integrated spatial plans to guide development of the tourism sector • Prepare and implement National Policies on land use, wildlife and tourism • Identify and map potential eco-tourism development sites • Develop standards for eco-tourism establishments and facilitate access to development incentives
5.	Conserving the natural environment	All environmentally sensitive areas (wetlands, forests) shall be protected and utilized in a sustainable manner	<ul style="list-style-type: none"> • Prepare and implement integrated resource management plans for Environmental sensitive areas to promote sustainable use • Enforce legal and regulatory provisions for forest and wetland management and protection • Promote efficient adaptation measures for productive and sustainable resource management • Ensure all water catchment areas are zoned and managed as protected areas
		All environmentally fragile areas shall be conserved and utilized in a sustainable manner(ASALs)	<ul style="list-style-type: none"> • Develop and implement an Integrated Land Use (Development) Plan for the ASAL. • Mainstream dryland issues into all development plans and policies • Involve and empower communities in the management of ASAL ecosystems and promote environmental education and awareness • Protect and increase forest cover, riverine vegetation and critical water catchment areas in the ASALs,

		All government agencies shall integrate environmental concerns in policy formulation, resource planning and development processes.	<ul style="list-style-type: none"> • Waste Management and Pollution Control (Research, Legislation, Enforcement of statutory mechanisms. • Develop and maintain an inventory of all vital habitats, and create a biodiversity information data base of all plant and animal species, indicating their potential use. • Encourage the participation of local communities in conservation and management of the environment
		Community participation shall be mainstreamed in the protection and conservation of natural resources	<ul style="list-style-type: none"> • Identify and map all disaster prone areas for sustainable management. • Sensitize communities living around the natural resources on the need for conservation of the resources
		The County Physical Planning department shall mainstream climate change into the planning processes	Build and strengthen research capacity on climate change and related environmental issues.
6.	Rapidly Industrializing County	The cluster development strategy shall be promoted to focus on proximity to raw materials and markets of region specific products	<ul style="list-style-type: none"> • Mineral-based industries to be located in-situ where the minerals are found • Locate cottage industries and crafts in-situ • Establish infant industries in rural and rangeland areas for value addition and investments opportunities
		Specific sites for industrial development shall be identified, planned and serviced with the appropriate infrastructure	<ul style="list-style-type: none"> • Plan and set aside land for industrial development • Develop SME and Industrial Parks • Provide appropriate infrastructure and services for industrial activities • Integrate the industrialization process and environment conservation
		Adequate and affordable energy supply for the industrial sector shall be provided	<ul style="list-style-type: none"> • Expand, modernize and upgrade electricity generation and supply

			<ul style="list-style-type: none"> • Adopt renewable energy generation programmes by provision of incentives and enforcement of building laws • Promote the adoption of energy efficient technologies
7.	Managing Human Settlements	Alternative urban areas (Emali, Malili, Kibwezi and Makindu) shall be developed and supported to promote balanced regional Development and spur growth.	<ul style="list-style-type: none"> • Develop urban centres as intermediate centres between the rural and the principal towns. • Prepare local physical and land use development plans to define the urban growth limits for the urban centres and urban infrastructure. • Enforce regulations and justifications on development control processes.
		The expected increase in population in urban areas shall be anticipated and accommodated particularly for the main growth areas i.e. Wote and Mtito Andei	<ul style="list-style-type: none"> • Increase the housing stock by planning and redeveloping existing housing areas • Upgrade the existing and provide additional infrastructure and facilities to support housing development • Provide efficient transportation and quality infrastructure in human settlements to support industrial and service sectors
		Rural growth centres shall be rationalized and supported to act as central places and settlements clustered to free the rich agricultural land	<ul style="list-style-type: none"> • Provide basic services such as extension services, health facilities, markets, sanitation, water, power and education to improve the quality of rural life. • Promote sectors such as agriculture that have potential to stimulate rural development • Incorporate disaster management and mitigation in planning of rural settlements.
		Human settlements shall be developed in line with environmental and natural resources conservation to improve living conditions	<ul style="list-style-type: none"> • Map out and prohibit development in environmental sensitive areas. • Prepare and implement zoning guidelines to ensure compatibility of land uses in human settlement areas. • Strengthen the capacity of the local governing bodies to effectively deal with environmental challenges associated with rapid and sound urban growth.

			<ul style="list-style-type: none"> • Deliberately provide adequate and functional open spaces in urban places. • Encourage non-motorized transport (NMT) and re-introduction of public transport in urban centres • Aim for zero carbon building standards by 2032 and ensure all buildings meet energy efficiency criteria
		The NSP advocates for the provision of an efficient, reliable and effective transport system for human settlements	<ul style="list-style-type: none"> • Plan and develop an integrated urban transport system. • Integrate land use and transportation planning • Establish an effective transport management system • Prepare a transportation strategy for each urban area, as part of the integrated urban development plan required under the Urban Areas and Cities Act 2011, in collaboration with the National Government.
		The management and governance of Human Settlements particularly the urban areas shall be improved.	<ul style="list-style-type: none"> • Build institutional capacities of the urban areas management boards and related human resources • Integrate technology in management of human settlements to strengthen urban data systems. • Coordinate and strengthen development control mechanisms • Conduct research into migration trends to inform effective planning and provision of human settlements.
		NSP shall advocate for upgrading of the existing settlements and forestalling of new informal settlements	<ul style="list-style-type: none"> • Prepare Local Physical Development Plans for purpose of renewal and/or redevelopment of the informal settlements. • Formulate a housing policy that will focus on providing affordable and accessible housing. • Ease the process of issuance of ownership documents to the legal owners in order to encourage formal developments • Enforce development control regulations and adherence to building code and standards.
		Peri-urban development shall be managed and controlled to contain	<ul style="list-style-type: none"> • Formulate policy for urban containment and densification

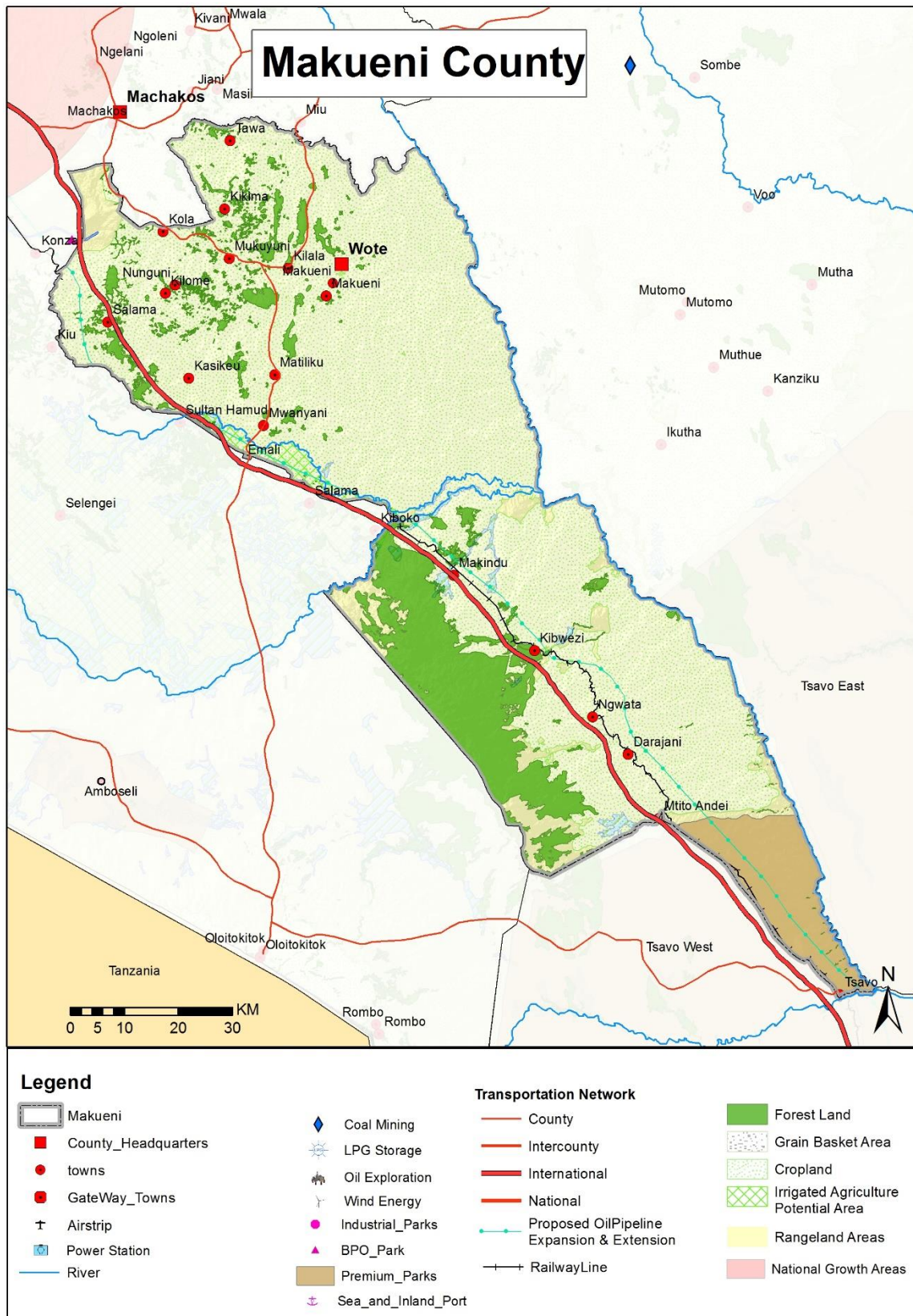
		urban growth within its limits and protect rural land uses.	<ul style="list-style-type: none"> • Formulate and implement planning legislation on peri-urban planning and management • Institute sanctions on idle land to encourage productive and sustainable land utilization. • Create green belt buffer zones to define the urban and peri-urban areas.
8.	Integrating the Transportation network	An integrated and functional transport system for the urban areas shall be developed	<ul style="list-style-type: none"> • Link Emali and Mtito Andei (urban centers) with Standard Gauge Railway Terminal Station • Provide access and linkage, between county headquarters; county headquarters and sub county headquarters and for local access and link them to national transportation corridors. • Expand all roads connecting to county headquarters (60M) and those connecting to sub-county headquarters (30M) and develop to bitumen standards
		An efficient and affordable Mass Public Transport for all urban areas in the country shall be developed	<ul style="list-style-type: none"> • Integrate land use with urban transport planning for all urban areas. • Undertake research on the optimal modal split for various categories of urban centers
		An urban transport policy that facilitates an integrated, balanced and environmentally sound urban transport system in which all modes efficiently play their roles shall be developed	<ul style="list-style-type: none"> • Develop a public transport policy to regulate planning and management of public transport • Incorporate an integrated transport network in county and urban development plans
9.	Providing Appropriate Infrastructure	Safe, adequate, reliable and affordable electricity for both Urban and rural settlements shall be provided.	<ul style="list-style-type: none"> • Increase access to electricity through upgrading and expansion of the national power transmission and distribution network. • Tap into solar and wind energy for large scale production in Makueni County for sale to the national grid. • Mainstream and enforce green energy options in the design of buildings

	<p>Expansion and improvement of water reticulation systems to facilitate the access to clean, safe, adequate, reliable and affordable water in human settlements shall be promoted</p>	<ul style="list-style-type: none"> • Incorporate water provision in all physical development plans • Construct and rehabilitate water supply systems in the ASAL county • Restore all the water towers (Chyullu) • Construct and rehabilitate rural water schemes annually, drill boreholes and construct water pans
	<p>A network of functional, efficient, safe, accessible and sustainable health infrastructure shall be established.</p>	<ul style="list-style-type: none"> • Increase the utilization of services at lower levels of the health services and reduce self-referral to the higher levels of care • Develop the service provider’s capacity to offer services and appropriately refer at each level of the healthcare system • Improve preparedness and response to emergencies and disasters • Strengthen outreach systems for provision of health services to marginalized and vulnerable population
	<p>Appropriate, quality, efficient and cost effective ICT infrastructure in both rural and urban areas shall be promoted</p>	<ul style="list-style-type: none"> • Develop and upgrade ICT Infrastructure in the County • Extend ICT infrastructure to cover all the rural and local growth centres. • Mainstream use of ICT in all levels of government and the private sector (e-government).
	<p>The expansion of sewerage systems and waste management facilities shall be promoted to improve sanitation in human settlements</p>	<ul style="list-style-type: none"> • All spatial plans to make provision for development of sewer systems and treatment works and solid waste disposal sites. • Service all urban settlements by a centralized sewerage treatment system and solid waste disposal facilities • Expand the existing sewerage coverage and capacity, and expand Sanitation in Wote and Mtito Andei • Apply appropriate technology solutions to sewerage treatment

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Map 3 below depicts some of the proposals made by the National Spatial Plan for Makueni County.

Map 3: NSP Proposals for Makueni County



5 Implementation And Adoption Of The Guidelines

5.1 Overview

The implementation framework identifies activities and further ties them with responsible actors, resources and timeframes adequate for their execution. It constitutes a deliberately established method, means or system of ensuring that the policies, strategies and measures outlined in the guidelines are continuously and consistently executed to achieve their objectives.

To effectively implement the guidelines, the various sectors, actors and levels of planning have been identified and have to work together and the mandate of the sectors at the National and County levels of planning have to be integrated.

5.2 Implementation Approaches

The County Specific Guidelines will be implemented through various approaches including:

1. Preparation of spatial plans to integrate and conform to the proposals of the County Guidelines. The plans include:
 - Inter-County Physical and Land Use Development Plans for Metropolitan regions, conservation zones, river basins, water towers, coastal ecosystems, trans-boundary resource areas and transport corridors, among others.
 - County Physical and Land Use Development Plans.
 - Local Physical and Land Use Development plans for Cities, Urban areas, special area plans, subject plans and detailed neighborhood plans, among others.
 - Sectoral plans
2. Integration of the guideline policies, strategies and measures into the County sector plans, programs and projects. Ministries, Departments and Agencies (MDAs), County and National Departments identified in the plan to administer the policies, strategies and measures are required to translate them into action plans, programmes and projects and to include them in their subsequent sector plans.
3. Formulation of policies, regulations and standards to guide development control

5.3 Implementation Framework

The implementation of the various policies, strategies, measures, programmes and projects under these Guidelines will involve a wide range of actors. It will require a coordinated approach and partnership between the National and County Governments and non-state actors. It may require re-engineering of institutions and a number of actors to undertake the implementation through a harmonized approach.

The National Spatial Plan identified a multi-levelled framework for implementation of the plan that incorporates all levels of actors. In this regard, the institutions identified in the NSP to undertake implementation of the plan at County-level shall also be mandated to ensure implementation of this Guidelines.

The following are the Institutions mandated to ensure implementation of the County Specific guidelines;

5.3.1 County Physical Planning Committee

The role of the County Planning Committee shall be to ensure aspirations of the guidelines are articulated in preparation of the County Spatial Plans, County Integrated Development Plans and Local Physical and Land Use Development Plans.

The composition of this committee consists of;

- i. The Governor who will be the Chairperson,
- ii. the Deputy Governor,
- iii. the County Executive Committee Members from various sectors
- iv. Directors from various relevant County Departments including Lands and Physical Planning, Economic planning, Agriculture, Industrialization, Tourism, Environment, Transport and Infrastructure

The functions of the committee include;

- 1) To promote effective integration between physical, economic and sectoral planning within the framework of county development policies.
- 2) To provide policy guidance for the implementation of strategic spatial projects
- 3) To ensure that the guidelines policies and measures are mainstreamed in the various county plans.
- 4) To mobilize resource for implementation of the Guidelines.

5.3.2 County Planning Unit (CPU)

The technical Unit shall provide technical support to the various implementing County departments on issues relating to physical planning.

The CPU shall;

- i. Monitor the Implementation of the guidelines.
- ii. To disseminate components of the guidelines to the various county departments.
- iii. Update the County Physical Planning Committee on a regular basis on the implementation of the guidelines.

The County Director of Physical Planning shall be responsible for preparation of an annual state of planning report which shall among other things appraise the status of implementation of the guidelines.

5.3.3 National Land Commission

The National Land Commission shall play its oversight role in land use planning to ensure efficient implementation of the NSP and the guidelines. Other functions of the Commission in the implementation of the NSP and the guidelines include the following:

- To formulate mechanisms and parameters for monitoring and overseeing land use planning.

- i. To ensure that relevant planning authorities carry out their functions as required by law.
- ii. To make recommendations for improvements of the planning systems in the county.
- iii. To mobilize resources to support physical/land use planning.

5.4 Monitoring and Evaluation

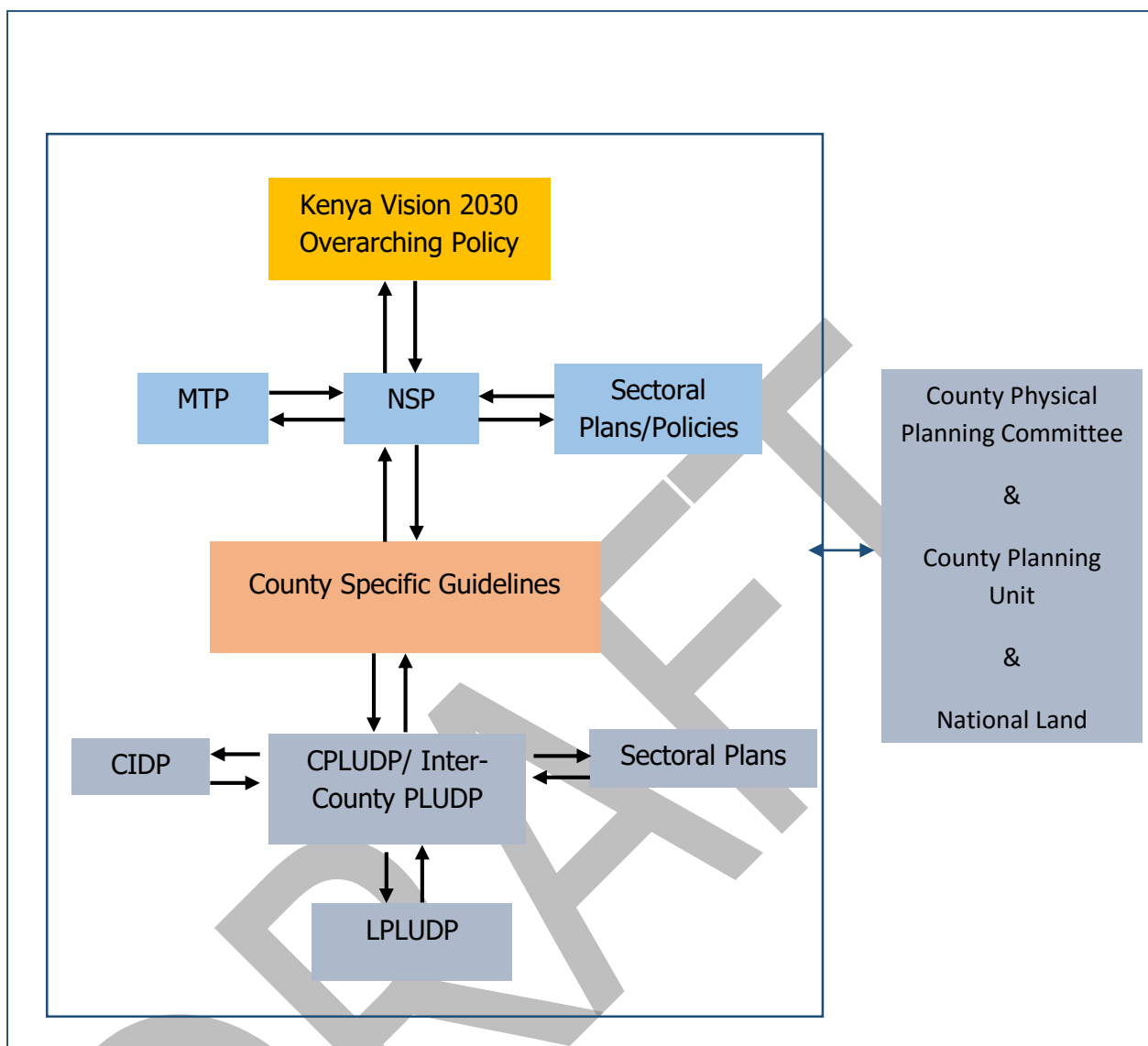
Implementation of the guidelines will be monitored and evaluated to measure both outputs and outcomes and ensure that the intended actions are implemented in a timely manner. To facilitate attainment of the objectives of the guidelines, performance indicators will be developed by the County Physical Planning Department

for efficient monitoring. Periodic reports will be prepared in relation to progress being made in their implementation.

The graphic below illustrates the implementation structure for County Specific guidelines.

DRAFT

Figure 2: Implementation structure of the guidelines



Source: State Department for Physical Planning, 2022

5.5 Conclusion

The application of these guidelines will be undertaken by a number of actors and hence the need for a coordinated approach. The lead agency will be Makueni County Government which will be responsible for implementing various county specific initiatives proposed by the guidelines.

The National Government, County Government of Makueni, the private sector and the general public will be critical in actualizing the objectives of these guidelines. The County Physical Planning Committee shall develop a communication strategy to enhance the synergies.

The National Department of Physical Planning shall undertake sensitization, training and capacity building of the County Government and National Government institutions and agencies that will be involved in the implementation of these guidelines. Special attention will be given to the County physical planning units, as they will be expected to provide technical expertise in the implementation of the County specific policies and strategies.

