



**MINISTRY OF HOUSING, INFRASTRUCTURE AND LAND  
TRANSPORT  
SEYCHELLES PLANNING AUTHORITY**

**Policies and Guidelines Library**

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**PHYSICAL DEVELOPMENT GUIDELINES FOR SMALL SCALE BUSINESSES –  
LAND TRANSPORT COMPONENT**

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## **1.0 SUMMARY**

The Small and Medium Sized Entrepreneurs (SMEs) operation in Seychelles cuts across all sectors of the economy.

The Government of Seychelles has consistently highlighted the significance and importance of the Small and Medium Sized Enterprises (SME) sector and is providing tangible support towards their ease of development in recognition to the fact that the population and the economy are continuing to grow rapidly.

The Seychelles Planning Authority recognizes that delays in dealing with development proposals by small businesses can have a negative financial impact and can affect economic growth. In particular, we recognize that an efficient and responsive planning system has an important role to play in maintaining the vibrancy and resilience of our business sector.

## **2.0 PURPOSE**

The purpose of these guidelines is to promote proper planning and sustainable development, rather than merely to control undesirable forms of development. The guidelines seek to build on a culture within the planning service which is positive, responsive and promotes high standards in a timely manner.

## 2.1 STATEMENT

This policy document provides the physical development guidelines in respect of Public Health Services and the Land Transport regulatory requirements for business classified as small in the country. The aim of which is to strike the optimum balance between the realities locally and existing often referred to as 'unrealistic and stringent' guidelines. This is in a bid to facilitate and accelerate small business activities in the country.

## 3.0 BACKGROUND

The Seychelles economy has opened up considerably in the last decade, transitioning from state intervention to market-based economic policies. Against this statement, this policy lays down the Government's guiding principles for accelerated physical development of the small scale enterprises in the Republic Of Seychelles.

Given the significant contribution of the small business to job creation and income growth, it is crucial that development guidelines to services be targeted to support these enterprises. The Small Enterprise sector has been identified as an important strategic sector in the overall policy objectives of the Government of Seychelles, hence the increase emphasis on the promotion and facilitation of small scale industries.

Given the nature of the small business sector and the challenges faced, it is important to have a Government led intervention and support mechanism to upgrade and strengthen this sector to meet the expectations of the country hence ensure an accelerated growth.

## 4.0 APPLICABILITY & SCOPE

Under this guideline all business operations, which is classified as *small*<sup>1</sup> as per the entrepreneurship classification of Seychelles, which provides the opportunity for manufacturing, processing, assembly, distribution, service and repair uses that carry out part of their operation outdoors or require outdoor storage areas considered to none polluting operations are qualified and deemed to be covered in this policy.

## 5.0 GUIDELINES/POLICY STATEMENTS

### 5.1 WORKFORCE AND OTHER CONSIDERATIONS

The maximum number of employees employed by such enterprises shall not exceed **10** persons, including the owner

### 5.2 Parking Requirements for those with motorable access (Minimum bay of 2.5 meters width 5.0 meters length)

Development type	Parking bay requirements (Minimum) for clients.
Art & Craft	N/A
Child Minding	1
Cleaning Contractor	1
Food Processing	1
Hairdressing salon beauty / manicure / pedicure services	1
Leather, leather products and footwear	N/A
Paper and paper products	N/A
Printing and publishing	N/A
Professional services	1
Repairs & Maintenance	N/A
Rubber and plastics products	N/A
Small office	1
Small shop	2
Small size bakery	2
Small storage facilities	1
Tailoring & Upholstery	N/A

The above list is not exhaustive and new activities could be considered by the Planning Authority within its landscape.

The Authority will, on request or as necessary, provide advice on the parking requirement for developments not covered by these development types based on wider Government policy on transportation. These activities are to be of small scale in operation and should

not materially affect the use of the premises as a residential unit. The residential amenity of the surrounding area should not be adversely affected.

For change of use applications or redevelopments, parking shall be provided to meet additional demand.

Development/businesses without proper motorable access will be assessed and considered on its own merit.

**1 Access**

Ensure that there is adequate visibility to guarantee safety from all accesses.

**2 Distances from roads**

A minimum distance of 6 meters from proposed building to the road edge.

The activities must meet the following requirements for Home Based Small Scale Business which is generating a product or service, which can be sold as a result of the in house skills and ingenuity.

The nature of such activities must be limited to light business activities in conformity with the norms set for environment, health and safety and operate within the parameters of the Employment Act and the Employment Conditions and shall register with the Revenue Commissioner's office, and Pension Funds Offices, as deemed appropriate.

The activities must not cause any nuisance e.g. noise, smoke, smell, effluent, chemical/liquid waste, dust, litter or danger should be posed to surrounding residents. There should be no excessive human, heavy production technology or vehicular traffic involved.

There should be no excessive loading and unloading of goods relating to the business  
There should be no excursive advertisement signboard.

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**Contact Information**

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Planning Authority Secretariat

Independence House – P O Box 199 - -Victoria – Mahe–SEYCHELLES

Telefax: 4610148 Tel: 4674530 Email: *planning authority@mluh.gov.sc*

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**Related Information**

**Town and Country Planning Act CAP 237**

**Department of Transport legislation**

**Environment legislations**

**The Seychelles SME Policy and Strategy**

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