



“
...our towns and
cities must be
redeveloped and
upgraded to support
our social and
economic
transformation.
”

Dr. Olusegun Mimiko
2009



...breaking new grounds in urban infrastructure upgrading to infuse new life into the city

foreword

As more and more people move into the towns and cities in search of economic opportunities, particularly employment, the State government and local authorities are faced with the challenge of guiding the upsurge in the ensuing physical growth, and providing adequate services for the increasing urban population. In recent times, the rate of physical expansion of the settlements and sheer number of people requiring services has overwhelmed the capacity of governments to manage the upsurge. Without doubt, we are in the “urban age” in which city life will dominate and unless we are innovative and pro-active the quality of life will continue to decline in the emerging cities.

With 5.8% average national urban population growth rate, experts have projected that Nigeria's urban population will rise above 60 percent by 2025. Ondo state is most likely to have more than the national average because of the disposition of its people to agglomerate and live in towns and cities. Unfortunately, the wide gap between the rate of urban expansion and the capacity of government to provide infrastructure and services, as well as the back log of needs arising from past neglect of existing infrastructure, have all combined to accelerate the growth of slums across the state.

One of the stark realities of a rapidly urbanizing world is that the locus of poverty is shifting to the towns and cities. Poverty is already becoming a

severe and pervasive feature of urban life. If we hope to achieve the Millennium Development Goals, then we must address the problems of declining quality of urban life, particularly the growing slums and the plight of the urban poor.

In Ondo State, urban renewal is a major redevelopment tool in turning the fortune of the towns and cities around in order to ensure significant improvement in the quality of life of the people. Within the comprehensive urban renewal programme of this administration, we are able to touch and impact meaningfully on the lives of a greater majority of the urban dweller in the state. This platform provides considerable opportunity to work with the people in order to meet the demands of a modern city life.

The task of making the towns and cities a better place for work and leisure, along with the inseparable task of reducing urban poverty in the State, can only be achieved through shared vision and collective effort. “The Caring Heart” agenda of our administration provides an excellent platform for partnerships and collective effort at ameliorating the living conditions of the urban dwellers. This administration is responding to the challenges of urban development under a new paradigm that will foster the emergence of decent, efficient, equitable and sustainable human settlements in the state.

Dr. Olusegun Mimiko
Governor of Ondo State

Appreciation

We gratefully acknowledge and sincerely appreciate the inputs and comments from the various Ministries, Departments and Agencies of the Ondo State Government, all stakeholders and partners concerned about the socio-economic growth and sustainable urban future of our dear State. We are grateful for the input of Professor J. B. Falade of the UN-HABITAT office, Abuja and Ms. Edna Tobi of the Federal Ministry of Lands, Housing and Urban Development, Abuja. We are particularly indebted to Mr. Governor, Dr. Olusegun Mimiko, not only for providing the vision but more importantly for his drive and tenacity at ensuring that governance is about service delivery for the improvement of the quality of life of a greater majority of the people. His passion and commitment to the welfare of the people is unequalled. We are grateful to you all for making this publication possible.

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Contents

i Foreword by Mr. Governor	03
ii Appreciation	04
iii Table of content	05

Section 1

Population and Urban Growth	06
Introduction	07
Map of Ondo State	08
Ondo State at a glance	09
Population	10

Section 2

The Urban Challenge	10
Characteristics of Urban Centres	11
Urban Challenges	11
Response to the Urban Challenge	12

Section 3

Urban Renewal / Slum Upgrading Programme	14
Strategies and methodologies	15
Key Project Developments and Achievements	16
▪ Facts About Major Market Development in the State	17
▪ Isikan Market	19
▪ Urban Road Rehabilitation and Improvement	22
▪ Flood and Erosion Control	25
▪ Electrification and Street Lighting	26
▪ Wood Park	27
▪ Sanitation and Waste Management	28
▪ Renovation and Improvement of Public Buildings	29
▪ Akure Caring Heart Auto-Mart	31
▪ The City Car Parking Lots	33
▪ The Model Motor Park in Akure	34
▪ Mechanical Village along Ondo Road	35
▪ Ilula Recreation park	36
▪ Housing development	37
▪ Other Notable Urban Renewal Projects	38

Section 4

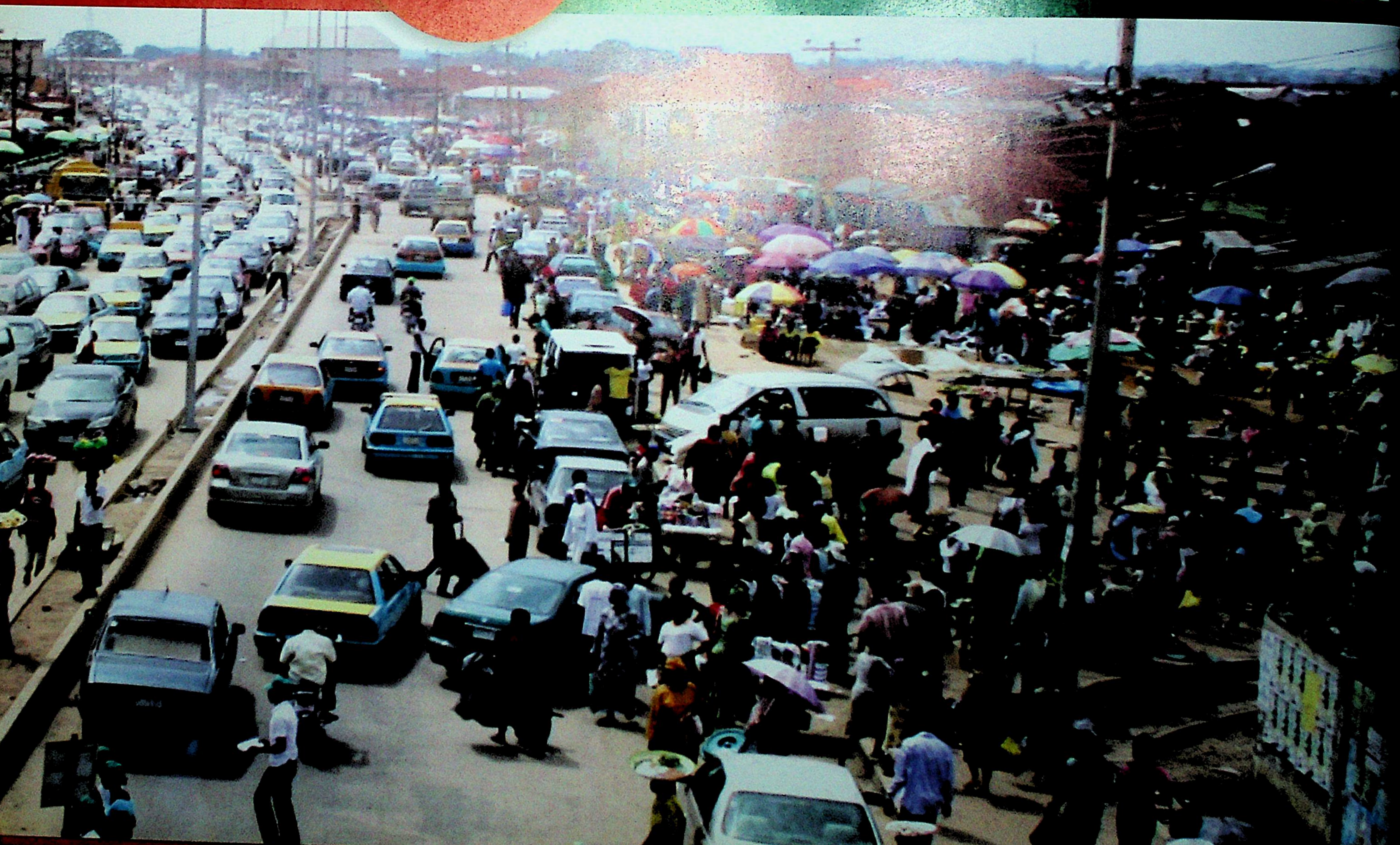
Lessons of Experience	48
-----------------------	----

Section 5

Overview of Major Cities in the State	54
▪ Akure	55
▪ Ondo	56
▪ Owo	57
▪ Ikare	58
▪ Okitipupa	59
▪ Ore	60

Section 1

**POPULATION
AND URBAN GROWTH**



POPULATION AND URBAN GROWTH

Introduction

Nigeria is one of the fastest urbanizing countries in the developing world with about 5.8% national annual rate of growth of the urban population. With a population of about 140 million people by the 2006 National Population Census, Nigeria has more than 250 ethnic nationalities, with the Yoruba speaking people. The Yoruba people are found mainly in the south western part of the country and constitute the dominant group in the South West geo-political zone. Ondo State is one of the 36 states of the Federal Republic of Nigeria. The State was created in February 1976.

By the same 2006 population census, Ondo State has a population of about 3.4 million people with more than 48% of the people living in urban areas. Its economy is the six largest in the country and is dominated by oil and agricultural production which jointly account for 90 percent of its gross state product. Akure, the capital city, has a population of about 387,000 and is the economic nerve centre of the State. The State is endowed with abundant natural resources ranging from very favourable climatic conditions for both tree crops and roots production to huge mineral deposits and rich forest resources. There is abundant reserve of crude oil, natural gas and solid minerals. The state has the largest reserve of tar sand (bitumen) and gas in the country.

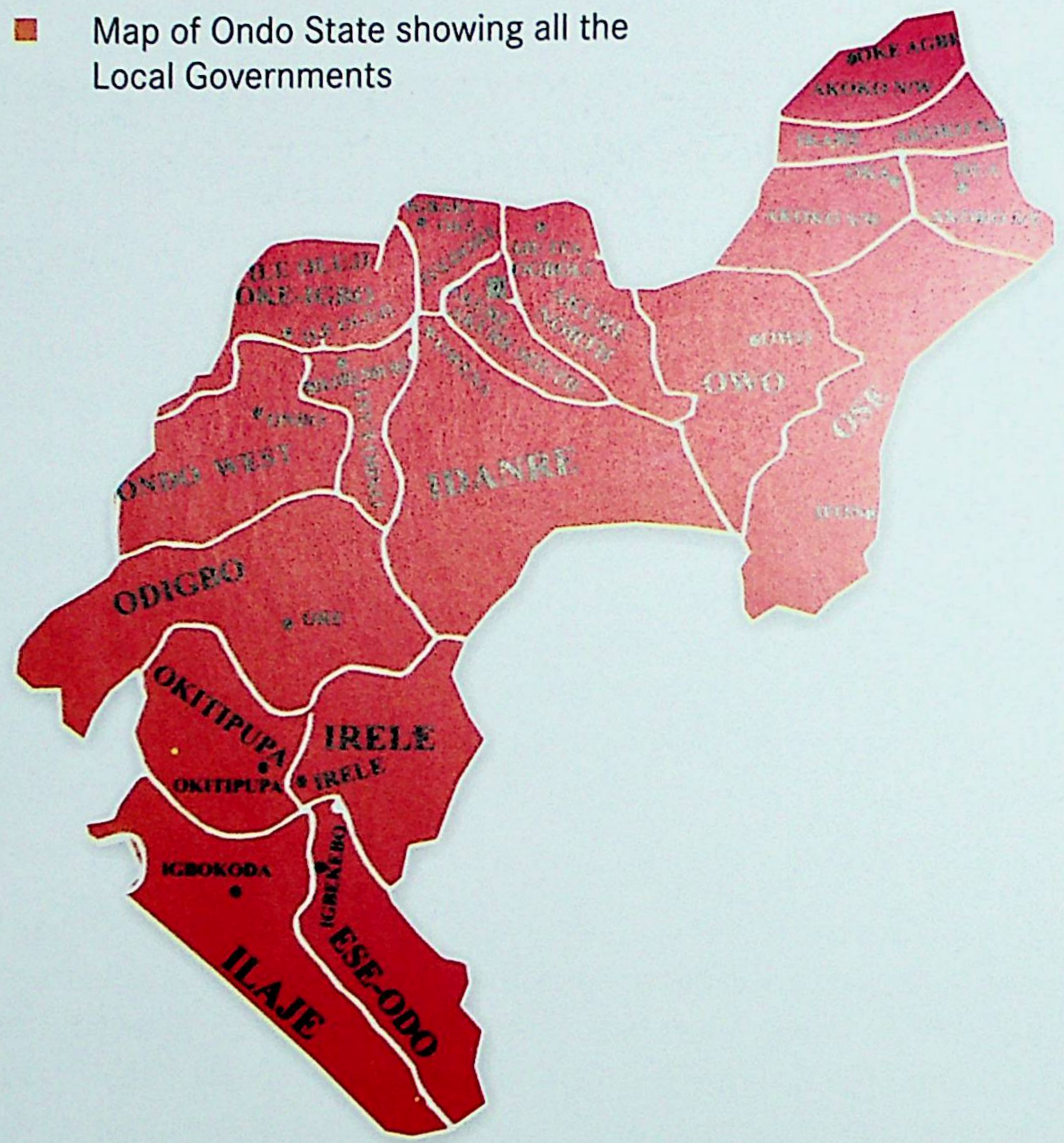
In the face of the current high rate of urbanization, its high potentials for growth and development, the urban centers in the state are under

tremendous pressure for basic infrastructure and services in order to cope with the growth that is underway. The strategic location of the state between the eastern and western zones, as well as its littoral position presents unique opportunities for growth and rapid development. However, since the creation of Ondo State in 1976 urban development effort has remained disjointed and uncoordinated resulting in rapid decaying of infrastructure and epileptic services. Considering the rapidly growing urban population and sprawling of cities, it has become imperative that we adopt a coordinated approach in managing the growth and development of the towns and cities in order to harness the great potential of the cities as engine of social and economic development.

The entry point to urban improvement in the state is the mobilization of the various urban communities towards the rehabilitation and upgrading of basic infrastructure and services which includes the provision of paved roads and improvement of the urban drainage networks, water supply, street lighting and sanitation. Attention is also being given to issues of the environment and greening of the towns and cities. The goal is to make the urban centers in Ondo State attractive to investors, serene places to work and decent environment for leisure.

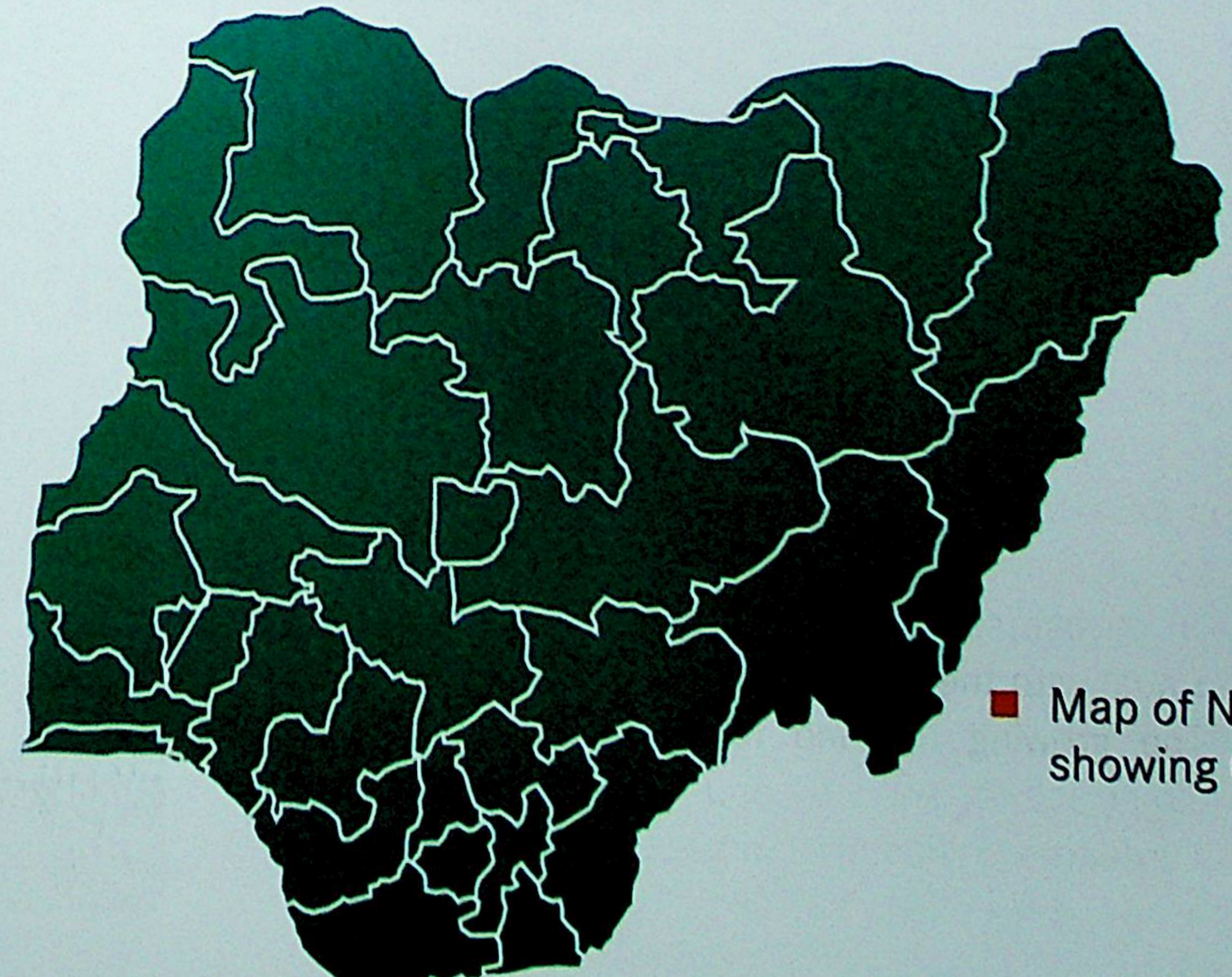
The publication of this booklet is part of our advocacy and awareness creation to reach out to all stakeholders in our effort aimed at improving the quality of lives of the people.

■ Map of Ondo State showing all the Local Governments



Ondo State at a glance

- Ondo State was created on February 3, 1976
- It has a total population of 3.4million (2006)
- The population is diverse but mainly of the Yoruba speaking group
- The total land mass is 14,788,723 square kilometers
- It has the longest coastline in the country
- Akure is the State capital city with a population of 387,000 people
- It has 18 Local Government Councils and 3 senatorial districts
- Major towns include Akure, Owo, Ondo, Okitipupa and Ore
- Ore is nodal town, is the fastest growing settlement in the State with tremendous potential for commerce and oil related industry
- Main mineral resources include Oil and Gas, bitumen, Quart Sand, Clay, Granite, Limestone, Kaolin, Columbite,
- Main forest resources include Teak, Gmelina, Mansonia, Rubber, oil palm, cashew.
- Ondo State is the largest producer of cocoa in Nigeria



■ Map of Nigeria, showing Ondo State.

Population

The South West geo-political zone is perhaps one of the most rapidly urbanizing region in Nigeria. The indication is that the trend of the region's growth in population and urban expansion will continue well into the near future. Ondo State with its network of urban centres is located in this region.

The 2006 national census of population and housing gave the figures for the state as contained in the table below. According to the national census, 16 out of the 18 Local Government Council Areas of the state have population of more than 100,000 people. From the southern coastal region of Ilaje/Ese Odo to the northern savannah region of Akoko North West, there is even distribution of population and as well as geographic spread of towns and cities.

Going by the definition of urban centres based on a threshold of population of 20,000 or more, majority of the people in Ondo State currently live in urban centres and this trend will be more intensified as we progress in this urban age, the 21st century. If not properly managed and controlled, the rapid rate of urbanization in the State will have very adverse consequences for the environment, socio-political stability and the overall economy of the State.

The critical issue with the State's urbanization is heightened by the overwhelming rapid rate of physical expansion of the towns and cities. In almost all the major towns in the State, the pace of human settlement transition from rural to urban far exceed the capabilities of both the State and Local Governments to provide basic urban infrastructure and services and hence the increasing development of slums and squalid urban neighbourhoods. The wide gap in resources and capacities (human and technical) required to deal with the urban problems has remained a major concern. The growing demand for good urban governance, housing, infrastructure, services and jobs, calls for immediate attention in order to significantly improve the quality of urban life in the State.

ONDO STATE POPULATION (2006)

LOCAL GOVERNMENT AREA	POPULATION	MALES	FEMALES
Akoko North West	213,792	108,097	105735
Akoko North East	175,409	93,060	82349
Akoko South East	82,426	41,995	40431
Akoko South West	229,486	123,979	105507
Owo	144,901	73,395	71506
Owo East	218,886	110,429	108457
Akure North	131,587	66,878	64709
Akure South	353,211	175,495	177716
Ifedore	176,327	92,014	84313
Ile-Oluji / Okeigbo	172,870	87,505	85365
Ondo West	283,672	139,400	144272
Ondo East	74,758	38,032	36726
Idanre	129,024	66,996	62028
Odigbo	230,351	114,814	115537
Okitipupa	233,565	120,626	112939
Irele	145,166	75,636	69530
Ese-Odo	154,978	78,100	76878
Ilaje	290,615	154,852	135763
Total	3,441,024	1,761,263	1,679,761

Section 2

THE URBAN CHALLENGE



THE URBAN CHALLENGE

Characteristics Of Urban Centres

Major urban centres in Ondo State are characterized by high population and residential housing densities at the city centres and low density peripheral sprawl. The urban settlements are largely informal and wide spread of settlements with very limited services. The prevailing activities in the towns and cities are direct trading and with large informal markets.

- Many of the urban centers in the State face critical challenges in terms of unmet infrastructure needs, inadequate housing, under-employment and general absence of urban services such as water and sanitation.
- Mobility in the towns and cities is seriously impaired by poor road network, use of unsustainable modes of transportation and lack of investment in alternative modes.
- The most daunting urban problem is the rapid rate of urban expansion, outstripping the capacity of the State and Local Governments to guide the physical growth of urban areas and provide essential urban services to the people.
- All of these have resulted in the rapid growth of slums both at the inner city centers and the urban fringes.

Urban Challenges

- Rapid rate of population growth
- Rapid, uncontrolled and unguided physical expansion of towns and cities
- Inadequate resource and capacity for urban management
- Unemployment
- Urban crime
- Large and unmet demand for infrastructure
- Poor service delivery
- Weak institutional coordination and framework for urban management

Existing conditions in almost all of the towns and cities show compelling evidence for urgent intervention as the “slum plague” continues to catch up with every neighborhood most of which are characterized by lack of access to potable water, poor sanitation, lack of decent and adequate housing, very poor environmental conditions and increasing crime rates.

In a number of the towns and cities, the housing provision method is dominated largely by owner builders and financed from income and savings. A large number of houses are built on incremental process of investment. Except on government approved layouts, houses are often built without satisfying planning and building regulations.

Urban mobility in the towns is still dominated by taxi cabs with very limited capacity. In recent times, however, the use of motorcycles (okada) has become the way-of-life, particularly in the peri-urban areas.

In the context of the urban improvement strategies of Ondo State, slums constitute a major development issue. Slum areas in the towns and cities originate from conversion of old buildings in the central areas into small rental units that are poorly serviced and maintained coupled with rapidly deteriorating infrastructure. The slum nature is not directed related to land tenure, but more to overcrowded building conditions and failure to comply with building codes and planning regulations.

Response to the Urban Challenge

“ Our administration believes that any meaningful transformation of urban life, any lasting improvement on city existence, or any serious attempt to impact positively on the urban masses must necessarily avail the citizenry of a cushion to the burden, the harshness and stress of urban realities through the provision of adequate city infrastructure ”

- (Governor Olusegun Mimiko, 2010).

Institutional and Policy Response

Establishment of the State Ministry of Physical Planning and Urban Development

The Ministry of Physical Planning and Urban Development was created out of the former Ministry of Lands, Housing and Environment in February 2009 by the Administration of Dr. Olusegun Mimiko. The need to create a separate Ministry for Urban Development became necessary in view of the rapid rate of urbanization in the State and the desire to address the critical issues of urban planning and management in order to stem the tide of slum development across the State. This administration considers urban planning as a significant management tool for dealing with the unprecedented challenges facing the state in ensuring decent and sustainable towns and cities.

The Ministry was formally created vide Government Circular No. CD217/322 of 21st April 2009 to carry out the following functions among others:

- Formulate and implement policies and programmes on urban and regional development;
- Develop and implement action plans for the Ministry's key result areas;
- Upgrade slums in the towns and cities;
- Enforce the building code, town planning laws and regulations;
- Develop master plans and strategic development plans for towns and settlements in the state;
- Undertake urban renewal and slum upgrading in selected towns in the state;
- Prepare, implement and enforce discipline in budgetary process;
- Undertake other duties as may be assigned by Mr. Governor

The State Urban and Regional Planning Board, Local Planning Authorities & Urban and Regional Planning Tribunal

In order to consummate effective institutional framework for urban development in the State, the present administration has put in place the necessary machinery to establish the State Urban and Regional Planning Board, Local Planning Authorities and the Urban and Regional Planning Tribunal. Along with the new Ministry of Physical Planning and Urban Development, the State would have established the critical institutions required for effective management of the emerging urban issues in the rapidly growing towns and cities.

The State Urban Development Policy

“cities have developed and evolved as potent implements for socio-economic interaction, growth and social change. The lives and livelihoods of millions of people are affected by what is done (or not done) in cities. Cities and towns have always been centres of opportunity. Cities are the most important engines of economic growth and centres of innovation for the national economies of West Africa. ”

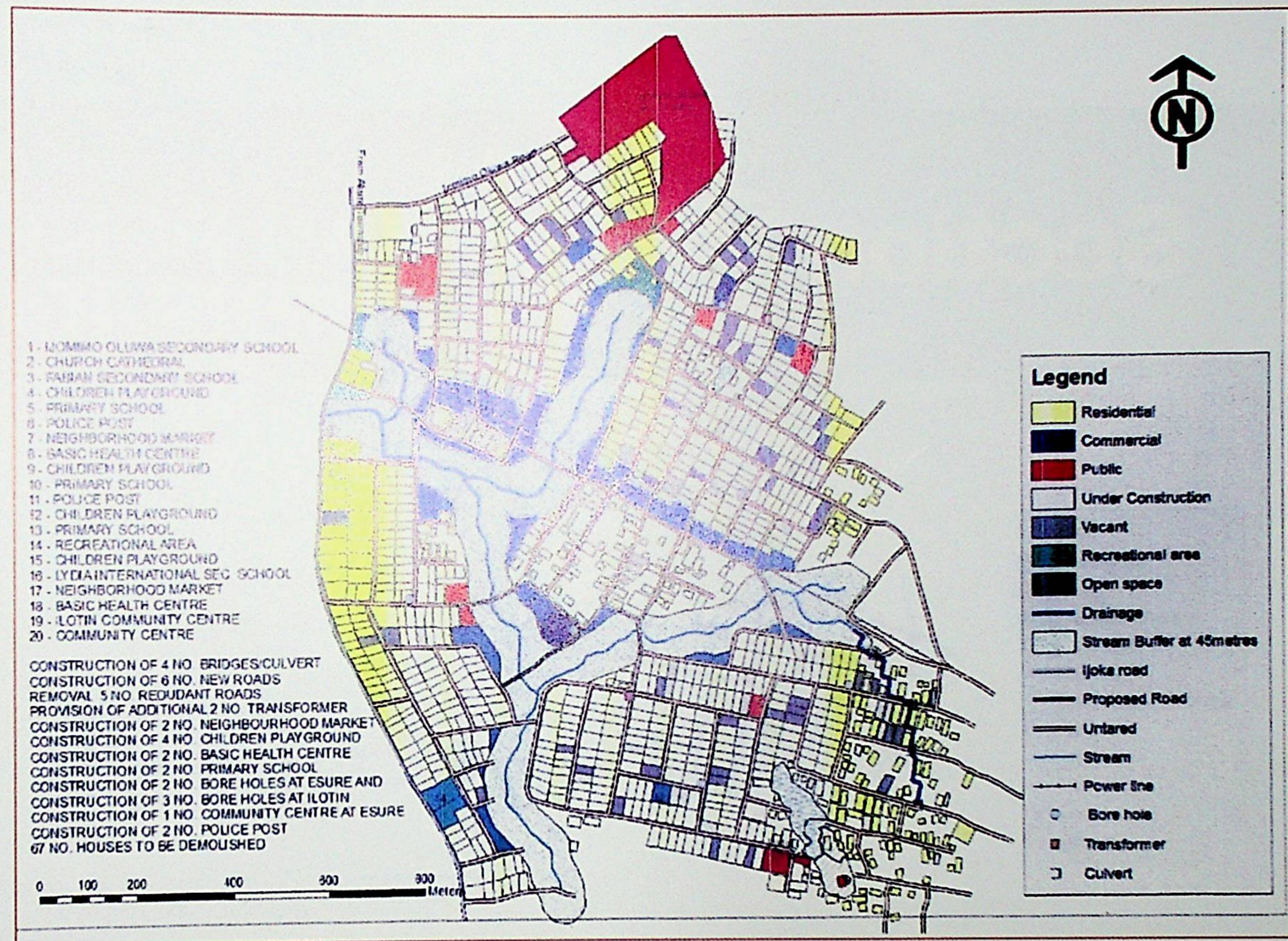
- UN-HABITAT (2008)

In its effort at ensuring sustainable urban development and in order to provide a sound platform for action, the State government has put in place an Urban Development Policy which enunciates goals and strategies for urban development. The Policy document is to guide the state officials as well as other stakeholders in the pursuit of sustainable urban development in the State. The increasing global trend of commitment to democracy, free market economy and reliance on public private partnership in the delivery of urban services have influenced the preparation of the policy in order to leverage in these areas and garner more resources for the provision and delivery of urban infrastructure and basic services.

Goals of the State Urban Development Policy

The stated goal of the State Urban Development Policy is to develop dynamic, functional and sustainable urban settlements, which will promote and support social and economic growth, ensure improved standard of living and guarantee decent place for work and leisure. The document listed the following objectives, amongst others:

- Promote efficient urban development and management;

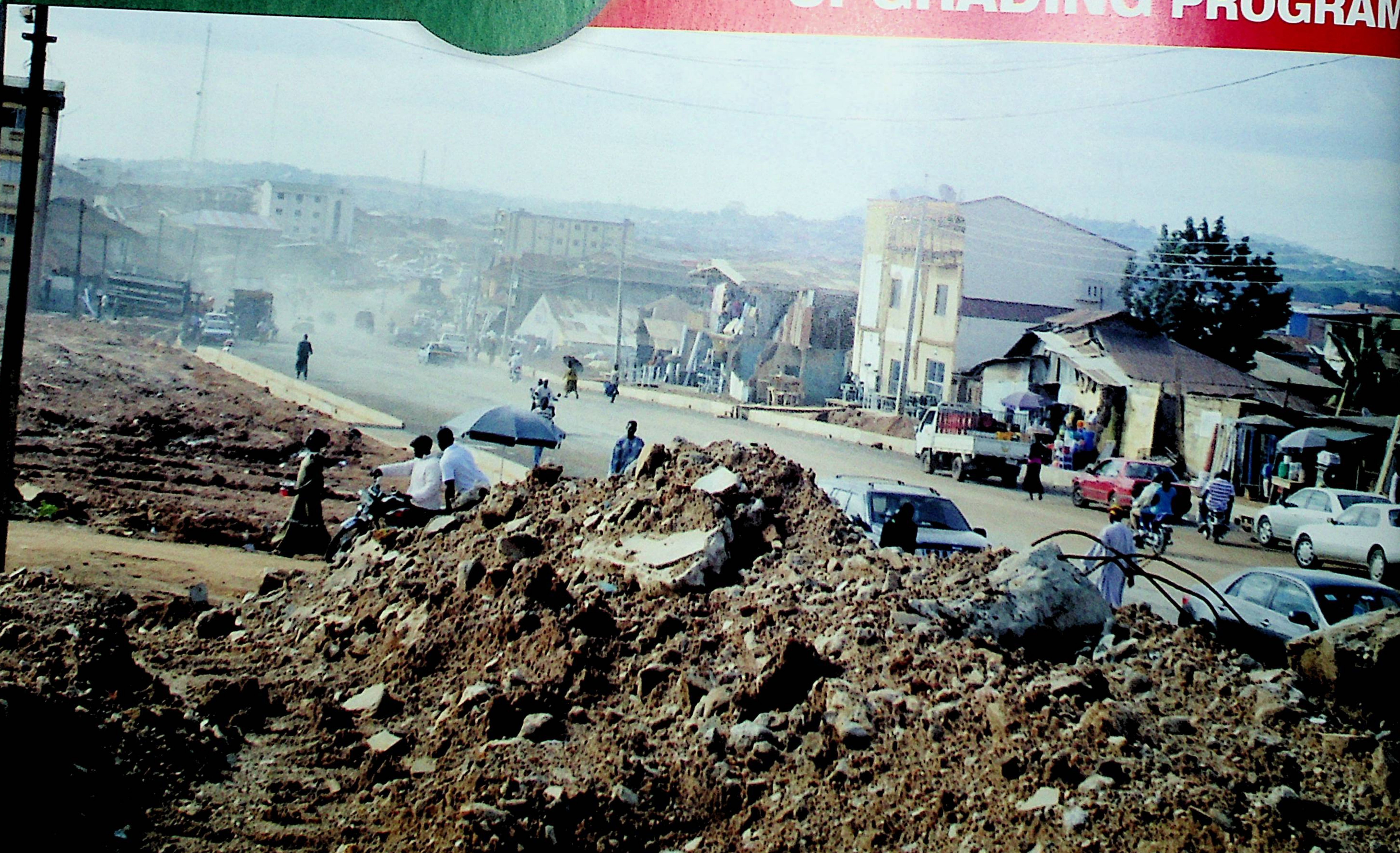


Typical Layout Plan in the State

- Clearly define responsibilities and functions of state and local governments with a view to ensuring effective urban plan implementation and accountability.
- Strengthen all existing public institutions involved in physical planning and urban development;
- Encourage and promote active participation of all Local Government Councils and private sectors in the planning and management of urban infrastructure and service delivery;
- Promote and encourage the preparation of appropriate development plans such as urban master plans, strategic urban plans, local action plans, to guide the growth and development of the towns and cities;
- Seek international, bilateral and multilateral assistance and support for promoting urban planning and development.

Section 3

THE URBAN RENEWAL/SLUM UPGRADING PROGRAM



THE URBAN RENEWAL/SLUM UPGRADING PROGRAMME

Strategies And Methodologies

The entry point to our urban improvement effort is to collect baseline data in order to generate statistically- valid figures and estimates that quantify the characteristics and measure the intensity and magnitude of degradation in the living environment as a necessary first step for formulating action plans. The second level is the sensitization and mobilization of the citizenry for collective action. The urban renewal strategy is a combination of physical upgrading, economic empowerment and social integration. The implementation and coordination of the urban improvement effort is on the platform of the present administration's development initiative code named "A Caring Heart".

Neighbourhood organizations and traditional institutions are very important for sustainable improvement of urban communities. The approach is to identify and use existing NGO and CBO in order to reach the larger community and carry then along in assessing the issues, defining the problems and conceptualizing the solutions. Community participation is key in the implementation process and due consideration is given to community opinion in the overall framework for urban improvement.

Integration and coordination of services is yet another area in the strategies for delivering urban infrastructure and services. Along with the beneficiary communities, infrastructure provision / improvement are prioritized to reflect the wish of the people.



Governor Olusegun Mimiko at a public gathering



Empowerment of artisans

Key Projects Developments and Achievements

The urban renewal programme of this administration is one of the key policy programmes evolved to deal summarily with the deepening decay in urban infrastructure and services and to respond to the yearnings of the people for improve quality of life. Over the years the level of neglect in the maintenance and provision of new infrastructure have led to poor quality of the living environment and very deplorable level of urban services. Key urban renewal elements include:

- Rehabilitation/Reconstruction of community markets
- Rehabilitation of roads and construction of storm water channels
- Provision of potable water
- Eliminating the sale of vehicles along the major arterial roads and in other unwholesome locations
- Flood and erosion control
- Improvement in security measures
- Effective waste management
- Beautification and aesthetic enhancement of the urban environment

Within the period of three years, government's efforts at regenerating the predominantly squalid and blighted city centres and improving basic urban infrastructure and services are yielding positive results. Various urban renewal projects, undertaken by the administration, which dotted the length and breadth of the State, are being completed, commissioned and put to use with significant impact on the lives of the people.

Neighbourhood and Regional Market Development

The market development component of the urban renewal programme is hinged upon the positive correlation between urbanization and economic development. More fundamental to the concept is the belief that poverty reduction must be based on strategic integration of the larger populace into productive and profitable ventures. Commerce and commercial activities have remained age-long urban based behavior that must be properly organized and deepened.

Before the advent of this administration, most of the markets in the urban areas were in shambles. The markets were disorganized and they lacked basic facilities such as water, toilets and electricity. Market men and women were trading in very unhygienic and under hazardous conditions. In the major towns and cities street trading was the order of the day, exposing the people to avoidable accidents.



A Typical Market Scene in the State before intervention



The NEPA Neighbourhood Market, Akure, a typical 'new face' of markets in our urban centres

FACTS ABOUT MAJOR MARKET DEVELOPMENTS IN THE STATE

	LOCATION	SIZE	OPERATION	NO OF OPEN STALL	NO OF LOCK UP STALLS	AVAILABLE FACILITIES	MAJOR WARES IN THE MKT	OPERATIONAL COVERAGE/AREA OF INFLUENCE
1.	NEPA Neighbourhood Market (Akure)	2.339 Hec	Daily	192	24	Pipe-borne water, toilet, admin. block, parking, security post, canteen	Mainly food stuffs and general provision	Neighbourhood
2.	NEPA Main Market (Akure)	1.525 Hec	Daily	-	275	Admin block, Creche, canteen, security post, pipe borne water, toilet		
3.	Isikan Phases I & II (Akure)	1.79 Hec	Daily	150	336	Admin block, pipe-borne water, toilet, security post, electricity	Varieties mainly food items and clothings	City Wide
4.	Ikare	2.13 Hec	Daily	520	-	Cold rooms, Water supply, electricity supply, livestock section, milling section, grains section	Mainly food items, textiles, and kitchen utensils	Regional coverage up to Ekiti and Edo States
5.	Okitipupa	2.00 Hec	Daily	531	108	Cold room, toilets, security post, admin block, fire sub-station, canteen	Food stuff, general provision, textile, kitchen utensils etc.	City wide



Cross section of 'Neighbourhood & Regional Markets' across Urban Centres in the State

FACTS ABOUT MAJOR MARKET DEVELOPMENTS IN THE STATE

	LOCATION	SIZE	OPERATION	NO OF OPEN STALL	NO OF LOCK UP STALLS	AVAILABLE FACILITIES	MAJOR WARES IN THE MKT	OPERATIONAL COVERAGE / AREA OF INFLUENCE
6.	Ondo (Moferere)	3.267	Daily	252	-	Admission block, water supply, toilets, security, fire station, waste disposal management unit	Textiles, food stuff, general provision, kitchen utensils etc	City wide
7.	Igbokoda	2.83 Hec	Daily	932	150	Clinic, cold rooms, police post, market water supply, toilets, horns, fresh ect	Food stuff, various types of fresh and smoked fish, textile, kitchen utensils, local dry goods etc	International with influence along the West African coast
8.	Iju/Ita-Ogbolu	-	Daily/ Weekly	70	-	Water, toilets,	Varieties	Neighbourhood
9.	Oba-Akoko	-	Daily	86	-	Water, toilets,	Varieties	Neighbourhood



Cross section of 'Neighbourhood & Regional Markets' across Urban Centres in the State

ISIKAN MARKET:

The Model Market

The Isikan market is strategically located on the Akure-Ondo road and very accessible to residents of the metropolis. The market covers about 1.79 hectares of land including a considerable portion reclaimed from the swamp that used to take up the entire area. The market attracts a very large influx of people and intensive commercial activities in the State capital.

Before the advent of this administration the entire Isikan neighbourhood, including the market area was a typical slum environment with heaps of refuse everywhere and no drainage line to channel flood water out of the area.

In line with the urban development strategy of this administration and on the platform of the Caring Heart philosophy of the Mimiko administration in the State, the entire Isikan neighbourhood was re-planned and given a facelift. The result is what we now have as a model in community infrastructure upgrading. The neighbourhood roads and adjoining drainage channels have been reconstructed to give a new look to the area.

In addition to the clean and bustling market environment conducive for business, the solar powered street light in and around the Isikan market provided the opportunity to extend the activities in the market late into the evening. The light provided security and more people are now able to do business. The market, and its immediate environment, is now well illuminated through solar power built and installed by the Home Grown Technology Graduates. The technology transfer initiative, in partnership with Techville, is designed to empower the youths in modern technology, making them inventors and entrepreneurs in renewable energy.

Major elements of the market and neighbourhood infrastructure and services that have been provided include:

- 126 Lock-Up Shops
- 120 Open Shops
- Potable water
- Tarred roads
- Street lighting, powered by solar
- Police / Security post
- Storm water drainage channel
- Restaurant
- Toilet facilities
- Administrative block
- 200KVA step down transformer
- Perimeter fence
- Creche
- Fire Station





The New Neighbourhood Market at Isikan, Akure



Isikan Market at Night



Row of shops



Shops



Creche



Police & Fire Service



Storm Water Drainage



Solar Power

Urban Road Rehabilitation and Improvement

To-date, a total road length of 257.8km is being rehabilitated/reconstructed across the State by the State government to improve mobility, enhance the beauty of the towns, prevent flooding and impact positively on the lives of the people. More neighbourhoods and homes are now accessible thereby improving community ownership of development initiatives and promoting the sense of security. Some of the township roads being rehabilitated or reconstructed include Dualization of Igbokoda township road (2.5km), Oke-Aro/Cash hold-Adofure Road (7.11km), Ijomu-Oke Ijebu Road, Akure (3.82km), Asphalt overlay of Ile-Oluji township roads (5.0km), Construction of Oda Road junction Kajola-Davog road (3.34km)

Ilesha/Owo Expressway Junction, Oyemekun - Oba Adesida/Fiwasaye GGS/Mobil Junction Roads Improvement Project

This is the most important arterial road in Akure, the State capital. The entire stretch covers a length of 9.30km. Major businesses like banks, insurance companies, offices and supermarkets are located along this road. The improvement was conceived by the present administration in its effort at improving traffic flow and beautifying the cityscape. The road improvement incorporates wider road carriageway, street lighting, bus shelters, off-street car parks and greening. One of the expected developments along the road corridor is the growth of Akure business skyline around the city centre. The Ministry of Physical Planning and Urban Development has put in place appropriate development control measures to guide the emergence of modern inner city growth and development.

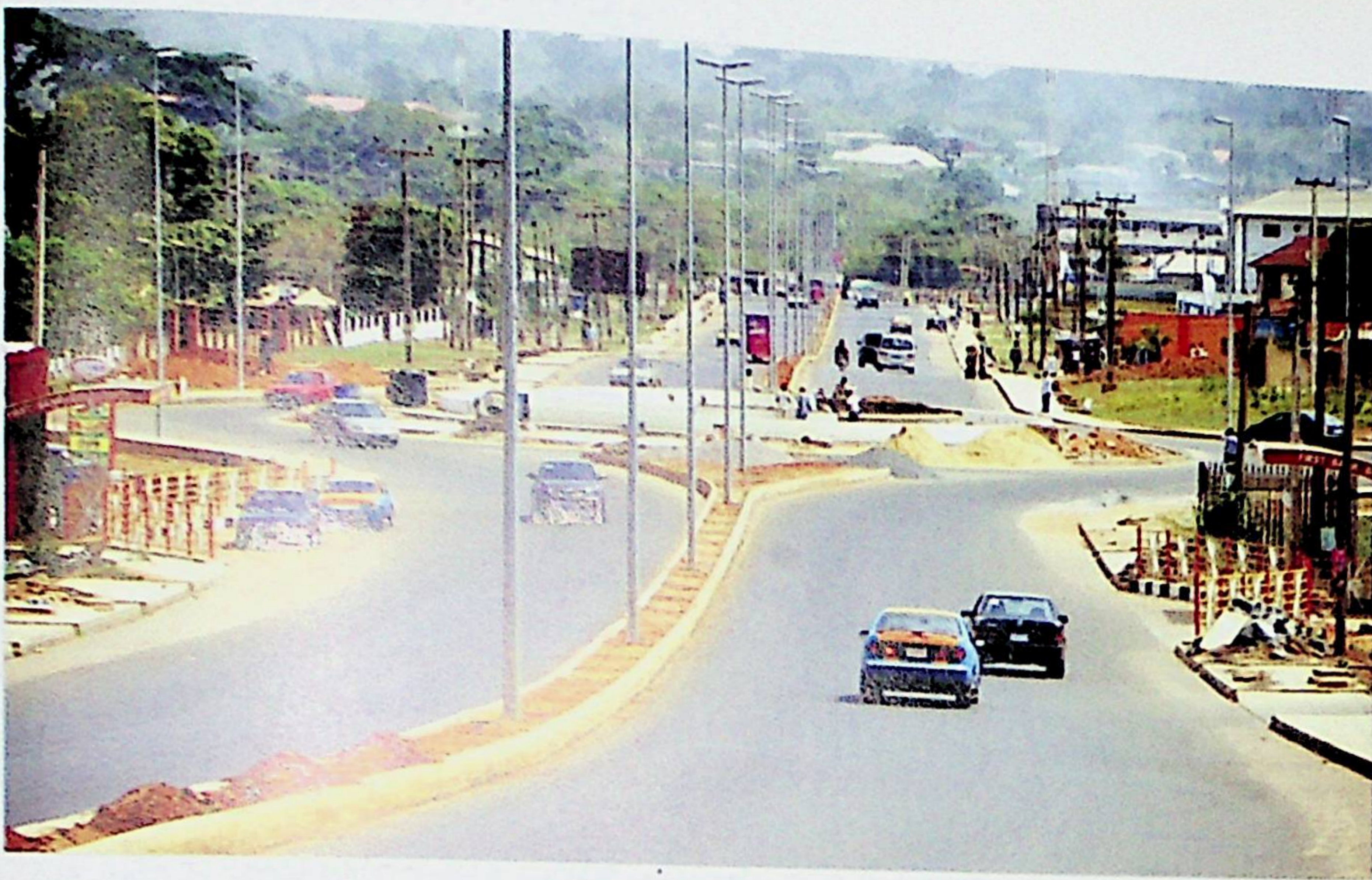


Section of Oba Adeshida newly completed with Street Lights & Landscaping



Modern Bus Shelter: A typical road infrastructure on urban roads in Ondo State

[The dualization of Arakale NEPA Road is "part of an on-going exercise at both the beautification and infrastructural transformation of Akure into a Mega-City along the vision of this administration for a modern capital" ...Olusegun Mimiko at the flag off of the road project on 1st November 2010]



Cross section of on-going massive road construction to improve traffic flow in the State

Dualization of NEPA Arakale Isikan Road

This is a 2.25km road dualization of one of the major roads in Akure. The dualization will aid the distribution of urban traffic within the city and create alternative route for improved mobility. This road project has been on the drawing board for so long with successive administration avoiding the politics and cost of compensation. Yet the road is so central to the growth and development of the State capital.

Dualization of Owo township road 7.8km

In order to improve mobility and enhance the beauty of Owo, the major arterial road is being improved to a dual carriage way. When completed, the road will significantly improve vehicular movement, add to the beauty and aesthetics of the ancient city as well as improve trade and commerce.

Dualization of Ita-nla/Ondo Road

The Ita-nla Ondo/Ademulegun Ring Road is a vital link connecting the rapidly growing city of Ondo to many urban centres within and outside the state. The adjoining towns and cities include Ore, Ile-lfe, Akure, Ile-Oluji and Idanre. The dualization of this arterial road has become imperative in the face of increasing vehicular traffic along the corridor and the need to beautify the environment as well as modernize the services available to the people. The road improvement project include Yaba Street through Sabo to link Ademulegun roundabout on Ile-lfe road.

The 9.75km length dual carriage way as designed and now under construction, will have central median, concrete line drainage on both sides and pedestrian walkway. The entire road length will be planted with trees on both sides to provide shade. When completed, the boulevard with well designated lay-byes, bus shelters and pedestrian precinct will be a beauty to behold while driving into Ondo.



On-going road dualization at Owo Township



On-going road dualization at Ademulegun, Ita-nla/Ife Road, Ondo



Governor Olusegun Mimiko on an Inspection of Road Project

Flood and Erosion Control in Akure Metropolis

Flood and erosion control are indeed very important aspects of the redevelopment effort of this administration. Conscious of the need to manage the urban environment properly and to ensure that the citizens are not threatened by the menace of flooding, the administration has taken particular interest in de-flooding localities prone to flash flood. We have also taken the opportunity of the comprehensive redevelopment programme to reclaim considerable land areas from swamps. At Isikan, we were able to redevelop the phase II market as a result of the reclamation of land from the swampy area. The storm water channel constructed through the phases I and II of the market has permanently put the issue of flooding in the area under control.

More importantly, through the World Bank assisted Community Based Urban Development Project; we have been able to construct 8 kilometers of storm water drainage channels in the State capital alone.



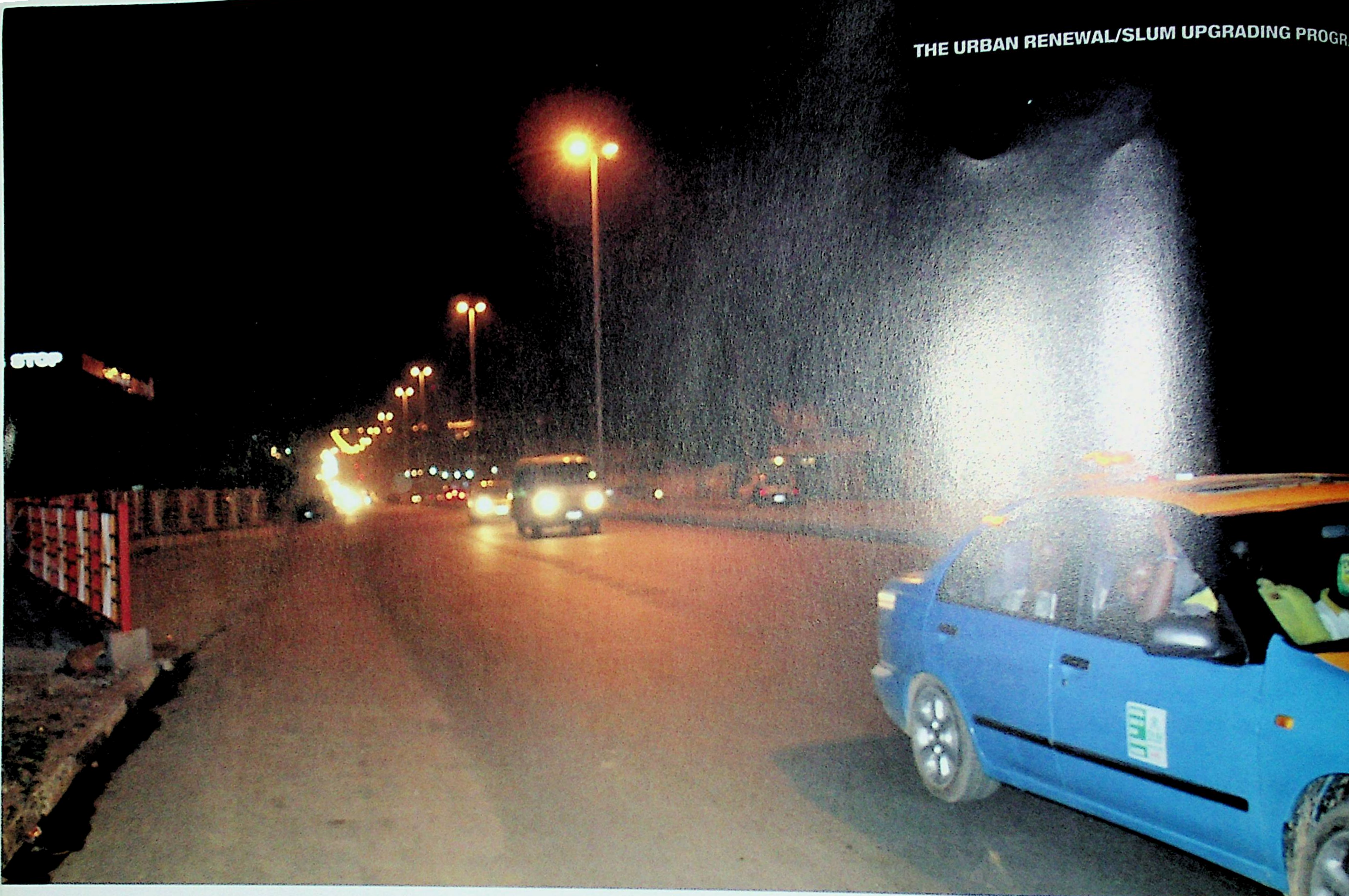
Construction of Drainage at Arakale, Akure



Newly constructed storm water channel at Oke-Aro, Akure



Channelization work at Ondo



Urban Renewal - Akure Metropolis at night

Electrification and Street lighting

In order to complement the various upgrading of infrastructure and services in the towns and cities, the state government also embarked on the rehabilitation of street lights to illuminate the neighbourhood and enhance security. Major streets in Akure, the state capital, are now well-lit at night. The main arterial road of Oyemekun / Oba Adesida has been fixed with modern street lights. When completed, the Arakale road will also be fixed with similar modern day electric pole and lamps to beautify the corridor. Other areas include Alagbaka CBN, Ilesha road and Oba-Ile.



Beautification and Landscaping

In pursuit of its goal to turn the state capital into a modern city, the state government embarked on beautification and landscaping projects in several spots across Akure city.



Sanitation and Waste Management

One of the most intractable problems of the urban centres in the state is sanitation and solid waste management. In order to maintain high level of sanitation standard and ensure that the towns and cities are clean the Mimiko administration has restructured and repositioned the State Waste Management Authority for better performance. The agency has been given a new lease of life through the provision of waste disposal trucks, bins and other equipment. Some of the new initiatives in the agency include:

- Promotion of waste buy-back
- Putting in place a waste recycling system
- Introduction of compactor trucks
- Establishment of environmental security guards
- Commencement of separation of clinical and non-clinical waste

In a recent development, the service of the agency was boosted by the supply of a dedicated waste disposal truck for the Mofere market in Ondo town under the Conditional Grant Scheme (CGS) of the Federal Government. The provision of such dedicated truck was to assist in quick and prompt evacuation of solid wastes from the Mofere market to promote the clean environment initiative of the state and prevent the spread of diseases.

Although the State Waste Management Authority currently operates a controlled dumpsite system, effort is being made to establish a scientific and modern landfill site in the state capital. Existing management system at the dumpsite involves regular piling / hipping and rolling-over of the waste at the controlled site. With the setting up of a waste re-cycling system, organic waste is now been converted to organic fertilizer. The plant is located along Igbatoro Road, Akure. Waste plastics and metals recovery and re-cycling are also being practiced.

The Authority is working on the modalities to extend its services to the 18 Local Government Council areas through the involvement of Private Sector Participants (PSP) and Community Based Organizations (NGOs)



Dedicated Waste Collection Truck and Fire Fighting Truck for Mofere Market, Ondo



Road Sweeper at work in Akure

Renovation and Improvement of Public Buildings

The Secretariat Complex is one of the major landmarks in Akure, the state capital. Built at the inception of the state in 1976, the buildings have been subjected to fatigue and exhibited serious deterioration.

Today, the state secretariat buildings wear a new look and every worker is proud to work in such a decent and conducive environment. Similarly, the State Cultural Centre (Adegbemile) which also houses the State Ministry of Culture and Tourism, has undergone major renovation. The building is now a befitting cultural centre and office complex.



Government Secretariat Building Alagbaka, prior to comprehensive renovation



Renovated Secretariat Annex, Ilesha-Owo Expressway



Renovated Ondo State Cultural Centre (Adegbemile), Akure

Newly Renovated Government Secretariat Building, Alagbaka, Akure



Akure Caring Heart Auto-Mart

The Caring Heart Auto-Mart is the first purpose built automobile market in Nigeria. Situated beside NNPC mega station, along Ilesa-Owo highway in Akure, the facility is a one-stop auto-mart for all variety of vehicles, mainly cars, buses and trucks. The attractive edifice is located in a very conducive and serene environment to meet the aspiration of both the dealers and buyers alike. Major features provided in the edifice include:

- Well laid out car lots. each lot can accommodate up to 20 vehicles
- Banking halls (2),
- Police post,
- Relaxation centre,
- Modern toilet facilities,
- Car wash station,
- Fire service station,
- Solar powered boreholes (3), and
- Central administrative block among others
- Repair and service centre

The bustling auto market is fully operational providing jobs and employment to hundreds of people and adding value to commercial activities in the state capital. It provides services to both local and people from Ekiti, Kogi, Osun, Edo and Kwara states. No doubt, the auto-mart will further boost the economy of the state.



Car Wash



Administrative Block

"The Akure Auto-mart is the first modern, structured and organized open arena auto-trade zone established in the country and this has raised the bar for auto trading in Nigeria".

(Governor Olusegun Mimiko at the commissioning of the Akure Auto-mart in Feb. 25, 2011)



Relaxation Centre/Restaurant

The Modern Automart along Ilesha-Owo Expressway, Akure



The City Car Parking Lots

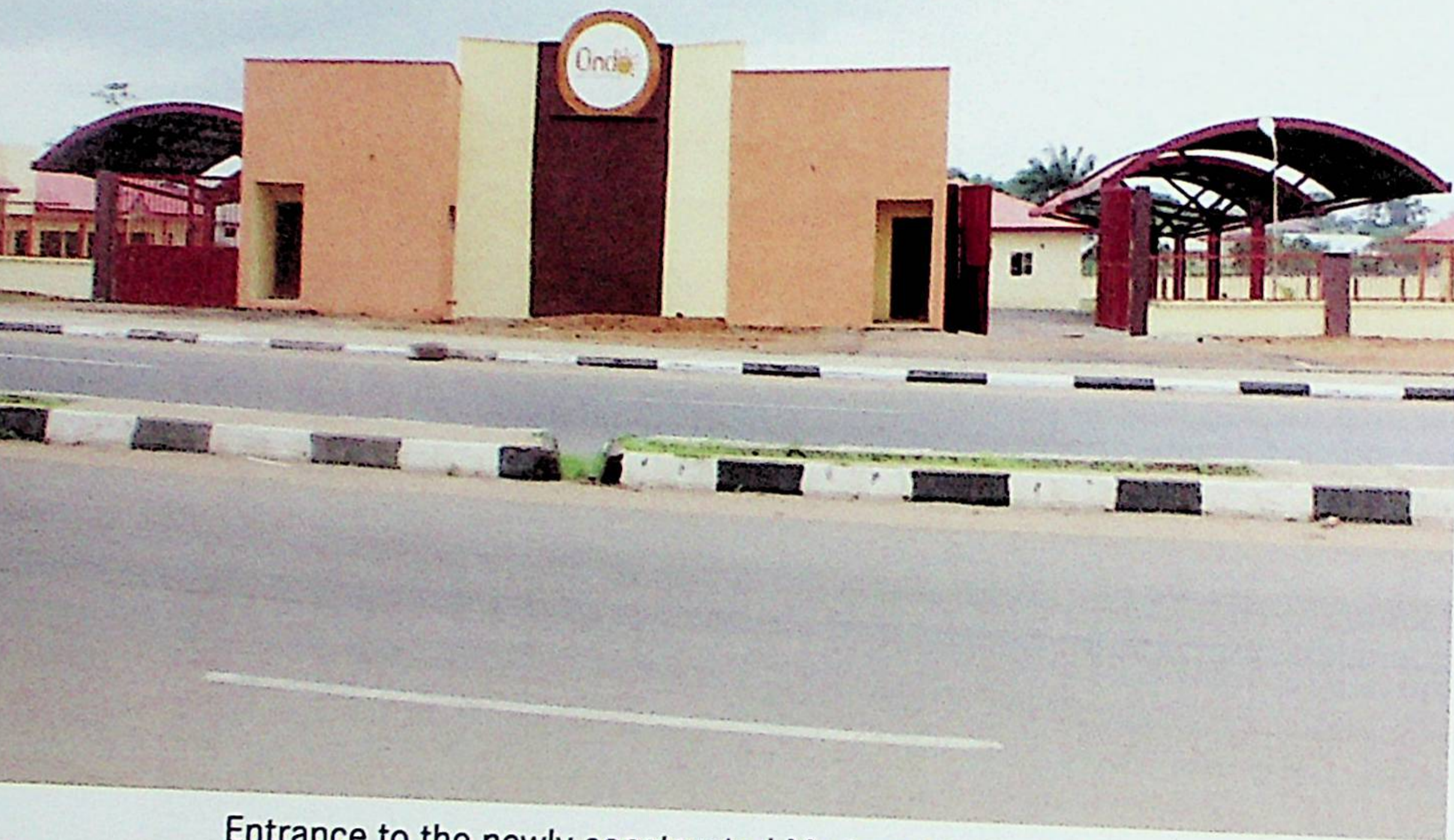
Apart from enhancing the city landscape, promoting liveability, convenience, comfort and functionality of the city forms and structures is also a driving force behind the comprehensive urban renewal efforts of the present administration. The Oja-Oba parking lot is a deliberate effort at reducing to the barest minimum, the hydra-headed on-street parking problem and the subsequent hold-ups that characterized the Oba-Adesida corridor and all the adjoining linkages. Special features and facilities provided with the parking lots include illuminated perimeter fence, asphalted parking lots, public toilet, administrative block, sickbay, covered drainage channel and security post



Newly constructed City Parking Lots at Olukayode Shopping Complex, Akure



Newly constructed Parking Lots at Secretariat Annex Ilesha-Owo Expressway, Akure



Entrance to the newly constructed Modern Motor Park, Akure



Cross section of the newly constructed Modern Motor Park, Akure

The Modern Motor Park in Akure

The model motor park in Akure is a new innovation in the transport sector in the State and indeed in the country. The ultra modern motor park is designed to improve the welfare of commuters and support the socio-economic transformation of the transport sector. More importantly, the new motor park is to help instill dignity and promote the self image of commercial motor drivers in the State.

Conscious of the fact that the operational environment has tremendous influence on behaviour and attitude, the Mimiko led administration believes that every group in the society must be given the opportunity to develop and actualize their potentials. A new and serene working environment for commercial motor drivers devoid of the usual "bole kaja" mentality will go a long way in sanitizing the bartered image of this group of workers. Also the clean environment of the motor park will enhance mobility, attract more commuters and promote business in the state.



A typical Motor Park in the State

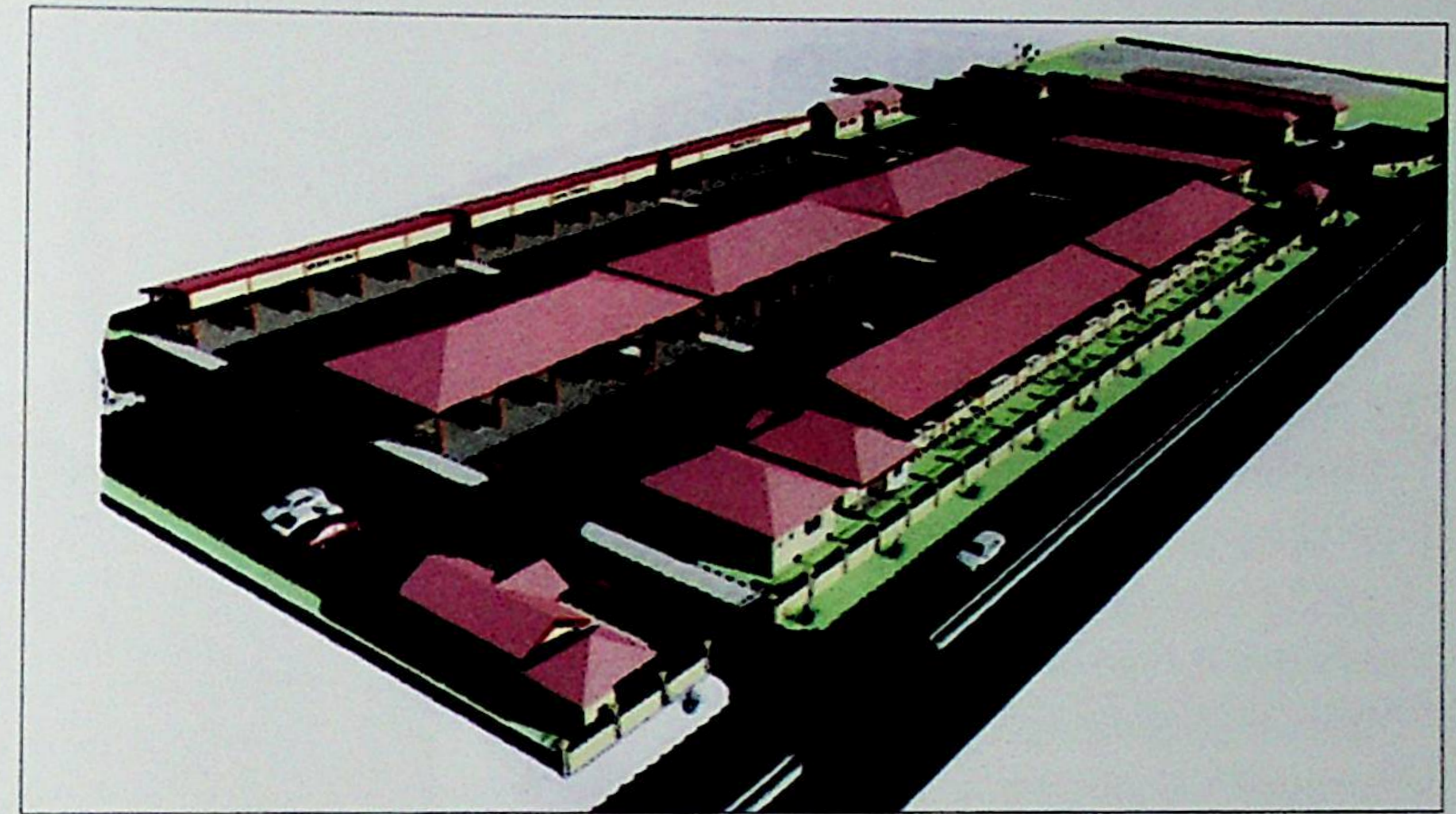
Mechanic Village along Ondo road

The Mechanic Village Project is a one-stop automobile repair workshop built to provide operational environment that is conducive for automobile engineers (Mechanics) and their clients/customers (vehicle owners). The major objective of the project is to improve sanitation in the city by removing the nuisance of the mechanic operation from "everywhere and anywhere" in the metropolis. The project is also aimed at providing common-services area for the auto repair services and allied businesses. It is expected that the project will further enhance their trade and encourage artisanship as well as forge collaboration amongst the tradesmen for better delivery of service

The first Model Mechanic Village built along Ondo Road in Akure is planned and designed to be a self sustaining business community where tradesmen in the automobile industry will have access to competent services and spare parts. The site covers an area of 1.52 hectares of land laid out in sections to provide workshops for auto-mechanics, panel beaters, spray painters, auto-electricians, and other allied services such as car wash. Each of the workshops has a pit, changing room and sufficient space to facilitate movement of automobiles. The Mechanic Village along Ondo Road, Akure has the following facilities:

- 100 Units of Workshop for Mechanics
- 5 Units for Panel Beaters
- 5 Units for Spray Painters
- 10 Number toilets
- 2 Bathrooms
- Borehole to provide water
- 1 Canteen
- 1 Administrative Block
- 2 Car Wash bays
- 1 Spacious Relaxation Centre

The internal road network is designed and built to enable free and unhindered movement of automobile of different sizes and capacity, while the Police Station in the neighbourhood will provide security for the area.



The Model of Mechanic Village, Ondo Road, Akure



A Section of the on-going works at Modern Mechanic Village, Akure

As part of its social and economic transformation agenda, the Dr. Olusegun Mimiko led administration in the State plans to replicate the concept of the one-stop automobile repair services under the Mechanic Village concept in each of the four sectors in Akure, the State capital and indeed in other major towns and cities in the State. Tradesmen in this sector will be encouraged to form associations and cooperatives to take advantage of the ongoing economic transformation initiatives of government.

Ilula Recreation Park

In order to make the city life richer and meaningful, the Caring Heart Governor Dr. Olusegun Mimiko, magnanimously endorsed the construction and redevelopment of Ilula recreation park. Hitherto, the neighbourhood park has been in a derelict situation and is at the verge of being converted into a commercial landuse. However, the intervention of this present administration provided the succor that brought back the glory of the “untapped resource”. This recreation edifice is a relaxation centre for all category of people old, young, man or woman etc. It has facilities for both active and passive users. The recreation outfit is provided with facilities such as table tennis arena, volley/basket ball court, security post, and parking space all located within a well landscaped and secured enclosure with a 21st century finishing touch.



Housing Development

The provision of decent and affordable housing is one of the 12-point development agenda of this administration as encapsulated in the acronym "A CARING HEART". The State Government is currently working in partnership with three major private sector developers in order to provide affordable mass housing, particularly in the State capital where the shortage of housing accommodation is biting very hard. The three major private sector real estate developers are Locke Homes Limited, Aso Investment and Development Company Limited and Union Homes Limited. Also, the State owned Housing Corporation is being assisted to enable it play its role in the state housing market. In total, it is expected that more than 500 housing units will be added to the housing stock annually over the next three years.

Key achievements in housing development

- Promotion and engagement of private sector real estate developers in the housing delivery system in the State
- Providing enabling environment that allows greater participation by all stakeholders in the provision of housing
- Adopting a combination of strategies direct construction, sites and services, partnerships etc to tackle the housing problem
- Construction of more than 250 housing units in Akure to augment the housing stock
- Resuscitation of the State Staff Housing Loans Board and granting of more than N100 million loan to 750 public servants
- Embarking on the provision of social housing for the low income group



Cross sections of Ilekun Housing Estate, Oda and Oba-Ile Housing Estate

Other Notable Urban Renewal Projects

The integrated approach to urban renewal in the State has given effect to redevelopments in almost all the sectors with a view to ensuring that the quality of life of the people is improved through the delivery of necessary infrastructure and creation of access to basic services. Critical areas where significant improvements have been made include health, education, power supply, water supply, transport, commerce and industry among others.

The Abiye/Safe Motherhood Health Programme

The goal of the State Health programme is to provide affordable and qualitative health care to all citizens of the State irrespective of the social class and location within the State. Every community in the State both rural and urban is being provided with appropriate level of health care facility, with particular attention for the highly vulnerable group, the pregnant women and children. The Abiye programme was flagged off at Ifedore LGA in 2009 and further expanded to other parts of the State.



An Abiye (Safe Motherhood) Health Care Centre



Governor Olusegun Mimiko and First Lady Olukemi Mimiko with one of the babies during the launch of 'Abiye'



Commissioner for Health, Dr. Dayo Adeyanju handing over gift to 1st mother of triplets under Abiye programme

Mother and Child Hospitals

The Mother and Child Hospital is a purpose built specialist health facility located at Oke Aro, one of the urban communities in Akure, the State capital. It is the first of its type in concept, design and operation. It is built to provide free health services to pregnant women and children of five years and below from across the state. The Oke-Aro neighbourhood is characterized by high housing and population density with relatively poor infrastructure and service delivery poor roads, lack of potable water, epileptic power supply and inadequate health care facilities. Majority of the people in this large community rely on the State General Hospital and the few private clinics around.

"We shall not shy away from the obligation of government, especially in an underdeveloped economy, subsidised social services like health and education, social housing, soft credit and other poverty-reduction mechanisms that will ensure that the weakest in society is given the opportunity to develop and actualise their potentials"

*- Dr. Olusegun Mimiko,
Governor, Ondo State.*



Mother and Child Hospital, Oke-Aro, Akure

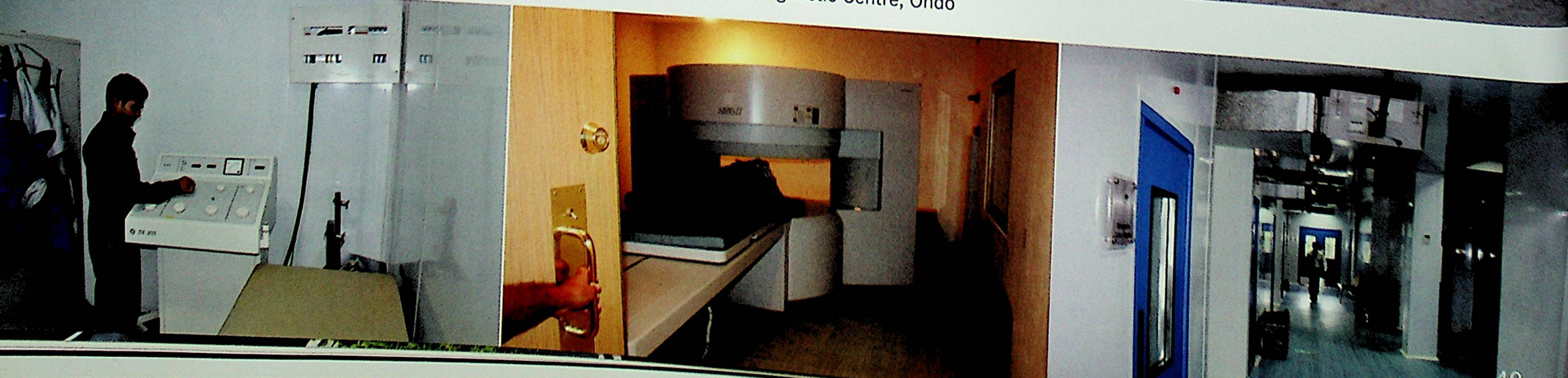
The location of the Mother and Child Hospital in Oke-Aro, a relatively poor neighbourhood, is indeed a development that has put the services of the hospital closer to the people in need of it. Equipped with modern and state-of-the-art medical facilities and competent hands, the hospital provides free services to all pregnant women and children under five, including patients from the neighbouring states within 2¹/₂ years.

The hospital is a strategic urban investment that will significantly improve maternal health in the state. It is a major avenue to the attainment of one of the critical aspects of the Millennium Development Goals in Ondo State.

The second mother and child hospital is located at the Laje Road, Ondo Town beside the Trauma Centre, Ondo State.



Gani Fawehinmi Diagnostic Centre, Ondo

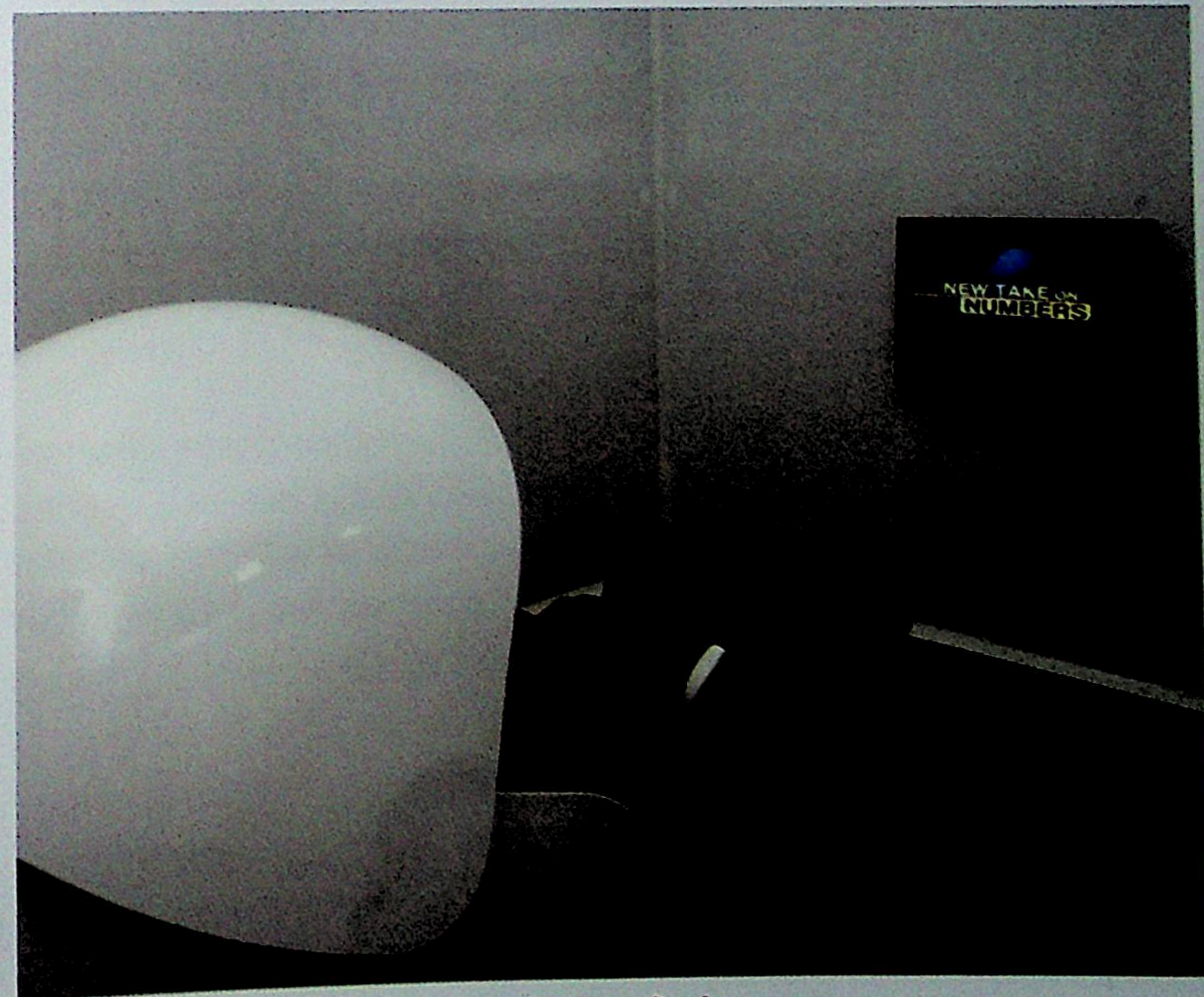




Gani Fawehinmi Health Diagnostic Centre, Ondo

The Gani Fawehinmi Health Diagnostic Centre, Ondo is a critical achievement in the provision of comprehensive health delivery in Ondo State. Built in memory of Chief Gani Oyesola Fawehinmi, the late legal luminary, the centre is to ensure that diseases are diagnosed early and accurately too so as to prevent untimely and avoidable death.

The modern diagnostic center which is a product of public private partnership, has the state-of-the-art equipment and has the capacity to efficiently handle complex medical issues that would have been referred to hospitals outside the state. The facility is to serve as referral centre not only to Ondo State but to the country at large. The centre has such facilities as Magnetic Resonance Imaging (MIR), Computerized Topographic Scan (CT Scan), Digital X-ray, Sonography, Mammography, Pathology, Cardiac Care Phlebotomy, and many more. It is interesting to note that the centre has relationship for oversea consultation for second medical opinion.



Cross section of the State-of-the Art Equipment available at Gani Fawehinmi Diagnostic Centre Ondo

The Mega School Programme

As part of its caring heart development programme, the Ondo State government has embarked on the development of mega primary schools to reposition the education sector by providing access to free and qualitative education in the State irrespective of the social and economic status of the parents. It is designed to create a learning environment in the state public school system where every child of school age will have equal access to quality child friendly school environment.

The new educational policy initiative of the Ondo State government is to provide solid educational foundation at both primary and secondary school levels to promote effective learning and guarantee qualitative education. The mega schools will further enable the state to meet the Millennium Development Goals in the education sector. The vision of the present administration is to grow a culture of learning and develop the state through its quality human capita in science and technology.

The objective is to provide equal access to basic educational services and opportunities in the State by establishing a viable and sustainable process that will guarantee qualitative education and allow the children compete favourable with their peers across the globe.

Each school is designed to accommodate 1050 pupils with 42 standard classrooms, library, laboratory, multi-purpose hall, sick bay, administrative block, resource centre, including other state of the art infrastructure and equipment.

The Mega school system is designed to accommodate children from all backgrounds irrespective of status of parents and is intended to bring qualitative education to the door steps of pupils of different parental backgrounds, thereby bridging the gap between the rich and the poor. The Caring Heart Mega Primary Schools are being constructed across the state in more than 15 locations. To-date the Caring Heart Mega Schools have been completed in Akure, (Oke-Ijebu), Ondo, Ile-Oluji, Araromi Obu, and Okitipupa. Ultimately, each of 18 Local Government Council Areas will have at least one mega primary school.



A Caring Heart Mega School, Okitipupa



A Caring Heart Mega School, Ondo



The Caring Heart Mega School Projects, Ondo



The Caring Heart Mega School, Oke-Ijebu, Akure



The Caring Heart Mega School, Ile-Oluji



A Caring Heart Mega School, Hospital Road, Akure



Quality Education Assurance Agency (Q.Ed), Alagbaka, Akure

Quality Education Assurance Agency

The Dr. Olusegun Mimiko led administration is strongly committed to the provision of qualitative education across the state. As a means of achieving this laudable vision, the government has established the Quality Education Assurance Agency to supervise and manage the education sector. Essentially, the Agency is to monitor, assess and evaluate the performance of school administrators, teachers and students in public and private schools for the

purpose of the attainment of the educational objectives of the state. The establishment of the Quality Education Assurance Agency is a landmark achievement in the quest for qualitative delivery of service in the education sector with a view to developing the human capita base of the state. A befitting headquarter office has been provided for the Agency at Alagbaka, Akure. This headquarter office structure has added yet another major landmark in the urban setting of the State capital.

The Caring Heart Agro-Business City

A formidable platform upon which the present administration is tackling poverty and hunger is the revolution in agriculture and wealth creation. With expansive arable land in the state, the government has initiated a new model of the old farm settlement aimed at engaging the large army of unemployed youths, mostly graduates, in gainful agricultural enterprises. As part of its robust agricultural policy aimed at transforming the state into a major player in food production both for local and export markets, the state government has initiated a three pronged approach to reduce poverty encapsulated under the Caring Heart Farm City project. The three key focus areas include:

- Provision of employment through agro-based activities
- Stemming rural urban migration by providing quality housing with ancillary urban services in model farm cities
- Food security to eliminate hunger and deprivation

Currently, Farm cities have been established in Ore, Epe near Ondo town and Auga in Akoko. Other proposed settlements are to be reactivated at Ile-Oluji, Mariwo and Iju. Farming activities in these modern farming communities include poultry, fishery, cattle rearing and arable farming. About 1,089 graduates have been employed in Ore Farm City with 300 housing units provided. At Epe near Ondo town, 100 housing units have been completed and ready for occupation by the new entrants into modern agriculture.

The concept of the farm city is to create a fully functional community for young graduates who are willing to take to farming as a profession. The community is provided with necessary urban facilities such as potable water, electricity, road network, and good quality housing. The design of the new town provides for ample area for recreation and outdoors community activities. The housing units are self contained and functional. The layout of a typical farm city provides for a composite of basic infrastructure and services such as housing units, farm market, public spaces, worship centres and security outfit.



Poultry Section at the farm



Graduates Farmers at the Fishery Section



Some of the equipments available for mechanised farming

The contribution of this initiative to urban development is in the area of establishing new human settlements that is well planned and systematically being developed. A good layout, predetermining land use and coordination of activity centres well ahead of development and construction is a plus in the emergence of these settlements. If sustained over time, it is expected that some affluent urban dwellers will opt for the serenity of the Farm Cities and relocate to the area. Another major contribution of the concept to urban development is in stemming rural urban migration. As these settlement grow with the provision of adequate and comparable infrastructure and services, majority of the resident would not migrate to the city.



Model of Ore Sunshine City Development Project, Phase 1

Ore Sunshine City Development Project

The Ore Sunshine City Development is a modern travel plaza being developed along the Benin Shagamu Express way to provide short and long stay facilities for travelers and ultimately home and holiday resort for those who would like to break their journey to enjoy the comfort and serenity of the new town. The Ondo State government has acquired — square kilometers of land around the old toll plaza and laid out the same for the new town development. The initiative is to create a satellite town to relieve the old Ore settlement of the pressure arising from the potentials of growth in the corridor. In the long run the new town is to serve the emerging developments in the oil and gas, petroleum and port facilities in the coastal region of the State. This forward looking development plan is a major contribution of the Mimiko led administration to coastal development and promotion of commerce and industry in the state. The travel plaza is designed to have the following facilities:

- Commercial petrol stations
- Large retail business area including restaurants and fast food outlets
- Facilities for businesses such as banking services
- Auto repair and service centres
- Modern car (350) and long range bus (100) parking bay for short and long stay
- A 50 bed motel
- Truck parking facility
- Public rest rooms
- Driver support services
- Associated facilities such clinics, fire station, car wash, towing centre and 24 hours security services

The Sunshine City Development project is a tripartite arrangement between the Ondo state government and two private sector investors under a Joint Venture Investment agreement.

Urban Community Infrastructure Development

The Community Based Urban Development project is a World Bank (International Development Association (IDA) assisted urban renewal project focusing essentially on the provision of basic infrastructure and services in poor urban neighbourhoods. The project was initiated as a community driven development with a lot of emphasis on community participation and consensus building. Through the project, the State has constructed:

- 41km of urban roads,
- 5km of reinforced drainage channel,
- 8Nos of electricity power sub-stations (with aluminum conductors)
- Laid, 8km of 100mm and 150m diameter water main pipes,
- 3 borehole water schemes with 300m radius reticulation.
- Delivered 10 refuse collection vehicles to strengthen the capacity of the State Waste Management Authority.
- Established a Geographical Information System (GIS) Laboratory in the Ministry of Physical Planning and Urban Development
- Trained over 285 personnel drawn from the State and Local Government services as well as the benefiting communities in Project Management, Procurement, and Community participation in Project Development etc.
- Fumigation and termite control in 14 Schools



One of the road constructed under the Community Based Urban Development Project



Electrification component of the Community-Based Urban Development Project

Section

4

LESSONS AND EXPERIENCE



LESSONS OF EXPERIENCE

The urban renewal programme as a platform for the rapid transformation of the State's social and economic fortune has provided unique opportunity for understanding some fundamental issues in urban development and learning very useful approaches to resolving and managing them. Indeed we have come to realize that the backbone of a properly functioning city is its infrastructure, the network of roads, water supply, distribution of electricity, solid waste management, which all combine to allow the urban dwellers and businesses to work. Therefore, any plan that is put in place to improve the quality of lives of the people must address these critical elements of urban infrastructure and services.

Housing is yet another element that must be addressed in order to ensure that the people have access to cheap and affordable shelter. City-wide approach to infrastructure provision is expensive and time consuming. We appreciate that the community-based approach of the World Bank Community-Based Urban Development Project (CBUDP) as responsive and politically sensitive to demand. The approach looks at neighbourhoods and considers the critical urban elements that require upgrading and improvement within a holistic and comprehensive framework.



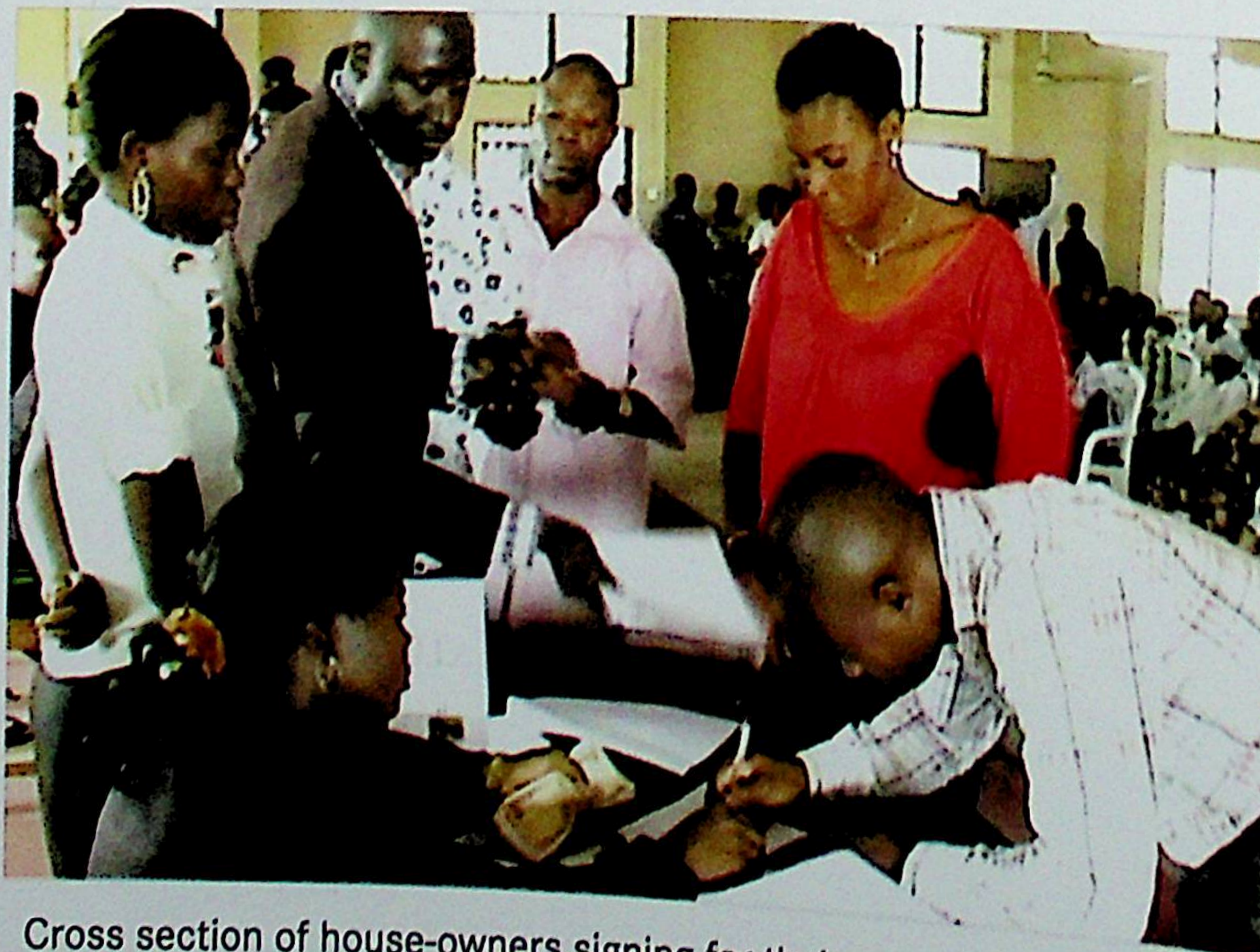
WORKING WITH THE PEOPLE

Citizens' participation

A very critical lesson from the various development projects embarked upon so far is people's involvement and participation right from the start. Here we have been able to impact more on the people by getting them to be involved in decision making relating to projects that affect their lives. The use of certain participatory models such as town hall meetings and stakeholders' conferences in different urban centres across the State has made it possible to promote participation which has guaranteed that people in the State are more aware of the purpose and vision behind the projects and that there is a general buy-in and ownership of development projects to ensure sustainability.

Compensation and Relocation

To reduce the hardship felt by those affected by demolitions or loss of income as a result of the activities of the State Government towards the actualization of the urban renewal strategy, the Mimiko led administration went further by taking care of the affected persons. After the gathering of detailed information as to those who are affected by the various road constructions and infrastructure development projects across the State, compensation is paid to all affected persons and relocation, where necessary, of businesses carried out before displacement or commencement of the projects. This approach has contributed immensely towards the smooth operation of the State's urban renewal strategy.

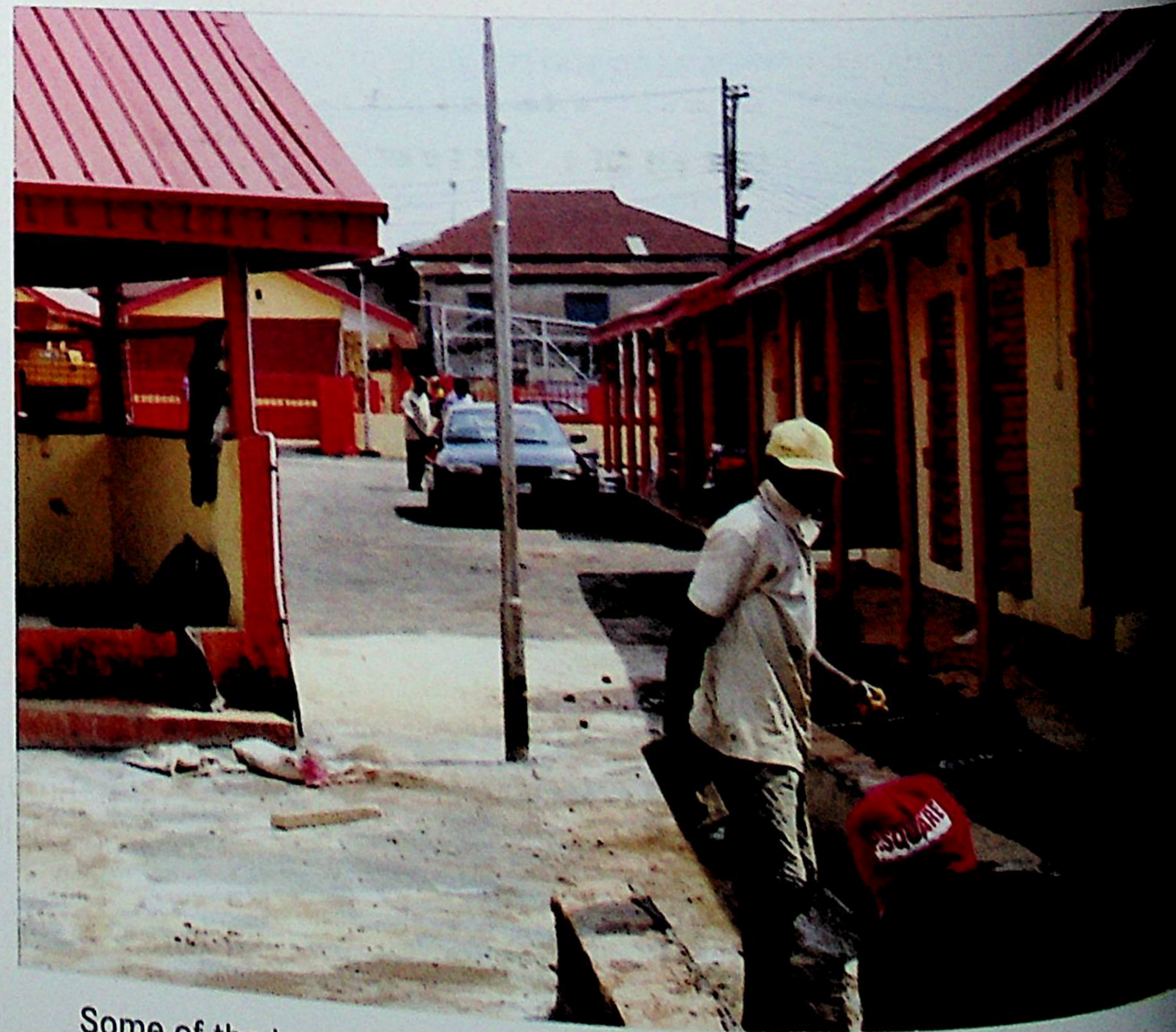


Cross section of house-owners signing for their compensation package

Direct Labour

Another strategy put in place by the Mimiko led administration is the use of direct labour for the execution of a lot of the infrastructure projects rather than through the award of contracts. The justification for this approach is to support the development of the local artisans and patronize the local builders and suppliers markets. The constructions of projects such as the neighbourhood and regional markets across the State, auto-mart in Akure, agricultural farm cities in Ore, Epe and Auga and rehabilitation of minor roads are all carried out by local artisans engaged by the State government under the umbrella of the Direct Labour Agency.

As at 2011, a very large number of artisans had been engaged over a 34 month period covering specialized areas such as welding, block work, carpentry, electrical and electronics, asphalt laying etc. All materials used for these projects were sourced locally thereby ensuring that the injection of funds by the State Government boosts the local economy. There is therefore no doubt that local economic development is in line with the State's overall urban renewal strategy.



Some of the beneficiaries of the State Direct Labour Policy at work

The Community Development Perspective

The 3i's Initiative was established by the Ondo State Government in April 2009. Its purpose is to bring development to rural communities and provide direction for partnership between various stakeholders in the public and private sectors. It is an innovation solely driven and funded by the State that showcases best practices in bottom-up approaches, participatory governance and community-driven development.

3i's is an acronym for its key focus areas i.e. infrastructure, institution and industry. The Initiative aims:

1. To rebuild the confidence and trust of the people in government by providing basic social amenities.
2. To empower for sustainable development by identifying and building the capacities of community institutions, provide technical and financial support and ensure that the people contribute to their own development.
3. To enrich the people by identifying and supporting viable micro-industries and encouraging commerce in the rural communities thereby creating wealth and reducing poverty.

Since inception, the 3i's Initiative has reached out to many communities across the State carrying out baseline surveys on existing socio-economic infrastructure, focal group discussion with the different stakeholders (including women) within the communities, facilitating the identification and prioritization of needs by community members and documenting all activities and information necessary to assist the State in planning.

Within 3 years, over 350 communities benefited from 305 micro-projects executed such as the construction, equipping and staffing of basic health centres, provision of additional classroom blocks to existing schools, provision of electricity through purchase of transformers and linking communities to the national grid, provision of water to boost access to clean and safe water and sanitation through the drilling of mono pump, solar powered and deep well boreholes water, construction of open market stalls and lock up shops for

promote commercial activities and proper sanitation in markets, construction of town halls and grading of feeder roads for easy access and transportation.

It is a known fact that city slums are occupied by migrants from rural communities, however with the provision of basic amenities to the rural and suburban communities together with building human capacity to plan and manage the projects and supporting industries, community members (especially the youth) have reasons to remain in the communities and generate income by going into enterprises thereby decongesting the cities (slums). This strategy prevents the menace of rural-urban migration tackling it from its root cause.

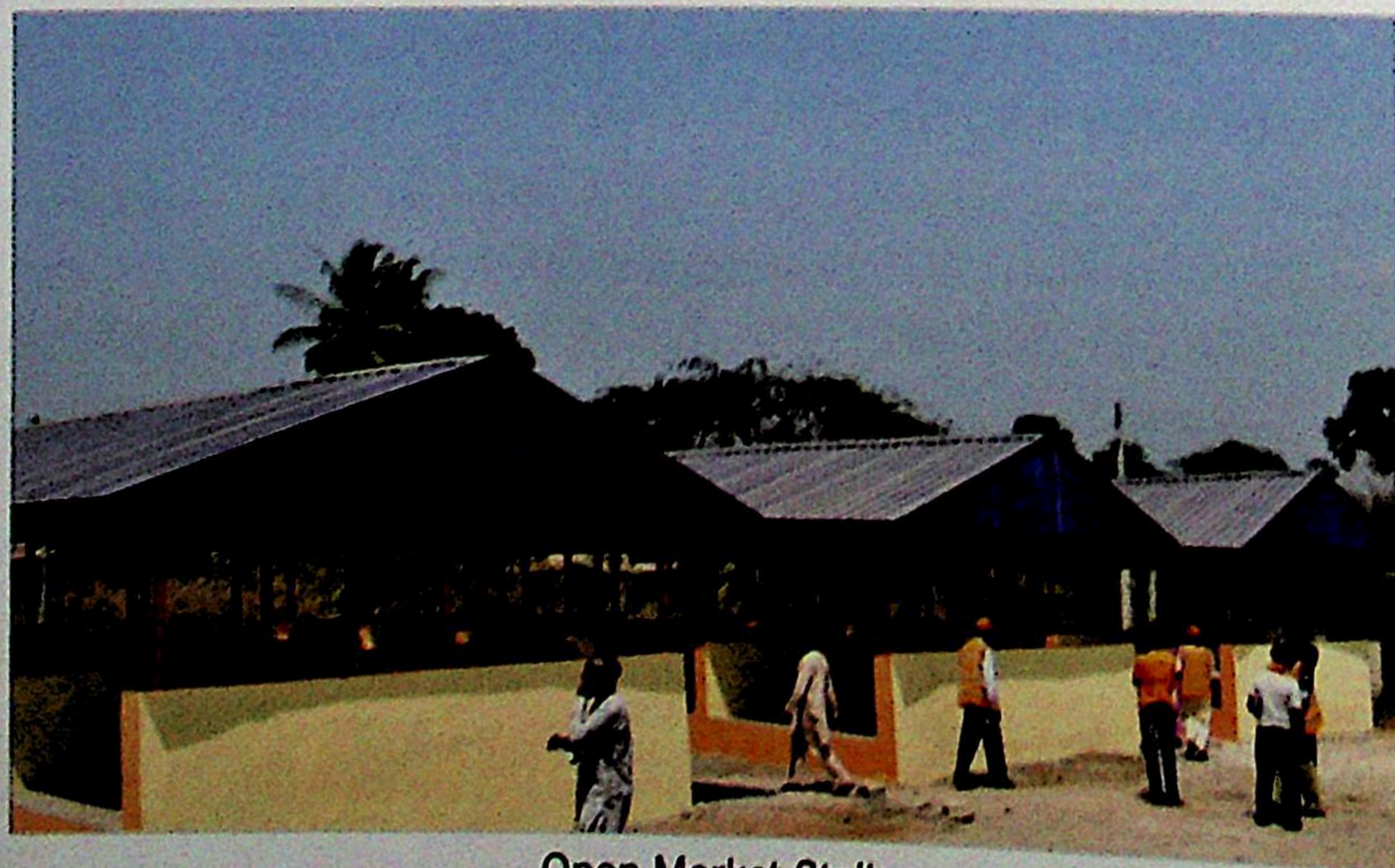
There is no doubt that there is definitely a nexus between this administration's investments in community development and its overall goal of urban renewal.



Uso townhall, Owo LGA



Basic Health Centre with Community Change Agents



Open Market Stalls



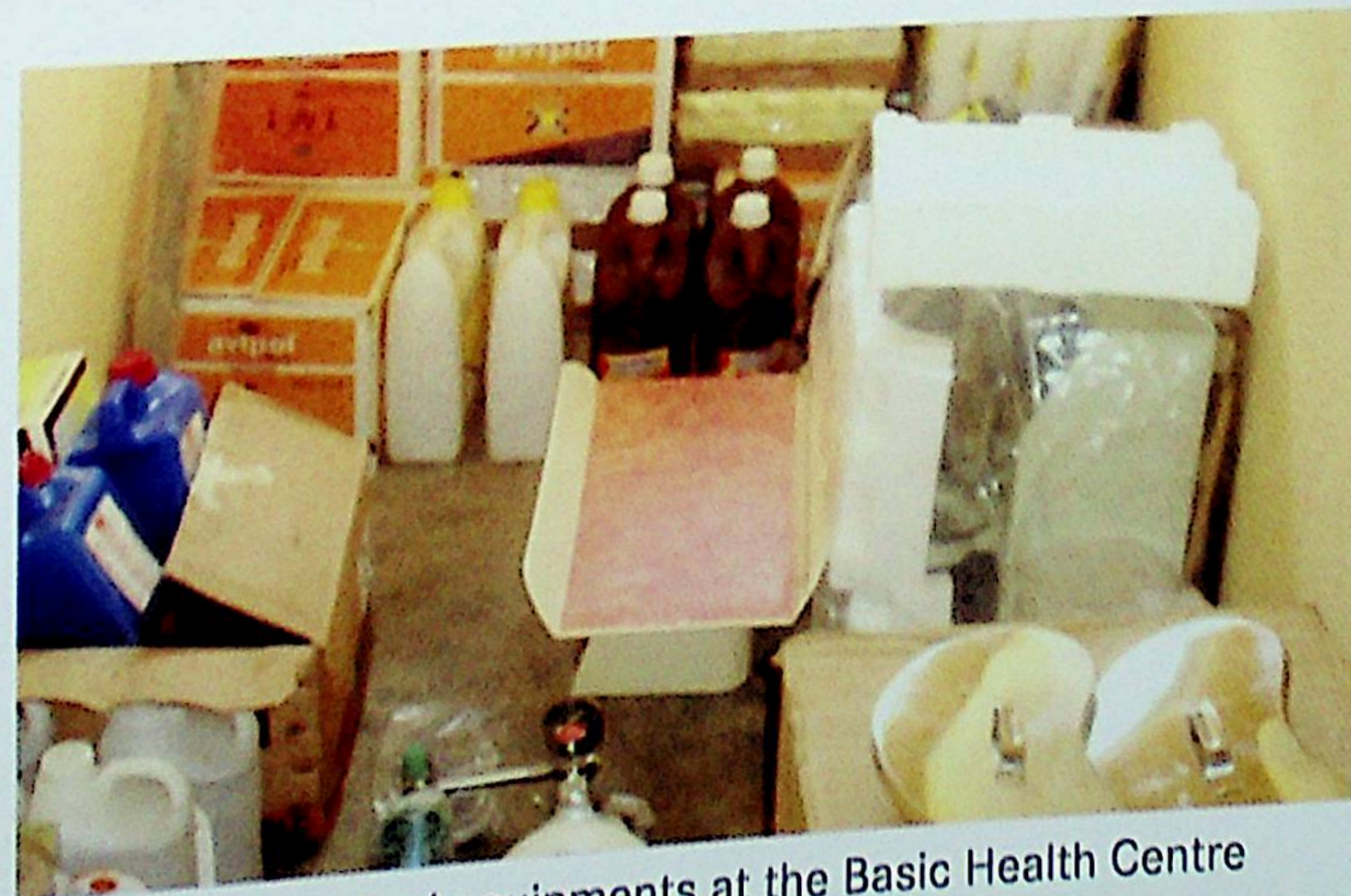
Solar Power Borehole



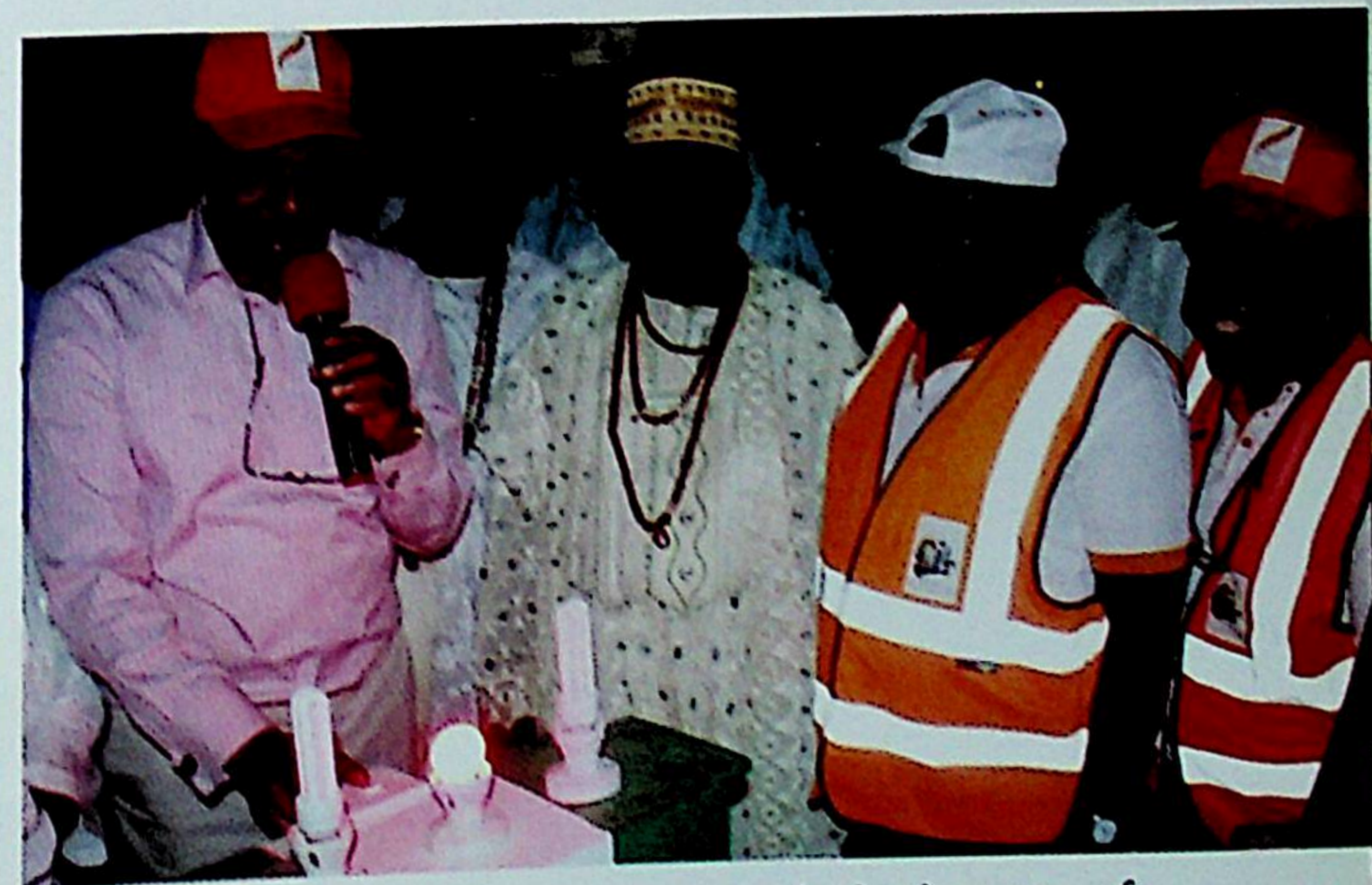
Community Town Hall, Idepe-Okitipupa



frying Garri at Ilale-keji Cottage Industry, Owo



Some medical equipments at the Basic Health Centre



Mr. Governor commissioning one of the rural electrification

Section 5

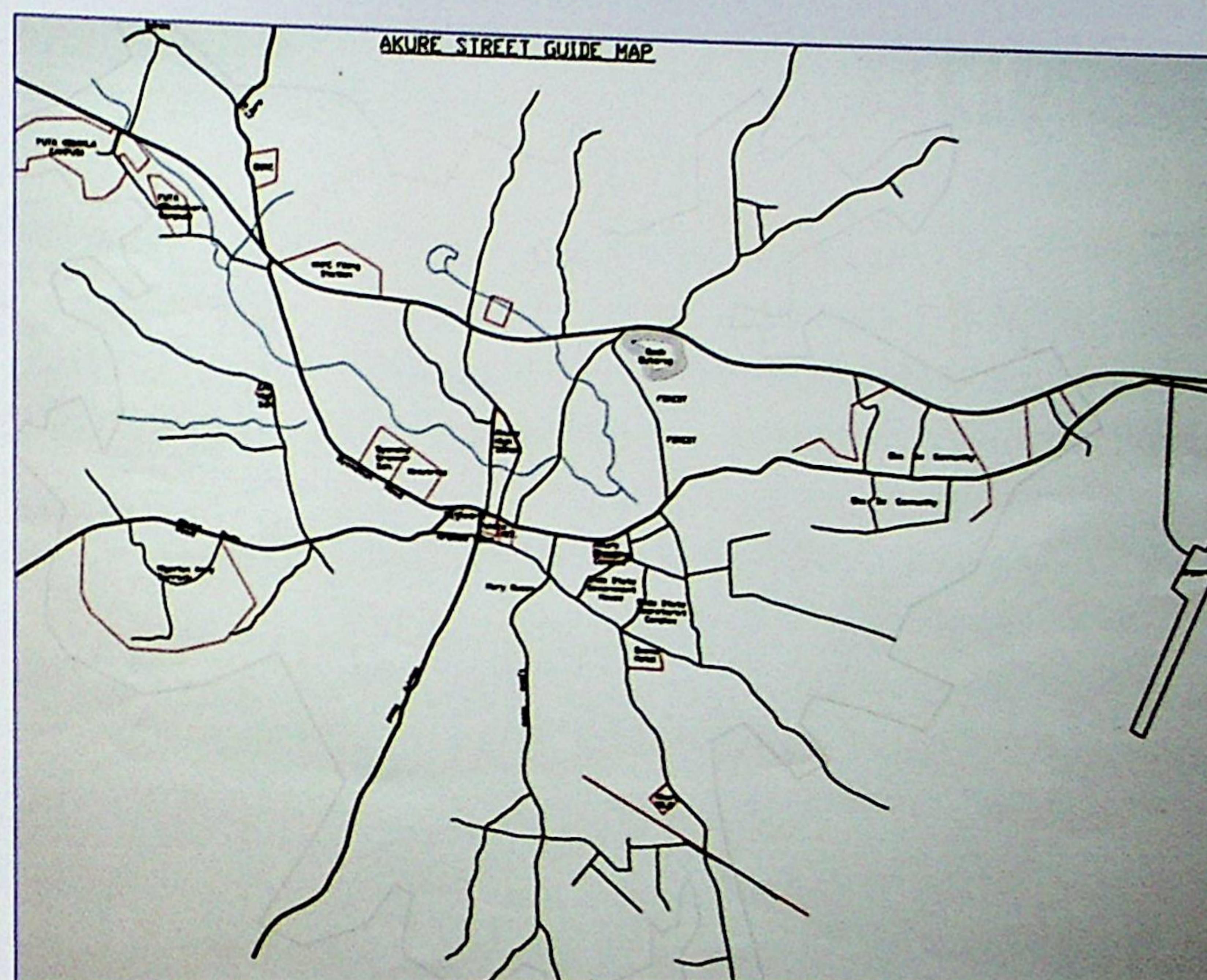
**OVERVIEW OF
MAJOR CITIES IN THE STATE**



AKURE

Akure is the capital city of Ondo State. Presently it covers about 35km² and is about 700km to Abuja, the Federal Capital of Nigeria and about 300km to Lagos the nation's commercial nerve centre. The city has a population of approximately 367,000 (2006 population census) people who are largely of the Yoruba ethnic group.

Akure like other Yoruba cities is the product of traditional societies which have been grafted with some modernity. Prior to the advent of colonial masters, Akure is a mono centred agrarian settlement. The planning concept then was very simple as buildings clustered round the Oba's palace which is located at the centre of the town. Market, religious centres and open spaces are common features in the city centre. However, the change in political and administrative status right from colonial period till date brought some structural changes to the spatial form and structure of the city. Presently, Akure is a two centred urban Area (CBD) Palace/Oja-Oba is the traditional city centre while First Bank/Alagbaka area has emerged as the commercial district.

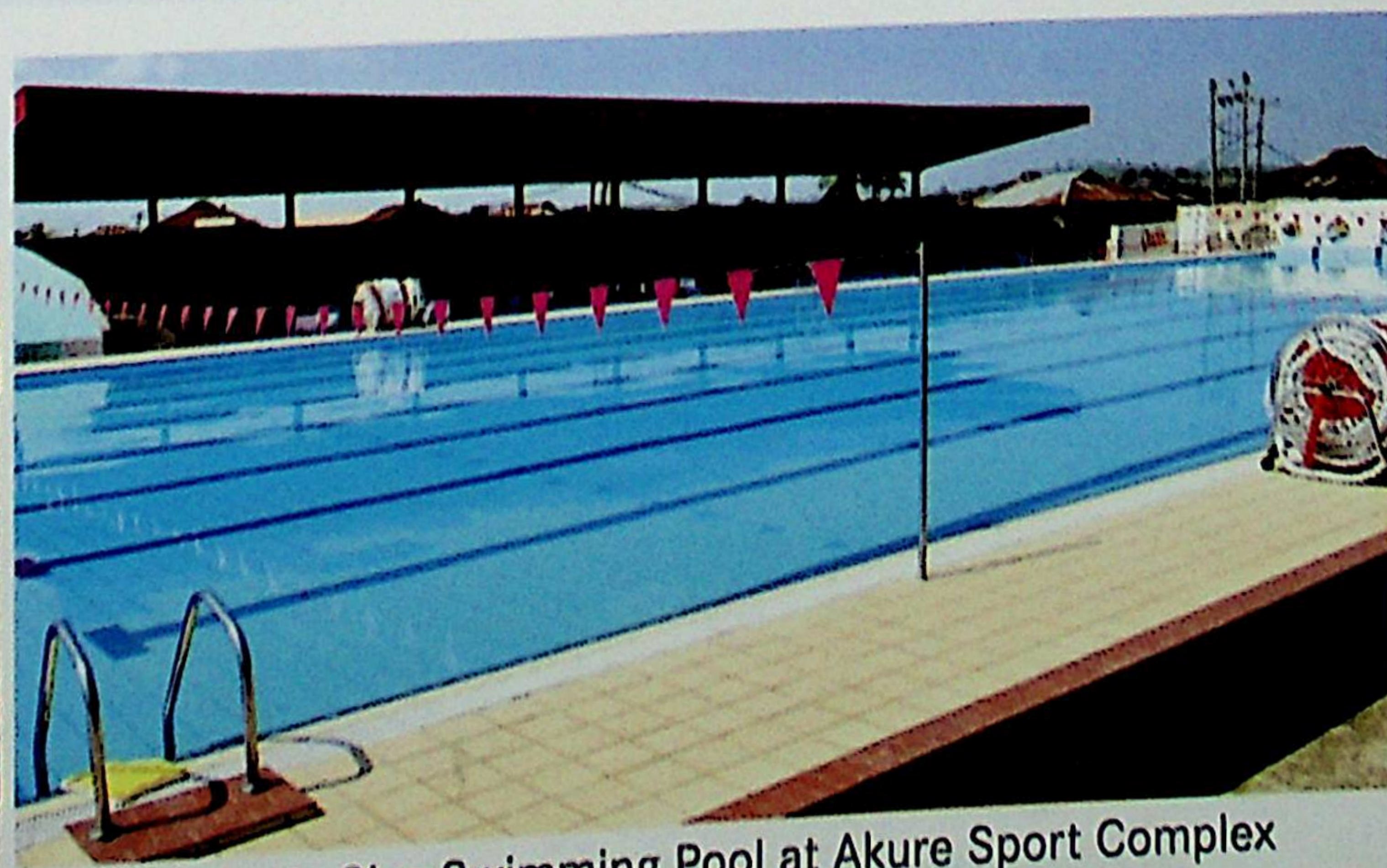


Major landmarks

- Government administrative buildings at Alagbaka
- Federal University of Technology
- Federal Secretariat along Igbatoro road
- Akure Airport at Oba-Ile
- 2 Television stations and 3 Radio stations etc.
- The new Akure Auto-Mart
- Mother and Child Hospital
- Mega Schools
- Old and the new stadium under construction



Entrance of Governor's Office



Olympic Size Swimming Pool at Akure Sport Complex



Ondo State Cultural Centre (Adegbemile), Akure

ONDO

Ondo town is situated 45 kilometres South of Akure, the state capital and about 291 kilometres North East of Lagos. Ondo is 250 meters above sea level and the hills around the town are granite out-crops of volcanic origin. Situated in the humid tropical region of Nigeria, Ondo enjoys abundant rainfall of about 1,500mm annually and the south westerly winds throughout the year. The raining season lasts from March to October.

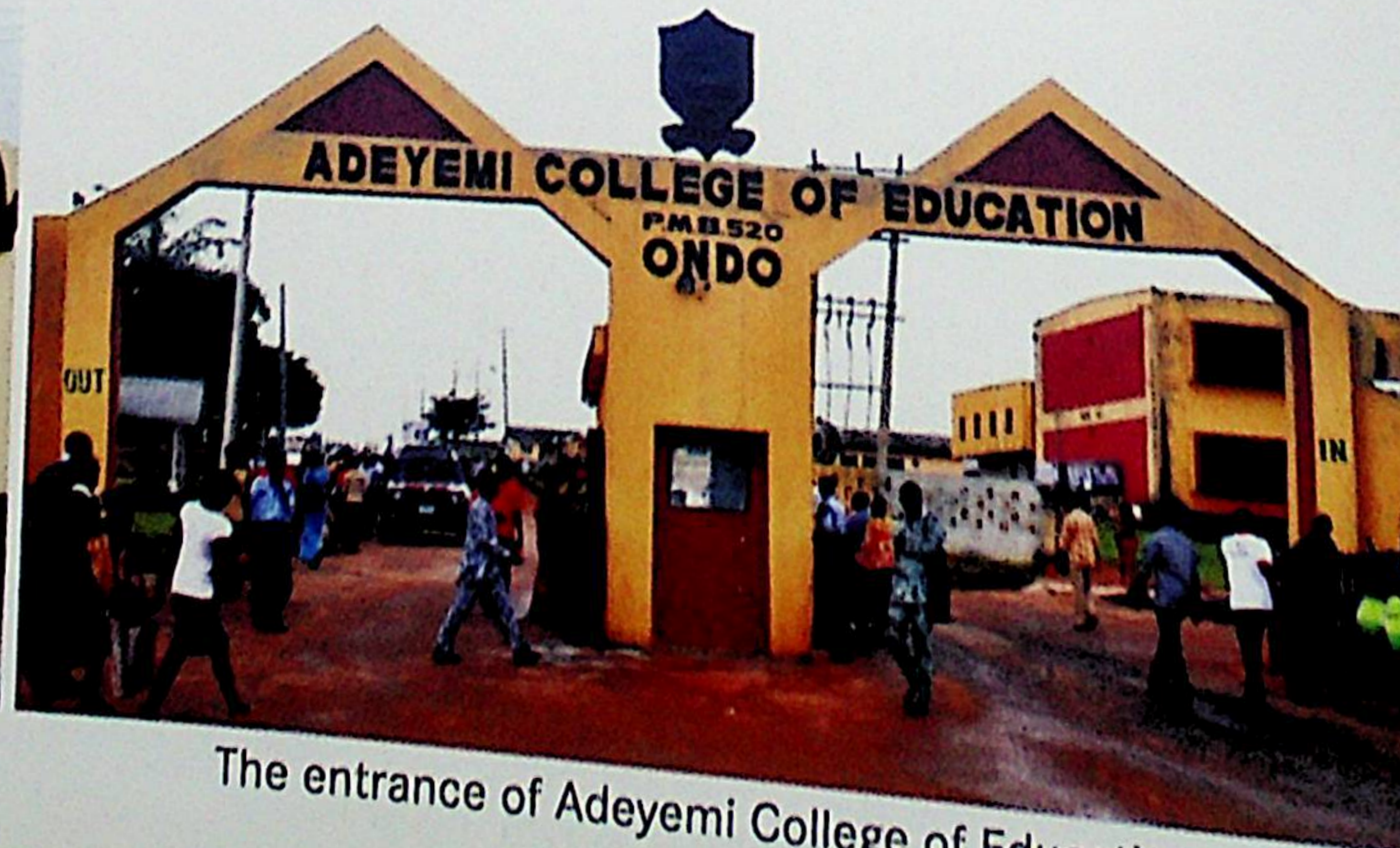
Historically, the origin of Ondo people, like other Yoruba's, is traced to Oduduwa, the great ancestor of the Yoruba race. While coming from Ile-Ife, the team initially settled at Epe, a few kilometers from Ondo, before migrating to the present site of Ondo town. The region is noted for the production of cocoa, timber and other forest products.

Major land marks found in Ondo include:

- Adeyemi College of Education;
- Wesley University of Technology;
- Osemawe's Palace;
- General Hospital;
- Ondo Civic Centre
- Gani Fawehinmi Health Diagnostic Centre;
- Ondo Sports Stadium;
- Stanmark Cocoa Processing Company
- St. Don Bosco Technical College



The Palace of Osemawe of Ondo Kingdom



The entrance of Adeyemi College of Education

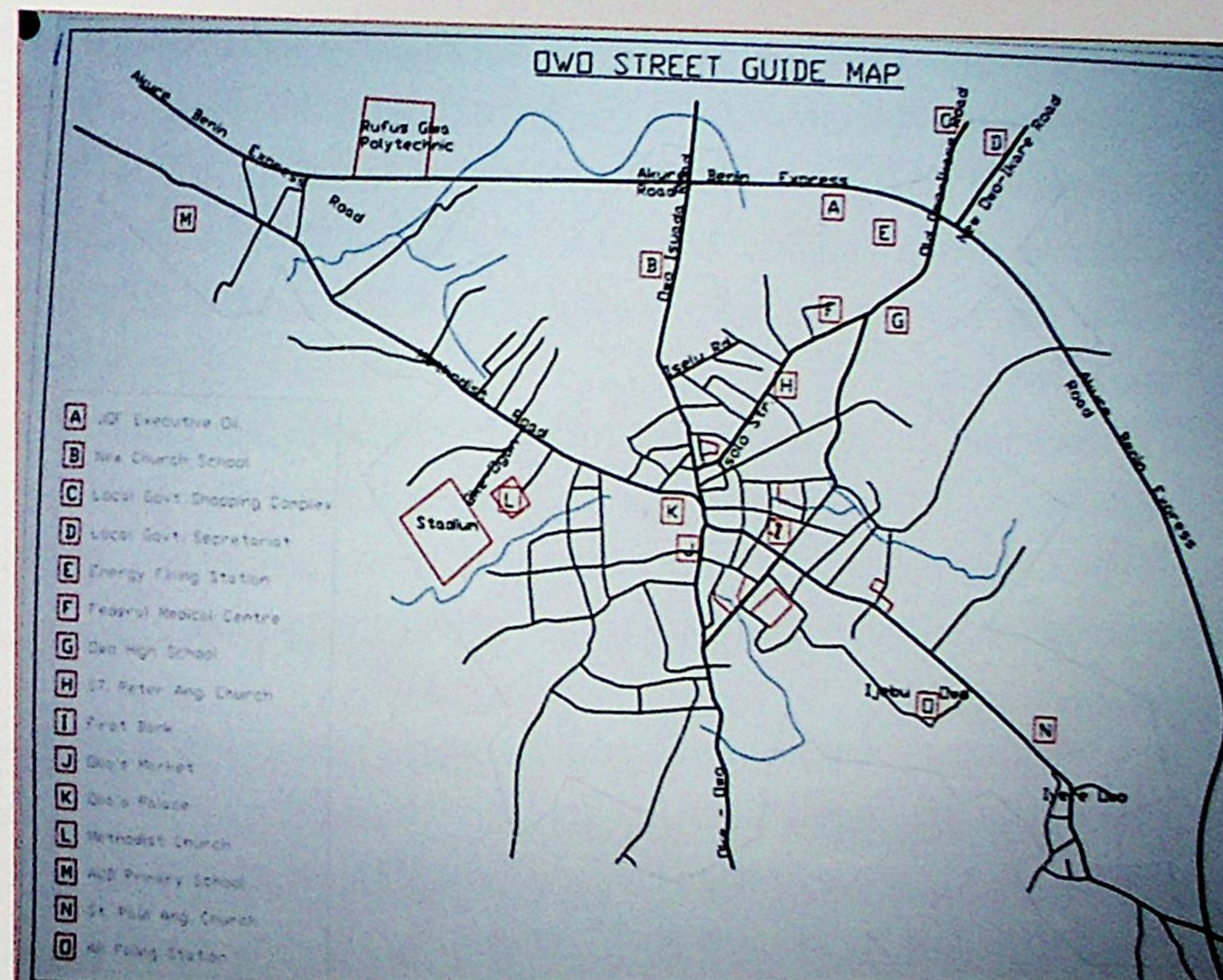


Gani Fawehinmi Diagnostic Centre, Ondo

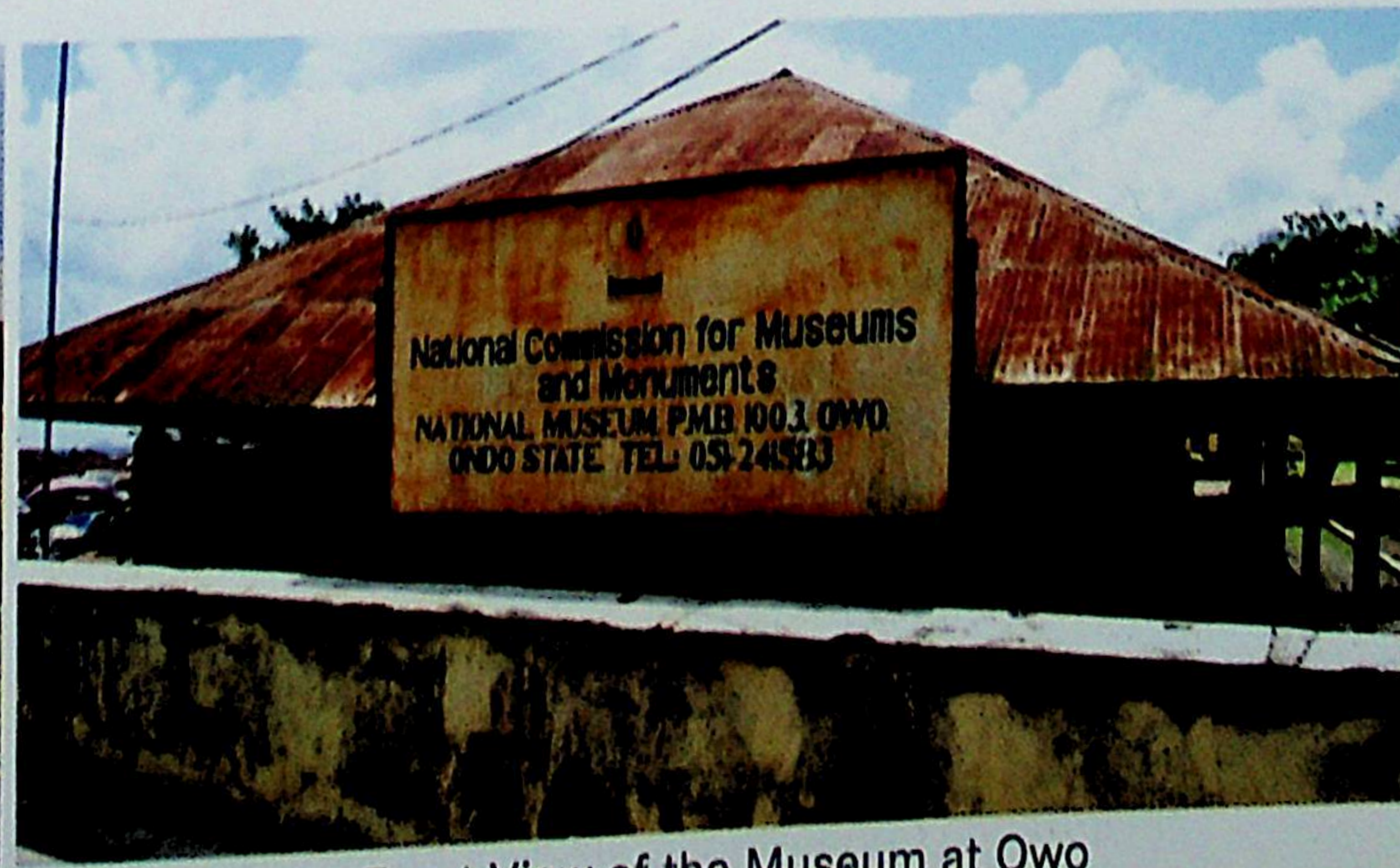
OWO

Owo is situated in the Northern senatorial district of Ondo State and is about 48 kilometers east of Akure, the state capital. It is the headquarters of Owo Local Government Area. The town falls within the sub-equatorial region characterized by a monsoon climate. The temperatures are relatively high throughout the year with marked seasonal changes in rainfall and relative humidity. It is influenced by two prevailing winds—north east trade wind and south west trade wind. A fairly large proportion of the Owo Local Government Area is covered by the State Forest Reserve. The soil series are excellent and very suitable for Cocoa, timber production, Coffee and Kola nuts.

In terms of history, Owo traces its origin to the ancient city of Ile-Ife. Oral tradition claims that the founders were the sons of the Yoruba deity, Oduduwa who was the first ruler of Ile-Ife. Owo has a very big palace which was declared a national monument by the Federal Government. The Olowo palace has many courtyards. Each courtyard had a specific function and was dedicated to a particular deity. Some courtyards were paved with quartz pebbles or broken pottery.



The Olowo of Owo Palace



Front View of the Museum at Owo



Rufus Giwa Polytechnic, Owo

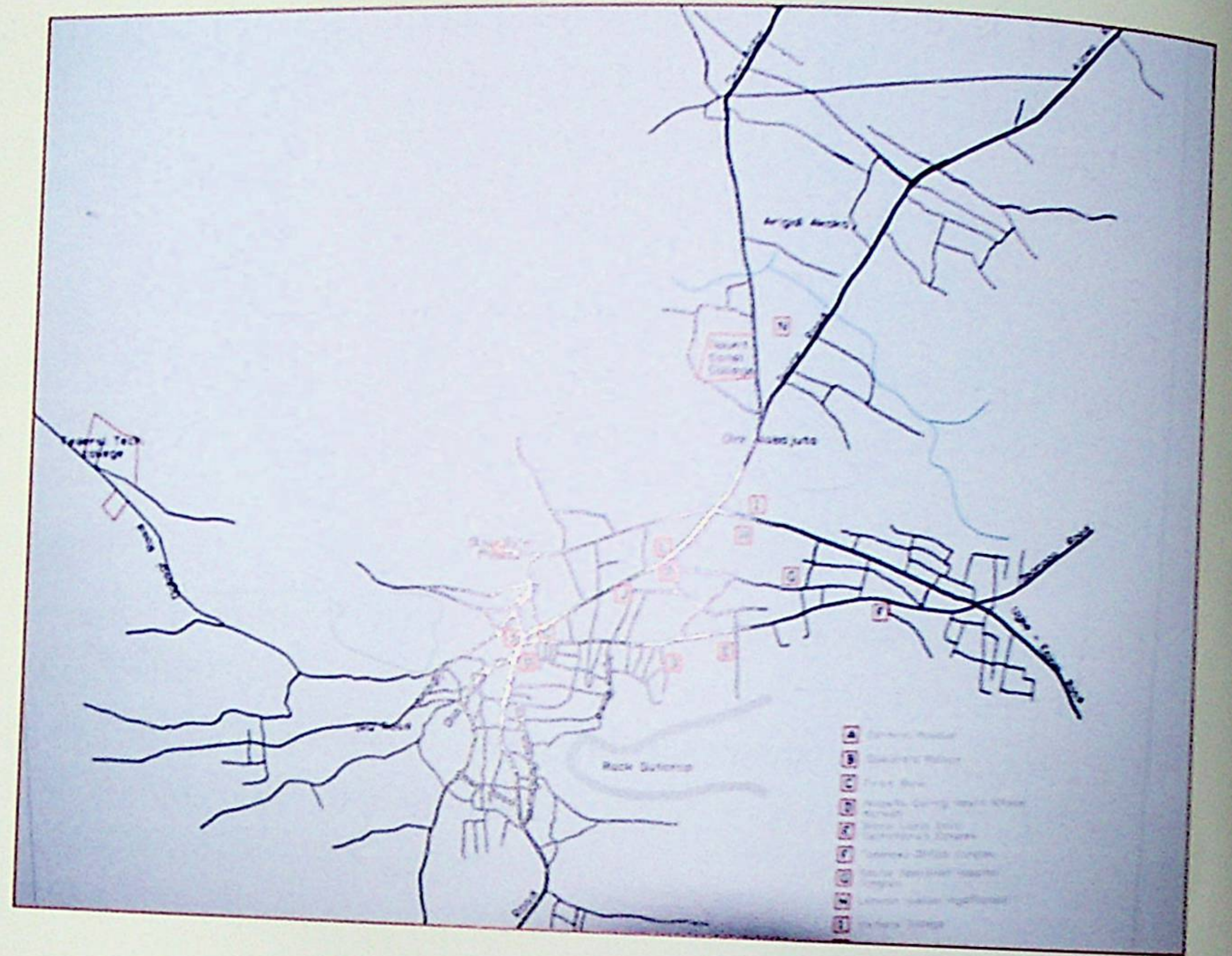
IKKARE

Ikare is located to the North-western part of Ondo State of Nigeria. It is about 92 kilometers from Akure, the State Capital.

The town is situated within the area called western block otherwise known as western upland. The area is characterized by the oldest rocks in the country with altitude ranging from 300 metres to 750 meters above sea level.

The town lies on an undulating rolling terrain hemmed between high altitude rocks. The various rock outcrops enhances the security and aesthetics scenery of the town, in the past. However, these rugged rock outcrops, also inhibit and restrict physical expansion of the town.

The location of Ikare as well as its administrative and educational importance has largely aided its rapid growth and expansion. Its nodal position with regards to Kogi, Edo and Ekiti States further enhances its socio-economic importance. Ikare is a centre of commerce particularly in retail and whole sale trading, hence the construction of the first Ondo State regional market in the town. The architectural style of the city incorporates both Portuguese and Arabic styles. It must be noted that, physical development of the town follows the pattern of major arterial roads like Ugbe-Iboropa road, Ikare/Arigidi road, Ikare/Ado road and Ikare/Owo road. To a large extent the ubiquitous rock outcrops have influenced the pattern of land use development.



The Caring Heart Regional Market, Ikare-Akoko



Alpha 3D Factory, Ikare-Akoko



Awara Dam, Ikare-Akoko

OKITIPUPA

Okitipupa is the administrative headquarters of Okitipupa Local Government Council. Prior to the creation of Ondo State in 1976, Okitipupa was the regional headquarters of the Okitipupa Division that is presently delineated into Okitipupa, Irele, Ilaje, Odigbo and Ese-Odo Local Government Councils.

Okitipupa, located in the southern part of the state is the traditional town of the Ikale speaking ethnic group. However, there are other notable tribes like Ilajes, Ajas, Ijaws, Igbes, and Hausas in the commercial city.

Commercial activity in the town is dominated by the informal sector with large number of people engaged in craft making, fishing and farming. There is a considerable proportion of the residents in the public and civil services. The town is a major growth pole in the state Southern Senatorial District.

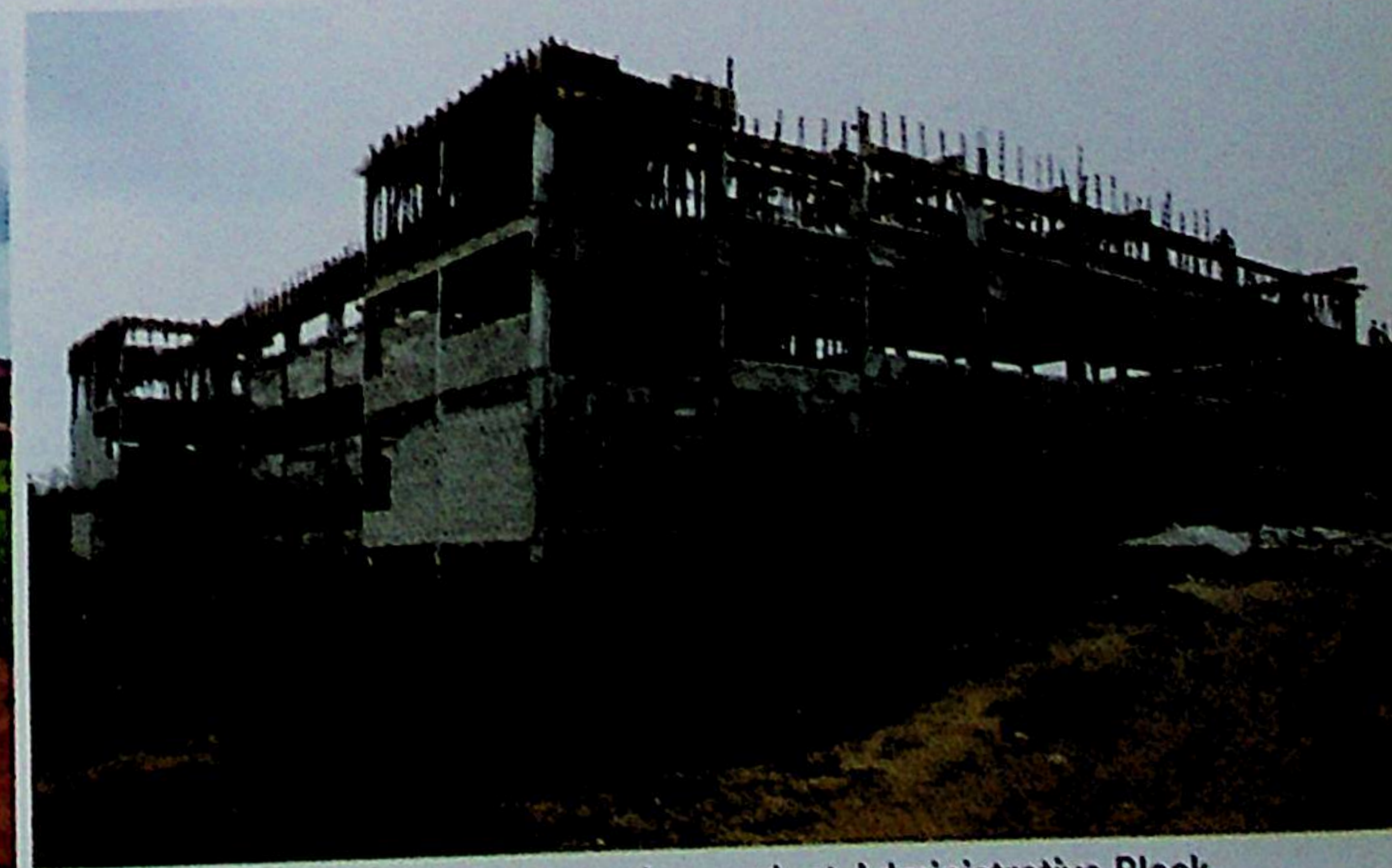
Notable landmarks in the town include the State Specialist Hospital, the Nigeria Army Barracks, Okitipupa Oil Mill Factory, and a Television Station.



The Regional Market, Okitipupa



A Caring Heart Mega School, Okitipupa

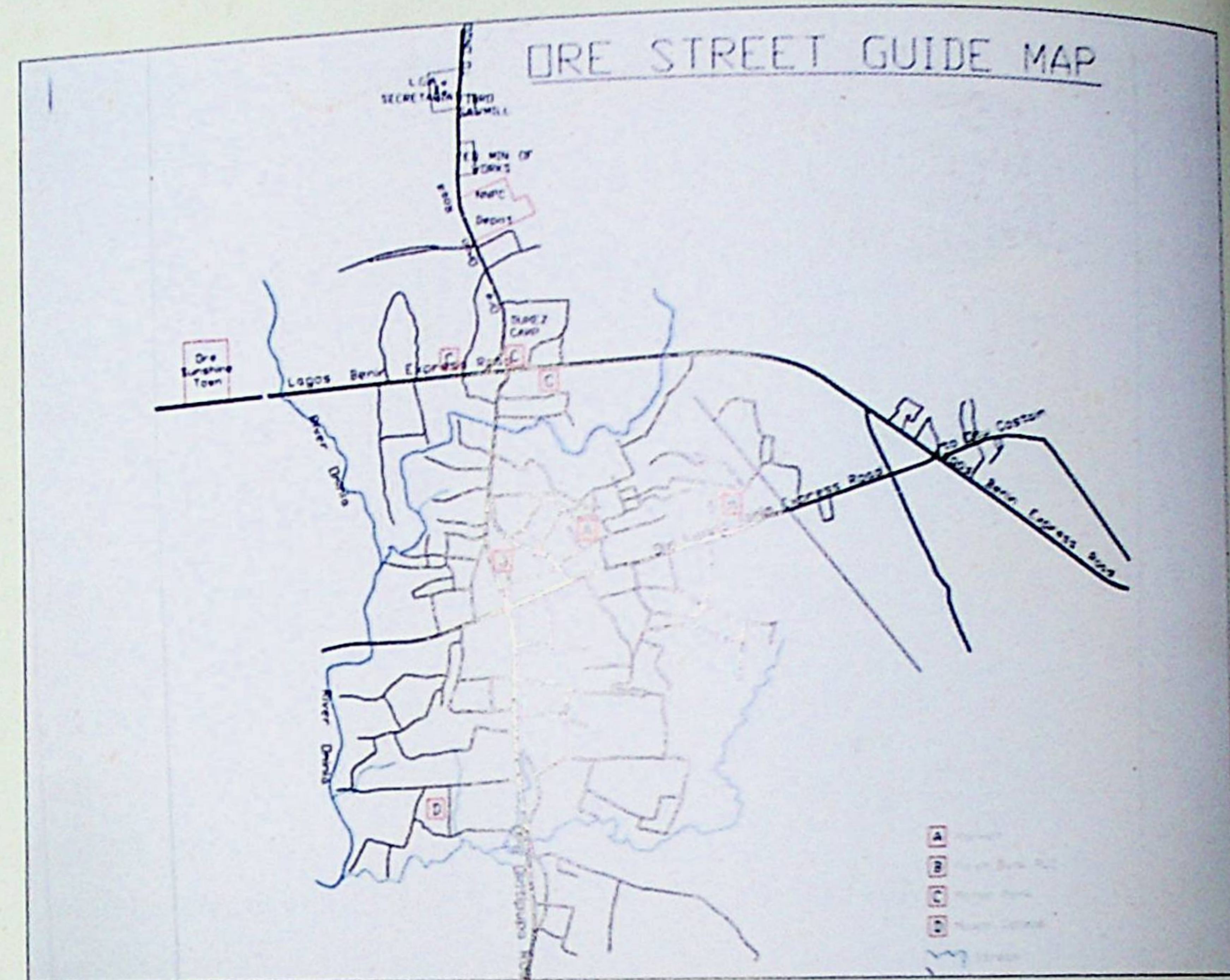


A section of on-going work at Administrative Block OSUSTECH, Okitipupa

ORE

Ore is the headquarters of Odigbo Local Government Area. It is located at the nodal point where Lagos/ Benin express way intersects Ondo/Okitipupa high way. The prominence of Ore is consequent upon its location at a road inter-change where redistribution of travellers, traveling to all parts of the country, usually take place. Ore is about 46 km from Ondo, 80 kilometres from Benin and about 247 kilometres from Lagos. The town has become an important gateway into the State and indeed a prominent gateway to the South East and South South geopolitical zones of Nigeria.

The topography of the area is characterized by gently rolling and well-drained terrain with an under laying sandy loamy/clay loamy soil which is generally firm and stable. The town falls within the rain forest area of Nigeria and is under the influence of two distinct seasons, a hot and very dry period between November and March, and warm moist period from April to December. The raining season is interrupted by a drier period from late July to early September. The minimum temperature is about 2400c throughout the year while the prevailing winds are south westerly during the raining season and North easterly during the dry season. Ore, which use to be a small settlement, came into prominence due to its location and the thriving weekly market which attracts people from all parts of the country.



Notable land marks are concentrated along the major roads which include the following:-

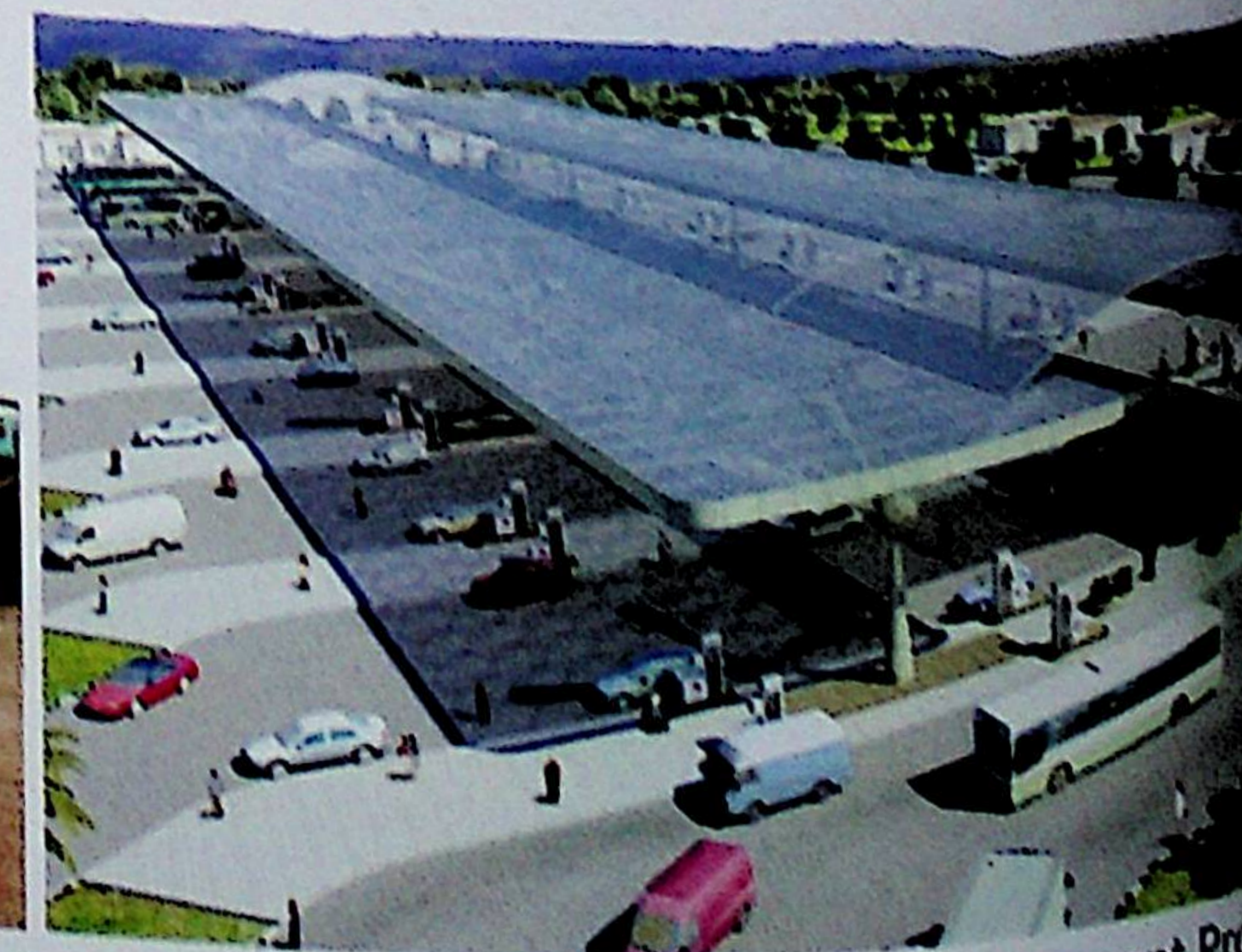
- NNPC depot;
- Police Station;
- Afforestation project;
- Ore-Irele Oil palm plantation;
- Banks;
- Ore Regional Market;
- Local Government Secretariat complex;
- Saw mill industries;
- Ore Agric Farm Village along Lagos Express way
- Ore Sunshine City



Administrative Block of Odigbo LGA Secretariat, Ore



Some of the equipments available for mechanised farming at Agro Business City, Ore



Model of Ore Sunshine City Development Project