

*Reduced  
Commercial  
Rates*

*Applies to  
Town / Village  
Centres*

*Closing Date  
31<sup>st</sup> December  
2023*

# Economic Regeneration Scheme 2023



comhairle chontae na mí  
meath county council



# The Concept

The Economic Regeneration Scheme is a new initiative for businesses which offers reduced commercial rates for the first 3 years of business in a previously vacant town/village centre premises.

Meath County Council has launched this scheme to encourage the use of vacant commercial units in our towns and village centres. We understand the importance of an attractive, vibrant commercial business centre, and its contribution in boosting footfall and street activity.

The scheme will tie directly into the foundation of our Economic Strategy by:

- Reducing the number of vacant properties within our County.
- Encouraging new commercial ventures as well as complementing existing businesses.
- Assisting in job creation.

# Terms & Conditions

## **Eligible Properties:**

- The scheme will run from 1<sup>st</sup> of January 2023 until 31<sup>st</sup> December 2023.
- Open to newly established businesses occupying units that have been previously vacant for 2+ years in town or village centres.
- Qualifying uses include retail, offices, commercial and industrial businesses.
- No outstanding planning enforcement proceedings, commercial rates or local authority charges owing on the premises.

Please note the following list of businesses that will not be supported by the scheme:

Charity Shops	Betting Shops
Amusement arcades / premises with gaming machines	E-Cigarette Shops
Adult Shops	Cash for Gold / Cash for Clothes Shops
Nightclubs / Private Members Clubs	Banks
Moneylenders	Off-licences
Takeaways	Pop-up Shops
End of lines/Closing down / Euro or Discount Stores	Multiples and/or franchises where the owner has > 3 units

This list is not exhaustive, Meath County Council reserve the right to refuse or grant any application

### **Eligible Applicants:**

- The applicant must be the ratable occupier of the property – owner or lessee of the premises.
- A copy of the lease agreement or Land Registry Folio will be required as part of the application.
- Applicant must remain in the premises for a minimum of 12 months.
- All local authority charges owed by the applicant, including commercial rates, must be paid in full each year in order to qualify for the grant.\*
- Failure to pay charges or to accrue arrears will see immediate cessation of support through the scheme.
- The property must comply with appropriate planning legislation.
- The applicant must make Meath County Council aware of any changes to the use of the premises or any change that will materially alter the original application.
- The annual rates liability must be less than €20,000.
- A valid Tax Clearance Certificate must be submitted as part of the application.
- The applicant must sign a direct debit mandate for payment of rates.

*\* Rates paid in full will be accepted if the rates liability is paid minus the grant payable once all other conditions are met*

### **Issuing of the Grant:**

The grant will be payable to successful applicants over a period of 3 years based on the commercial rates payable for the premises and will be applied as per the example below:

<b>Year</b>	<b>Rates Bill (example)</b>	<b>Grant Payable</b>	<b>Net Commercial Rates Payable</b>
<b>Year 1</b> (75% Reduction)	€1000	€750	€250
<b>Year 2</b> (50% Reduction)	€1000	€500	€500
<b>Year 3</b> (25% Reduction)	€1000	€250	€750

The grant is paid by applying a credit to the rate account.

### **How to Apply:**

Applications will be accepted through our online portal on [www.meath.ie](http://www.meath.ie) (link below)  
<https://submit.link/1h4>

All other queries should be directed to our Economic Development Team

[economic@meathcoco.ie](mailto:economic@meathcoco.ie) or 046 909 7000