

# Victoria Road, Kirkcaldy

## Part 3: Regeneration Action Plan





# Contents

- 1: Introduction**
- 2: Kirkcaldy Area Community Plan**
- 3: Regeneration & Community Planning**
- 4: Regeneration Action Plan**

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Figure 1: Site Location



# Section 1: Introduction

## 1.0 INTRODUCTION

The regeneration proposals for the Victoria Road Corridor of Kirkcaldy have been developed through a charrette programme undertaken with Fife Council, community partners and stakeholders and supported through the Scottish Government Mainstream Charrette Programme.

The charrette programme has allowed Fife Council, community stakeholders and land owners and other interests to be innovative in exploring options and developing proposals that can support regeneration across the inner urban area of the town centred on Victoria Road.

This report forms the third in a series of three documents:

- Part 1: **Consultation Report** setting out a record of the three-day planning charrette and associated consultation involving the local community, Fife Council and other key stakeholders.
- Part 2: **Land-Use Regeneration Strategy** defining a land-use strategy for inclusion in the emerging Local Development Plan
- Part 3: **Regeneration Action Plan** setting out the actions and a range of initiatives raised through the Regeneration Strategy and Consultation

This report sets out recommended project priorities, timeframes and responsibilities for the advancement of the Land-Use Regeneration Strategy.



# Section 2: Kirkcaldy Area Community Plan

## 2.0 KIRKCALDY AREA COMMUNITY PLAN

Fife Partnership has an approved Fife's Community Plan for the period 2011 - 2020. The Partnership involves the public, voluntary and private sectors and works to support all partners working together in order to strengthen Fife's future and make this a great place to live, work, visit and invest. Fife's Community Plan 2011 – 2020 sets out three high level outcomes that the partnership are working to secure:

### Reducing inequalities

- Making Fife's communities safer
- Meeting the need for suitable housing choices
- Reducing low income households
- Increasing the capability of Fifers to take action and make a difference to their communities
- Strengthening communities through regeneration
- Raising educational attainment and reducing educational inequality
- Improving early years development of children in Fife
- Improving the health of Fifers and narrowing the health inequality gap

### Increasing employment

- Extending employment and skills opportunities
- More dynamic businesses
- Developing a modern business infrastructure
- Improving the knowledge and research base
- Growing businesses & employment in key sectors (renewables and tourism)

### Tackling climate change

- Adapting to climate change
- Reducing carbon emissions (including reducing energy use, more sustainable transport and less waste)

The delivery of Fife's Community Plan and the contribution that the Fife Partnership makes to the delivery of the Scottish Government's National Outcomes are detailed in the Single Outcome Agreement for Fife.

The delivery of the Community Plan and the Single Outcome Agreement is underpinned by: Partnership strategies / Partners' organisational strategies and plans identified with local community planning.





# Section 3: Regeneration and Community Planning

## 3.0 REGENERATION & COMMUNITY PLANNING

### Regeneration and Community Planning

Building stronger, more resilient and more empowered and active communities is at the heart of good community planning and regeneration. The charrette programme for Victoria Road Kirkcaldy has had as part of its central objective to encourage, facilitate and support community participation and to build a platform for more empowered and active communities.

Fife Council and the charrette facilitators have worked hard both to engage with a wider audience (local businesses / young people / community leaders) and made use of a mechanism and media variety of media to capture ideas (voxbbox / questionnaires / post-its / interviews / group workshops / one-to-one interviews / written submissions / charrette / walk-about / photo-records / etc).

Critical to the whole process has been to facilitate opportunity for community voices and to encourage participation not only in the regeneration planning but throughout the delivery of project and programme initiatives.

Regeneration delivers stronger outcomes, in short time frames where it is fully engaged with stakeholders and delivering a range of initiatives that include:

#### ▪ **Top Down Initiatives**

Initiatives secured by primary agencies in meeting the needs of the local community through mainstream services and delivery programmes (education / health / housing / services to communities / regulatory activity).

#### ▪ **Bottom Up Initiatives**

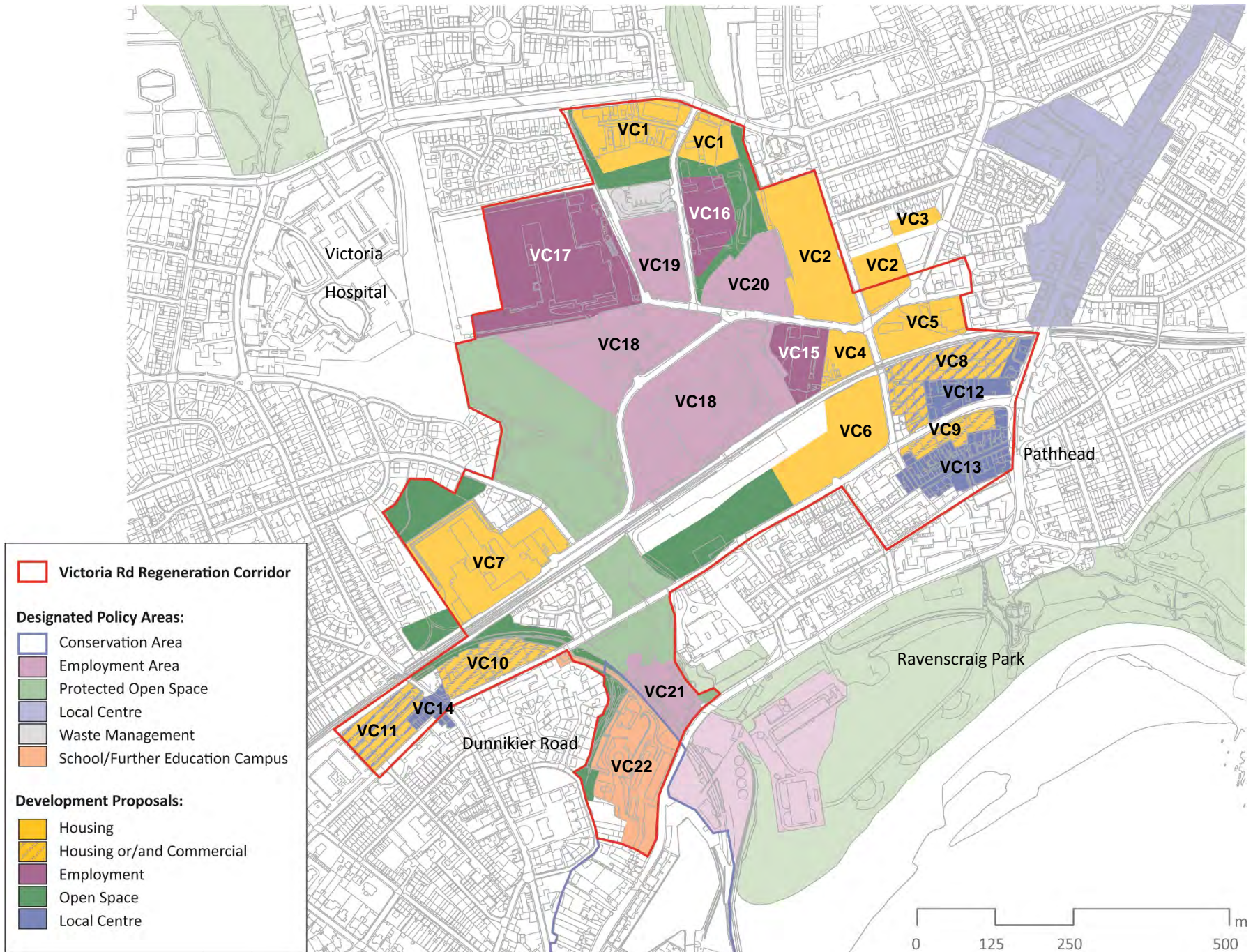
Initiatives secured through local action involving public, private or third sectors and direct community and stakeholder action (often complimentary and supported by agencies / mainstream programmes / etc) and led through community interests.

Regeneration works best when it engages widely and delivers activity across a broad spectrum of initiatives and project types. A key part of the regeneration of Victoria Road must be to build a more active base for community action and activism and the Community Planning Partnership should work to support this goal.

### Regeneration and Economic Planning

Building stronger and more resilient communities also involves building a stronger economy with enhanced access to employment, good and high value jobs, training and skills development. Increasing wealth, addressing worklessness and barriers to employability, and creating routes to employment for young people are key elements of both Community Planning and the Fife Economic Strategy 2013 – 2023. This includes Fife Council, the Fife Economy Partnership and the Opportunities Fife Partnership (lead partner on delivery of Employability and Skills for Fife).

The Strategy's ten-year vision is for a vibrant local economy in Fife through sustainable economic growth - where Fife's business environment inspires residents and businesses to create private sector job opportunities, making Fife the best place to start and grow a business.



**Figure 2: Proposed Land Use Allocation**

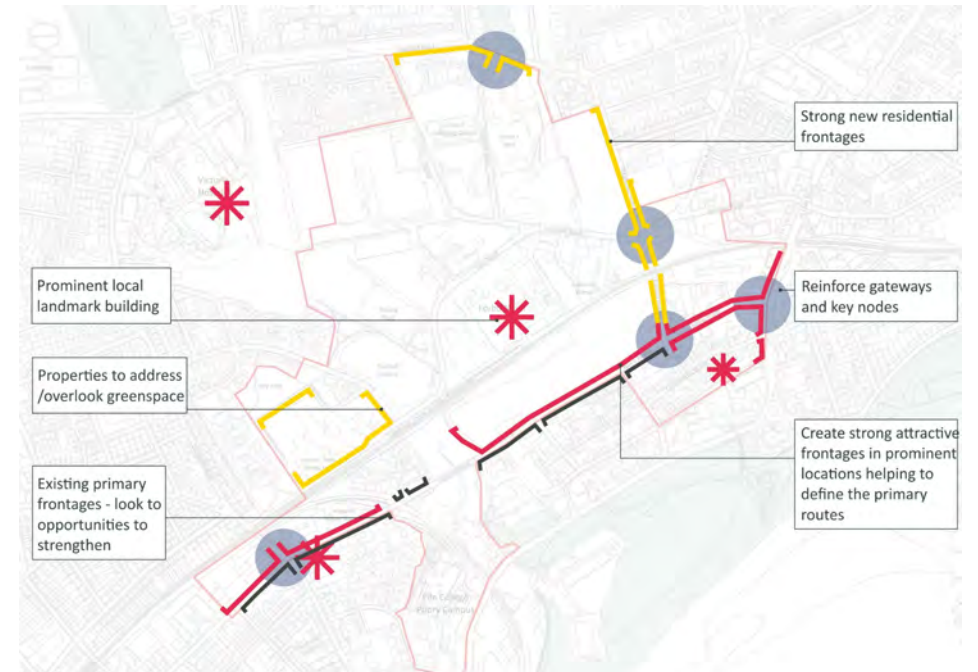


The economic strategy and community planning have strong cross-cutting themes around the following areas relevant to regeneration in Kirkcaldy:

- **Place-making**  
Building successful places that support sustainable economic activity and at the local level support a 'Town Centre First' approach to the Kirkcaldy Town Centre that strengthens the demand for goods and services extending a building a well connected, accessible the town centre catchment.
- **Renewable Energy and Low Carbon Futures**  
Building into all activity the adaptability and capacity for a low carbon future and strengthening Fife's key role in the renewable energy sector. Renewable energy and local District Heating and other opportunities (Pilot & Test facilities for urban solar energy schemes / Industrial Waste Heat Recovery / Urban CHP)
- **Tourism and Visitor Interest**  
Building on the rich and varied history of Kirkcaldy and the Forbo-Nairn and linoleum history offers enormous opportunities given the ready connection to the Fife Coastal Path, and proximity to the town centre, Kirkcaldy Museum and legacy of interesting buildings, and local centres.

### Successful Regeneration

Strengthening community capacity; building good connections (digital / physical (paths-cycleways-greenspace) heritage / community) and promoting investment offer opportunity to weave within the regeneration strategy both economic and community planning interests. The regeneration strategy for Victoria Road looks to ensure that Victoria Road makes a positive contribution to outcomes under both community and economic planning strategies.







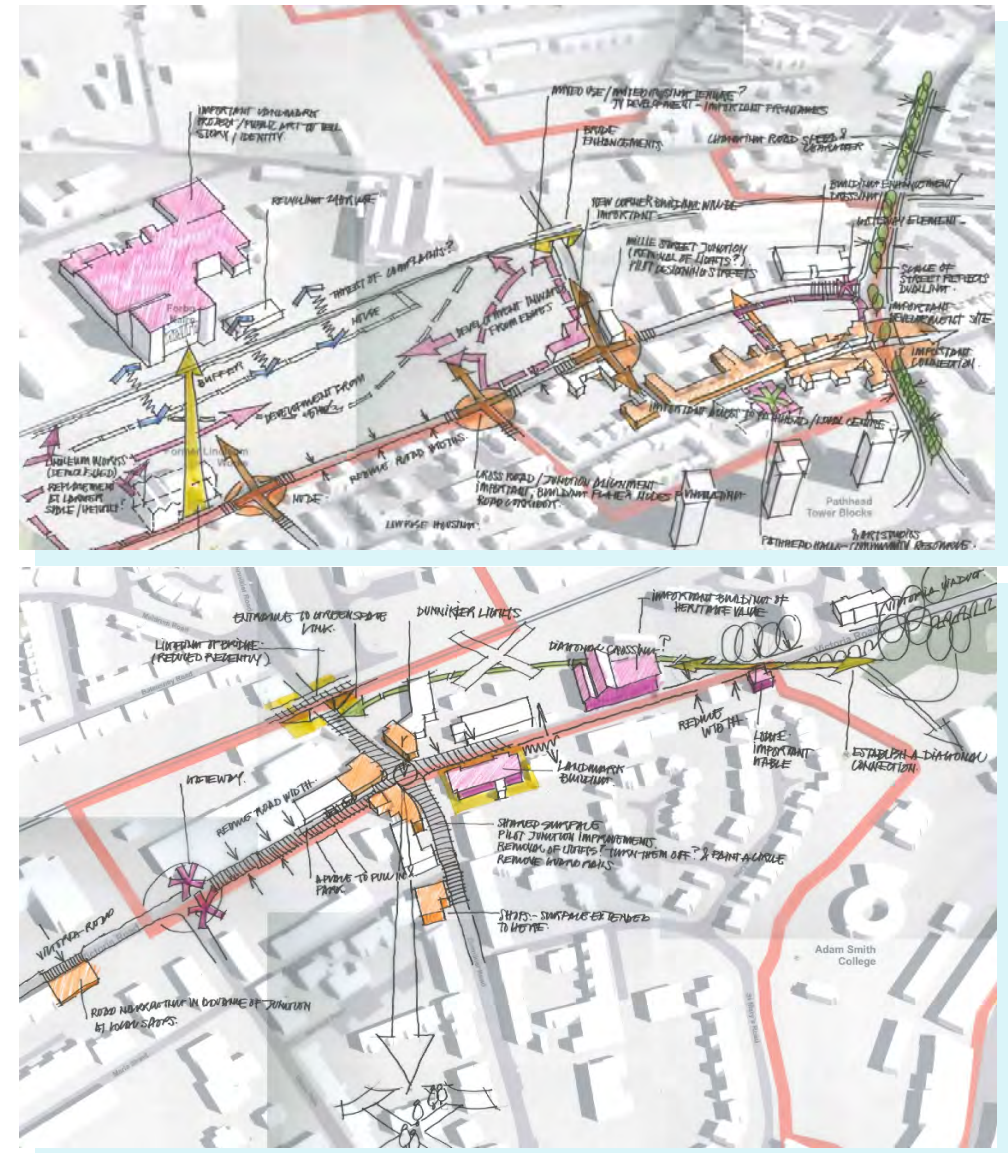
# Section 4: Regeneration Action Plan

## 4.0 REGENERATION ACTION PLAN

The Action Plan for the Victoria Road Regeneration sits within the Community Planning Framework and captures a breadth of project initiatives and opportunities identified within the charrette and wider consultations that can support regeneration

The Action Plan is a framework. The identified projects are not exhaustive and are intended to highlight areas of opportunity. It is not the intent that all projects are advanced. The Action Plan is a call for action. The Plan looks to capture the ideas presented and provide a simple tabulated framework around which stakeholders and community groups can look to secure support and select initiatives and projects for delivery.

Regeneration needs an active community. Growing the community (facilitating housing investment / securing investment / expanding businesses) will involve initiatives led through public and private sector partners. Community activism working through groups like Greener Kirkcaldy and civic and heritage groups should be actively promoted.





Maltings Road Gateway Site



Nairn Road Gateway Site



Victoria Road Gateway Site



Initiative /Action	Champion	Potential Funder	Short/Med/Long	Outcomes	Benchmarks
<b>Green Network</b>					
Development of Green Network	Greener Kirkcaldy Fife Council Sustrans	CSGN Funds CCF Funds Community Direct Action	Short	Green Networks and infrastructure	CSGN and Fife Greenspace Strategy
Creation of Food Hub & Community Gardens	Greener Kirkcaldy	LEADER Community Direct Action	Short	Community Health and Wellbeing	
Community Allotments	Greener Kirkcaldy	Community Direct Action	Medium	Community Health and Wellbeing	Scottish Allotment Society
Re-open Mineral Railway connecting to Dunniker Road	Greener Kirkcaldy Fife Council Sustrans		Short	Green Networks and infrastructure	
Connect to Fife Coastal Path thru Fife College	Fife Council Fife College	Fife Council	Short	Green Networks and infrastructure	
Upgrade Local Paths	Fife Council	Fife Council	Short	Green Networks and infrastructure	
Reconnect Core route through Victoria Hospital	NHS Fife Fife Council	NHS Fife (Developer Contribution)	Short	Green Networks and infrastructure	
Way mark all Path / Cycle-routes	Fife Council	Developer Contribution	Short/Medium	Green Networks and infrastructure	
Enhance Sub-Regional Sports / Leisure Facilities	Greener Kirkcaldy Fife Council Fife Sports Council	Kirkcaldy Sports Council	Short/Medium	Community Infrastructure	
Develop Green Gym–Active Sports Routes	Greener Kirkcaldy Fife Council Fife Sports Council	Kirkcaldy Sports Council	Medium	Community Infrastructure	
Promote Biodiversity Corridors	Greener Kirkcaldy Fife Council	CSGN Community Direct Action	Short	Biodiversity & Natural Heritage	Fife LBAP

Initiative /Action	Champion	Potential Funder	Short/Med/Long	Outcomes	Benchmarks
<b>Place Making</b>					
Develop Victoria Road Site Design Briefs	Fife Council	Fife Council	Short/Medium	Place-Making	Fife Masterplanning Handbook
Advance Statutory Notices on Derelict Unsafe Buildings	Fife Council	Fife Council	Short/Medium	Place-Making	
Establish a CPO Strategy for under-utilised land/buildings	Fife Council	Fife Council	Short	Economic Development & Asset Management	
Engage with key landowners on 'catalyst' sites	Fife Council	Private Sector	Short	Economic Development	
Enhance Key Frontages to Victoria Road	Fife Council Scottish Enterprise	FC/SE JV	Short	Place-Making	
Re-open Pathhead Halls within Community Trust		Community Trust CRF Fife Council Community Direct Action	Short	Community Infrastructure	
Safeguard Listed Buildings		Community Direct Action	All	Protecting Built Heritage	Historic Scotland Guidance
Community Home Zone Streetscape Pilot at key junction (s)	Fife Council	??	Medium	Place-Making	
Develop Heritage Interpretation	Greener Kirkcaldy Fife Council Kirkcaldy Heritage Society	Yours Heritage Fund Coastal Communities Fund	Short	Protecting Built Heritage	
Re-open 'closed roads' as path/cycleways (Smeaton road)	Fife Council	Sustrans	Medium	Green Networks and infrastructure	
Promote Local Centre 'Fair Days – Your Centre ' to build awareness	Local Community Community Council's Greener Kirkcaldy	Community Direct Action Young People Private Sector	Short/Medium	Tourism and Place-Making	



Initiative /Action	Champion	Potential Funder	Short/Med/Long	Outcomes	Benchmarks
<b>Housing</b>					
Develop Brown-field / Urban Initiative for Affordable Homes	Fife Council RSL's	Private Sector	Short	Residential Neighbourhood planning	
Promote Local Areas Housing Forum with landowners	Fife Council RSL's Landowners	Private Sector	Short	Economic Development and Place-Making	
Fife Council lead on new affordable housing	Fife Council	Fife Council	Short	Residential Neighbourhood planning	
Support excambions and innovative funding mechanisms to 'kick-start' housing	Fife Council	FC/SE JV	Short/Medium	Economic Development	
<b>Economy</b>					
Promote investment in employment activity and economic expansion				Economic Development	
Engage with landowners on key site – future planning & land-use strategies	Fife Council	Private Sector	Short/Medium /Long	Economic Development	
Develop partnership with Fife College / Local Businesses	Opportunities Fife Partnership	Private Sector Opportunities Fife Partnership	Short/Medium /Long	Economic Development / Skills and Training	
Engage with NHS Fife on medium term strategy for Victoria Hospital growth	Fife Council NHS Fife	Fife Council NHS Fife	Short/Medium Term		

Initiative /Action	Champion	Potential Funder	Short/Med/Long	Outcomes	Benchmarks
<b>Economy</b>					
Review opportunity for Medi-Park –Medi Supply Chain	Fife Council NHS Fife	Fife Council NHS Fife Scottish Enterprise	Short/Medium Term	Economic Development	
Promote Local Centres for SME’s in retail / services / etc	Fife Council	Fife Council Opportunities Fife Partnership	Short/Medium Term	Economic Development	
Support Routes to Employment and Skills For Young People	Fife Council Fife College Opportunities Fife Partnership	Fife Council Fife College Opportunities Fife Partnership	Short/Medium Term	Economic Development / Skills and Training	
Encourage key employers (Forbo / MKM / NHS) to support a local jobs initiative	Fife Council NHS Fife Private Sector	Fife Council NHS Fife Private Sector Scottish Enterprise	Short/Medium Term	Economic Development / Skills and Training	
<b>Planning</b>					
Advance the Local Development Plan	Fife Council	Fife Council	Short	Development Plan	
Engagement on Development Planning	Fife Council	Fife Council	Short/Medium	Development Plan	
Develop Design / Place-making Briefs	Fife Council Community Groups Developers	Fife Council	Short/Medium	Place-Making	
Develop a clear strategy for Developer Contributions that supports investment	Fife Council	Developer Contributions	Short/ Medium	Development Plan / Economic Development	



Initiative /Action	Champion	Potential Funder	Short/Med/Long	Outcomes	Benchmarks
<b>Community</b>					
Support Community Council in all Local Centres through Locality Teams	Fife Council	Community Direct Action	Short	Community Planning & Capacity Building	
Facilitate Community Groups & Networks through Locality Teams	Fife Council	Community Direct Action	Short/Medium	Community Planning & Capacity Building	
Facilitate Community Planning Alliance	Fife Council	Fife Council	Short/Medium	Community Planning & Capacity Building	
Promote B2C sponsors activity & alliances	Community Groups	Business Leaders	Short/Medium/Long	Community Planning & Capacity Building	
Community Food Days (Food Miles /Allotments/Food Sector)	Greener Kirkcaldy Community Direct Action	Greener Kirkcaldy Community Direct Action	Short/Medium	Community Planning & Capacity Building	
<b>Energy</b>					
Promote urban solar (PV) pilot within Community Gardens	Greener Kirkcaldy Fife Council	Scottish Government	Medium	Climate Change Low Carbon Future	
Support education and awareness in energy conservation	Greener Kirkcaldy Fife Council	Fife Council Energy Council	On-going	Climate Change Low Carbon Future	
Promote CHP / Waste Heat Recovery with industry	Fife Council Greener Kirkcaldy Forbo – Industry NHS Fife	Private Sector	Medium	Climate Change Low Carbon Future	
Manage woodlands within Urban Firewood Scheme	Fife Council Greener Kirkcaldy	Private Sector Community Direct Action	Medium	Climate Change Low Carbon Future	