

Towards West Edinburgh 2050

A Study to Inform Inclusive and Sustainable Growth

Main Report

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THE CITY OF EDINBURGH COUNCIL



SCOTTISH
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TRUST



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Introduction

Towards West Edinburgh 2050 is a study to inform the area's future and the steps required to maximise its potential. West Edinburgh offers an exciting opportunity to deliver the benefits of inclusive economic growth in the South East of Scotland and beyond, building upon the strength of Edinburgh and the surrounding regions to balance increased prosperity with greater social equity for all.

This study will be used to assist with the preparation of future policy and delivery plans for physical development, investment and infrastructure projects in the area. Towards West Edinburgh 2050 is a long-term informational document, that sits alongside City Plan 2030, yet considers the area beyond this into 2050. This document is just the start of a process which requires further collaboration, engagement and further consultation to take place. Rather than a strategy, Towards West Edinburgh 2050 is a starting point for dialogue, discussion and delivery.

West Edinburgh is an area that is hugely important at a national, regional and local level. It is an area with many great assets but it is also an area with competing demands, where more recent development and investment has been piecemeal in nature. Towards West Edinburgh 2050 recognises that action and intervention is required across a range of scales and phases, linked to socio-economic research and analysis, and across local, city, regional and national scales from 2024.

The overarching aim of Towards West Edinburgh 2050 is to identify how we can gain an understanding of constraints and considerations and a better knowledge of the people and place to inform future actions to maximise inclusive and sustainable growth. This is based on sound evidence of the physical, environmental and social issues and continued collaboration and engagement.



The broad geographical parameters of Towards West Edinburgh 2050 are east-west from the western edge of 'urbanised' Edinburgh. This is largely defined east-west from the western-most neighbourhoods of urbanised Edinburgh to the border of West Lothian Council; and north-south: from the Firth of Forth to the boundary of Midlothian Council region.

The study considers how existing urban areas should relate to new development areas. The boundary should not, therefore, be seen as a hard, physical one but instead seek to assess baseline conditions, focus future physical development or implement drivers for inclusive growth within the area and beyond.

City of Edinburgh

Baberton and Juniper Green

1

01

West Edinburgh Now

'To meet our objectives, the future growth of our city must meet our ambitions to be a climate ready city where new homes are built to the highest emissions quality standards in resilient, connected neighbourhoods, in the right locations, with the right infrastructure. We need to support our businesses and promote an inclusive well-being economy.'

The City of Edinburgh Council
Proposed City Plan 2030,
September 2021

West Edinburgh in the City

West Edinburgh has been (even before COVID-19) and will continue to be an area of transition and change. This study recognises the significant opportunity that exists to develop its potential through a co-ordinated approach and to help shape the identity of West Edinburgh as a place to live, work, learn and enjoy.

Edinburgh is one of the most economically productive parts of the UK – ranking ninth out of all ONS NUTS3 localities (NUTS3 is a sub-regional classification for producing economic information for analysis).

Over the past 20 years, the Edinburgh economy has been outperforming national benchmarks thanks to growing sectors such as financial and business services, where relatively strong growth going forward is expected.

Much of West Edinburgh has benefited from this growth (particularly the north-west and south-west) but there are clear disparities, with areas experiencing significantly lower earnings.

Along the corridor linking the City Centre to the South West (Calder Road), there is a clear concentration of lower earning households. These areas are also the areas with higher levels of deprivation across a range of other indicators.

There is a real opportunity within West Edinburgh to maximise opportunities for development and place-making by taking a different approach to before with an emphasis on place-making. Through evidence gathering and research and consultation, the process has started and there is a long term commitment from the partnership offering strong leadership; a collaborative all-inclusive approach through continued engagement with landowners, the communities and stakeholders to driving forward the recommendations and opening that dialogue to listen and learn. It is understood that everyone needs to play a part to ensure nobody is left behind in Edinburgh's future and its opportunities.

Health outcomes relate to deprivation, with relatively deprived parts of West Edinburgh having poor health outcomes, including much higher rates of early death. There is also a clear link between education outcomes and deprivation, with relatively deprived areas in the west of the city also having lower concentrations of people with qualifications.

Within West Edinburgh, there are areas with very low deprivation including Cramond, Barnton and Corstorphine, as well as Currie and Balerno.

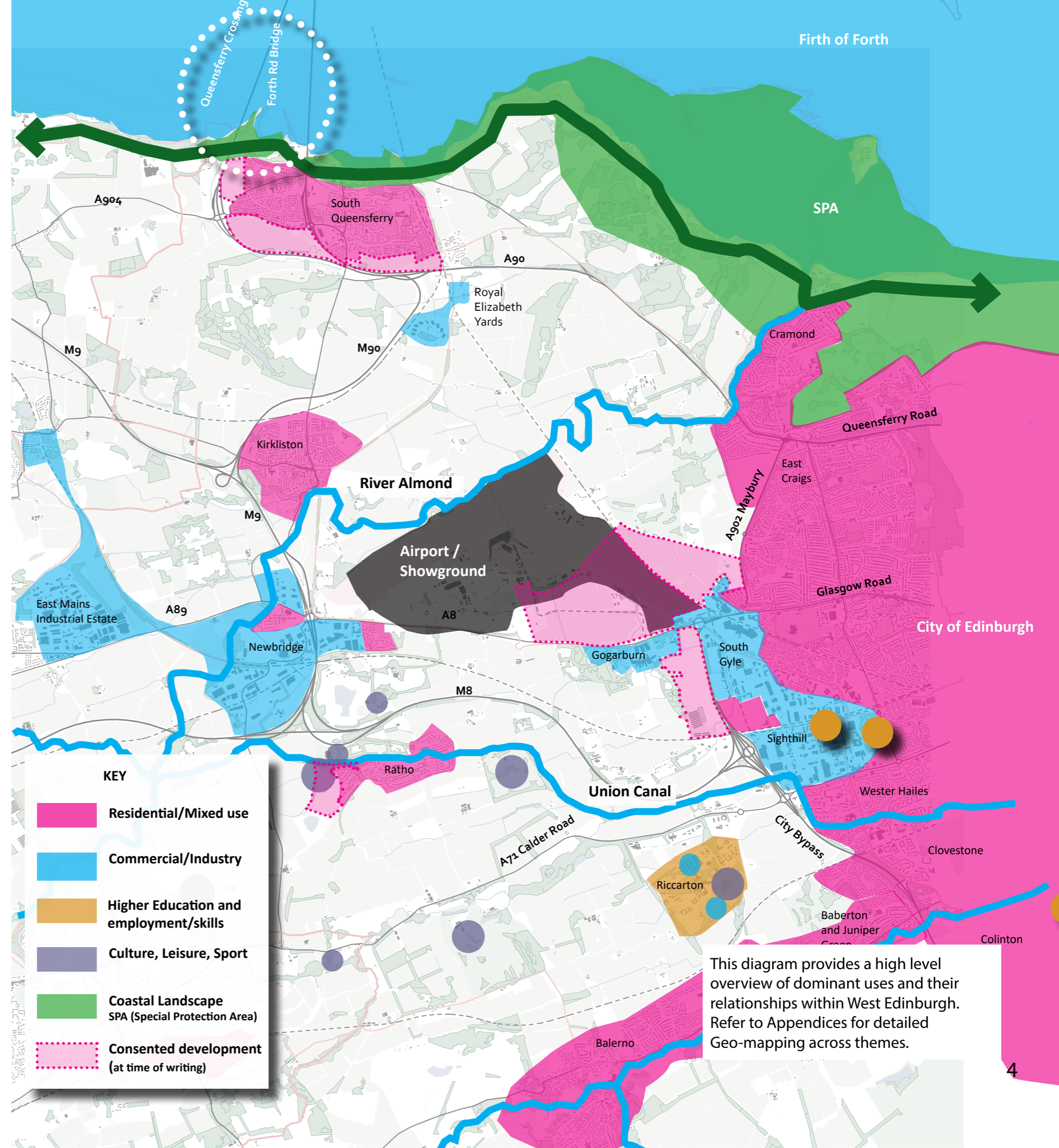
Within West Edinburgh, there are areas that are ranked within the 5% most deprived areas in Scotland, including The Calders and Wester Hailes.

West Edinburgh 2024

West Edinburgh does not have one specific centre, nor can it be defined by a singular, encompassing identity. Instead it has a number of disparate, remote centres and smaller settlements within the landscape. This is in contrast to the urban area which is defined by many neighbourhoods which connect and overlap each other.

Some of the centres within West Edinburgh are characterised by housing, while others are mostly industrial, commercial or educational. West Edinburgh is bounded by the City to the East, The Firth of Forth to the North with extensive greenspace (farmland/ woodland), small pockets of settlements, industry/ commerce and leisure within. Its key defining features are:

- Firth of Forth (a Special Protection Area), Bridges and Coastal Route form key landscape (of international recognition) to the north of West Edinburgh
- The City's urban edge is clearly defined by City Bypass (A720) and Maybury Road (A902) with only small pockets of settlement outwith.
- Three key waterways (River Almond, Union Canal and Water of Leith) cross east-west. The Union Canal is a nationally important scheduled monument.
- The majority of the study area is characterised by farmland punctuated by settlements such as Ratho and Kirkliston and significant road/rail infrastructure.
- Commercial, industrial and aviation 'spine' through centre of study area running east-west from Sighthill to East Mains.
- Necklace of small settlements along Water of Leith to the South from Baberton to Balerno.
- Collection of leisure, sport and cultural activities around Union Canal, Ratho and Calder Road.



KEY	
	Residential/Mixed use
	Commercial/Industry
	Higher Education and employment/skills
	Culture, Leisure, Sport
	Coastal Landscape SPA (Special Protection Area)
	Consented development (at time of writing)

This diagram provides a high level overview of dominant uses and their relationships within West Edinburgh. Refer to Appendices for detailed Geo-mapping across themes.

What is Inclusive Growth?

The notion of inclusive growth first expressly appeared in Scottish policy in the Government's 2015 Economic Strategy and since that time the definition and purpose has varied and evolved.

The Scottish Government's latest definition is 'Growth that combines increased prosperity with greater equity: that creates opportunities for all and distributes the dividend of increased prosperity fairly'...and provides an overarching standard from which to approach the challenges of delivering inclusive growth.

The assessment of inclusive growth is further defined by the Scottish Government's 5Ps (Productivity, Population, Participation, People and Place) Outcomes Framework, which all have an influence on delivering sustainable outcomes.

Towards West Edinburgh 2050 also identifies key barriers to inclusive growth, along with a series of interconnecting themes underpinning place-making.

'Growth that combines increased prosperity with greater equity: that creates opportunities for all and distributes the dividend of increased prosperity fairly.'

Inclusive Growth Definition
Scottish Government 2020

'Inclusive Growth is the strategic and cohesive COORDINATION of existing and future assets in West Edinburgh which balances growth in prosperity with social equity and sustainability, CONNECTING opportunities and creating a PLACE which provides CHOICE and promotes DIVERSITY for local, regional and wider communities.'

Towards West Edinburgh Spatial Strategy Team
March 2021

'...ensure that the city's economic priorities continue to meet the needs of citizens and businesses and drive a strong and fair recovery from the economic effects of the Covid 19 pandemic, adapt to the changes driven by the UK's withdrawal from EU, and ensure a just transition to a net zero economy, alongside other economic changes anticipated in the coming few years.'

City of Edinburgh Economic Strategy, 2021

Barriers to Inclusive Growth

Only through understanding the place and people and wider context can we tackle the barriers. We have done this through an initial interrogation of baseline socio-economic and environmental data, as well as initial consultation and stakeholder feedback, to examine barriers to inclusive growth in West Edinburgh.

Ongoing consultation with stakeholders, which is vitally important, has provided further understanding of the barriers.

A key part of the engagement with stakeholders was trying to establish why these barriers have persisted and what can now be done to overcome them in practical terms via behavioural changes, continued collaboration, and buy-in, as well as policy and methods of delivery. Engagement and continued dialogue is required to further understand barriers with the local communities, to ensure any intervention is fully inclusive, monitored regarding progress and impact and lessons learned along the way.

Stakeholder feedback and research identified the following key issues:

- Lack of transparency in planning process and link between individual developments.
- Lack of visible progress in the area puts off investors.
- Lack of a wider West Edinburgh masterplan.
- Difficult to move around locally without a car with lack of connectivity between communities.
- Public transport limitations, unsafe roads and infrastructure constraints.
- Local concerns around overdevelopment and loss of greenspace
- Limited range and access to affordable homes.
- Lack of strategic infrastructure investment / delivery of City of Edinburgh's LDP Action Programme.
- Under-resourced public organisations cannot seem to deliver, despite good intentions.
- Lack of amenities for residents along with insufficient use of existing assets and range of employment uses.
- Scale and nature of private ownership limits influence of planning policy.
- Areas of poverty and deprivation and poor social infrastructure.



Refer to Supporting Document 2 for more detailed information and explanation on Barriers to Inclusive Growth within West Edinburgh

Character and Opportunity

West Edinburgh is a diverse and expansive landscape with five clearly identifiable character areas. They have developed to establish a broad baseline position within West Edinburgh. The boundaries are not fixed, but representative of the broad sense of place within them.

Coast: Firth of Forth and coastal landscape including Forth Rail bridge, heritage features, protected areas and Special Protection Sites, coastal walks and areas of residential settlement such as South Queensferry and Cramond.

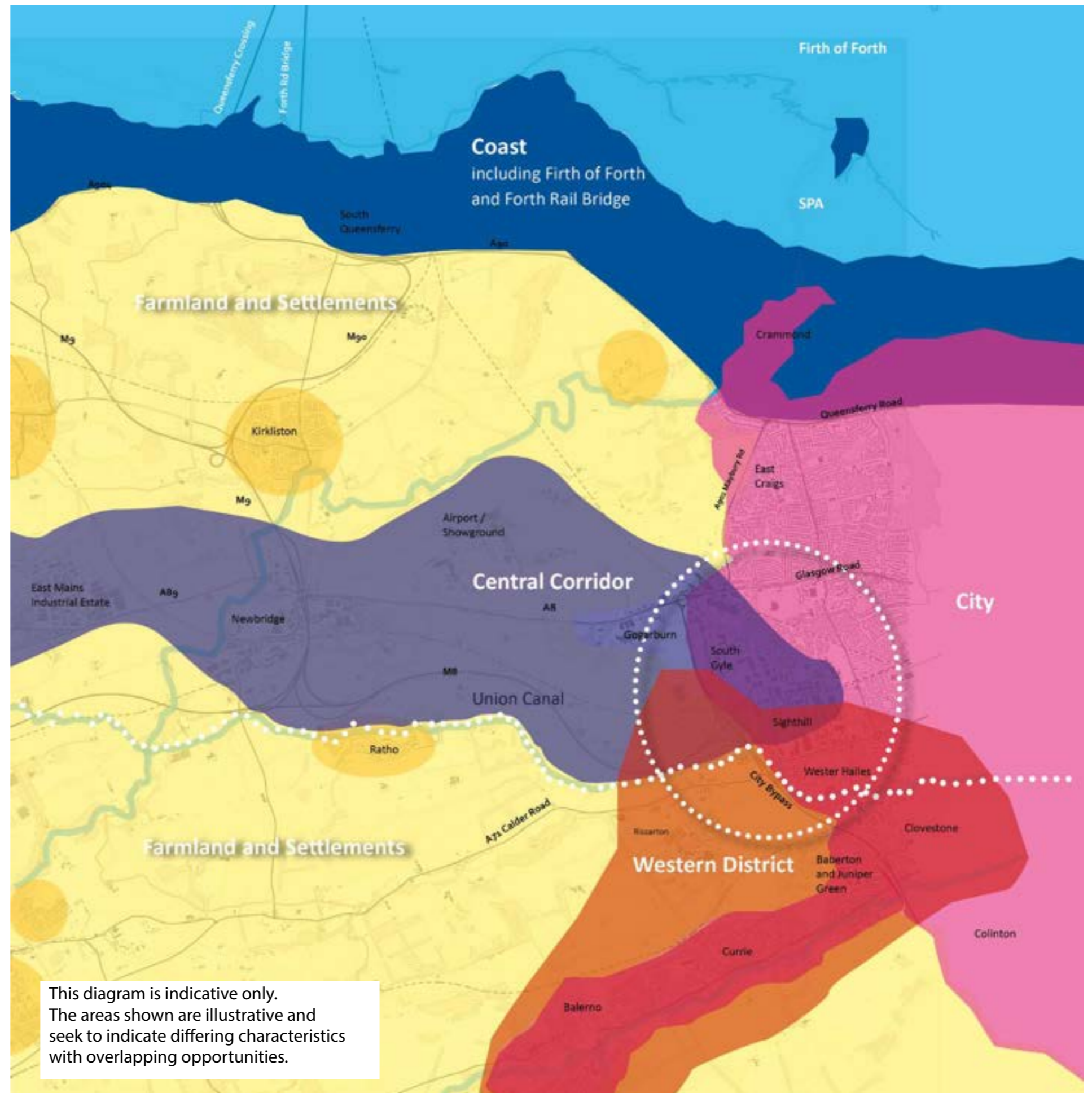
City: Existing, mixed use development with clearly defined neighbourhood areas bounded by City Bypass with spine of development to the South West along the Water of Leith.

Farmlands and Settlements: Expansive area of rolling farmland and woodland of rural character punctuated by small settlements and leisure/industry with the need for enhanced active travel connections.

Central Corridor: Spine of commerce, aviation, industry and tourism gateway linking City Centre, West Edinburgh and beyond. Requires a coordinated approach to low carbon travel, distribution, production and strategically planned mixed use development. Areas north and south of the A8 have different existing and potential functions and characteristics with links to places of learning. This corridor is a key focus for future growth and should be considered holistically in context of city region.

Western District: Area to the South West of the City where the socio-economic and spatial conditions provide a range of opportunities for inclusive growth within new and existing areas through enhanced connections, learning/skills opportunities, rail networks, waterways and leisure.

Intersecting areas of opportunity: The area where the City, Central Corridor and Western District intersect (white circle) offers the opportunity for most carbon efficient use of land linking to existing neighbourhoods and educational facilities. There is also a clear opportunity for the Union Canal to be a focus of growth.



Already on the ground

West Edinburgh has a wide range of assets and opportunities 'on the ground' that can be harnessed and built upon.

These range from historic and landscape characteristics through to travel connections and regional links. They also include educational establishments, developing community action and cultural opportunities.

Some of these are outlined here, and overleaf, to provide an overview of the range and breadth of activities and opportunities within the area.



1. Oriam National Sports Performance Centre

Educational Opportunities

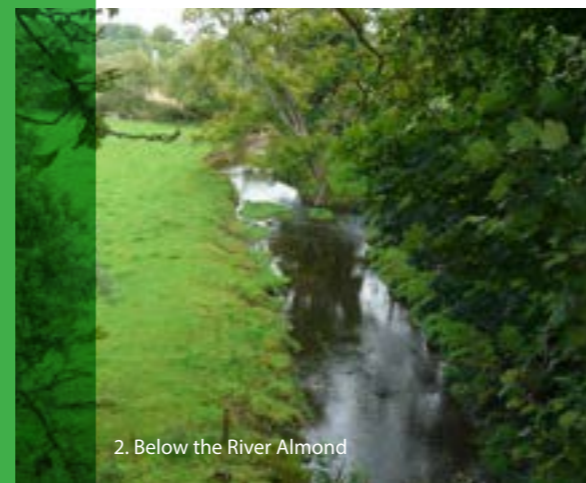
Several key tertiary educational and learning establishments are based in West Edinburgh. These include:

- Heriot-Watt University Edinburgh Campus with Oriam National Sports Performance Centre and National Robotarium
- Edinburgh College Sighthill Campus
- Edinburgh Napier University Sighthill Campus.

Existing Waterways

The area is rich with watercourses:

- The historic Union Canal flows between Edinburgh and Falkirk
- The River Almond which terminates into the Firth of Forth at Cramond
- The Water of Leith passes through the southern boundary of the site
- Various culverted watercourses run through the site that could be opened. This includes the Gogar Burn which could be further enhanced and de-culverted
- The Firth of Forth borders the area to the north.



2. Below the River Almond

Developing Community Action

- There are a number of initiatives and activities already taking place at neighbourhood level including:
- A developing Local Place Plan for Wester Hailes.
- A wide range of local settlements and communities including Kirkliston, South Queensferry, Balerno, Currie and Ratho
- The North West Locality Improvement Plan is underway.



3. Community Planning



4. Edinburgh International Climbing Arena

Leisure and Sporting Opportunities

West Edinburgh is home to a number of key places of activity including:

- Edinburgh International Climbing Arena
- Royal Highland Show Arena
- Oriam National Performance Sports Centre at Heriot Watt University
- Lost Shore Surf Resort
- Golf courses
- Union Canal and associated water-based activities.



6. National Cycle Route 75

Enhanced Travel Connections

A number of developing access and mobility plans are already underway or in development:

- Series of railways including recent Edinburgh Gateway Station and proposed Almond Chord
- The John Muir Way to the Firth of Forth Coastline
- National Cycle Routes running east to west across the area
- City Mobility including West Edinburgh Transport Appraisal (WETA).

Already on the ground



7. Cammo Estate Local Nature Reserve

Ecological Assets

West Edinburgh has a range of ecological assets including:

- The Firth of Forth's coastline to the north is a Special Landscape Area (SPA)
- The area is home to large areas of woodland and grassland
- Local Nature Reserve at Cammo Estate
- The existing waterways (Forth and Clyde Canal, River Almond and Union Canal) are rich and biodiverse.



8. Parabola Development

Emerging proposals

As well as recent developments in Cammo and West Craigs there are evolving proposals in the area including:

- Parabola mixed use development and recent consents in Edinburgh Park
- IBG phased development in the central corridor/ airport and Royal Highland Centre.
- Strategic Development Framework for Wester Hailes and WHEC (Wester Hailes Education Centre) extension
- Planned new 8,500-capacity Edinburgh Park Arena.

Commerce and Business

A number of businesses and commercial enterprises are based in the area and include:

- Edinburgh Park Enterprise Area
- The Gyle Shopping Centre
- NatWest Headquarters, Gogarburn
- Heriot-Watt Research Park attracts knowledge-based businesses to the area
- Growing number of independently run businesses and social enterprises including Edinburgh Beer Factory and Bridge 8 canoeing and kayaking CIC.



9. Edinburgh Park

Regional Transportation links

West Edinburgh is home to key transportation links and connections that include:

- Edinburgh Airport
- Forth road and rail bridges
- Series of railways and stations including Edinburgh Gateway Station, Curriehill and Wester Hailes.
- Tram link from Airport to Leith/Newhaven via City Centre
- Various Park and Ride facilities including Riccarton, Ingliston and Edinburgh Gateway.



10. Edinburgh Airport

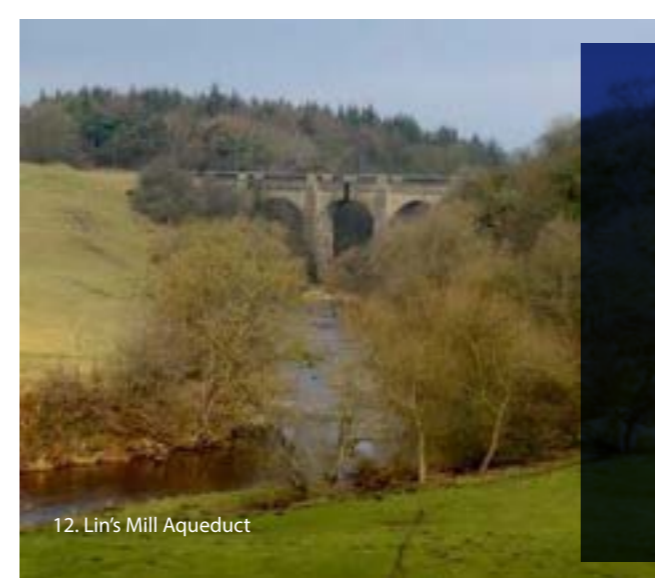


11. Jupiter Artland

Arts and Cultural Opportunities

Key places of arts and cultural activity include:

- Jupiter Artland is a major arts attraction and also home to the Jupiter Rising Festival.
- The Whale Arts Agency in Wester Hailes is a community-led arts charity and social enterprise.
- Glasgow College 'Music Box' in Sighthill offers recording and performance facilities.



12. Lin's Mill Aqueduct

Historic Assets

West Edinburgh is home to an array of historic buildings, monuments and assets:

- Conservation areas including Cramond, South Queensferry, Ratho, Balerno, Kirkliston
- Over 600 listed buildings and structures including Almond Aqueduct and Cammo Tower
- Forth Bridge (UNESCO World Heritage Site).

02

Vision

Local

Consolidate, Connect and Enable

City

Focus, Expand and Densify

Region

Re-imagine, Strengthen and Cultivate

National

Contribute, Grow and Revitalise

'A good-quality environment offers opportunities for promoting a sense of well-being, a healthy lifestyle, active travel (encouraging walking and cycling to school, shops or work instead of driving), and safe and successful communities.'

Central Scotland Green Network Partnership Vision 2021

Vision for West Edinburgh

The WHAT:

The Vision for West Edinburgh is to create a place over the next 30 years, which will include improvements to existing settlements and communities, new mixed-use urban expansion, within the context of creating a high-quality sustainable environment (physical, social, environmental) that meets the needs of existing and future communities and reinforces Edinburgh as a world class city for today and tomorrow.

The Vision considers specific issues and problems within West Edinburgh at differing scales and across intersecting timelines whilst remaining flexible to respond to emerging markets and land use requirements.

The Vision informs decisions around future development areas with the opportunity for landowners, developers and communities to positively work together and collaborate, along with wider community engagement and to bring forward 'Infrastructure Led' proposals in the context of the statutory development plan.

The HOW:

The study has considered how people's aspirations for what Edinburgh could be in the future might be realised. This has to be achievable and inclusive for all. Through data analysis and research this has developed a better understanding of the area, the place and both the challenges and opportunities and has created an aspirational Vision upon which to build going forward.

There is an exciting opportunity to enhance social, economic and developmental benefits for West Edinburgh and the wider city firmly around inclusive growth, sustainability and place-making in line with the City Plan 2030 Vision for the City, the West Edinburgh Transport Appraisal (WETA) and Mobility Plan and emerging strategies and involve its people in its future growth.

West Edinburgh 2050 is a place that:

offers the opportunity to do things differently to before

involves everyone in its development and growing identity

supports everyone's physical and mental well being

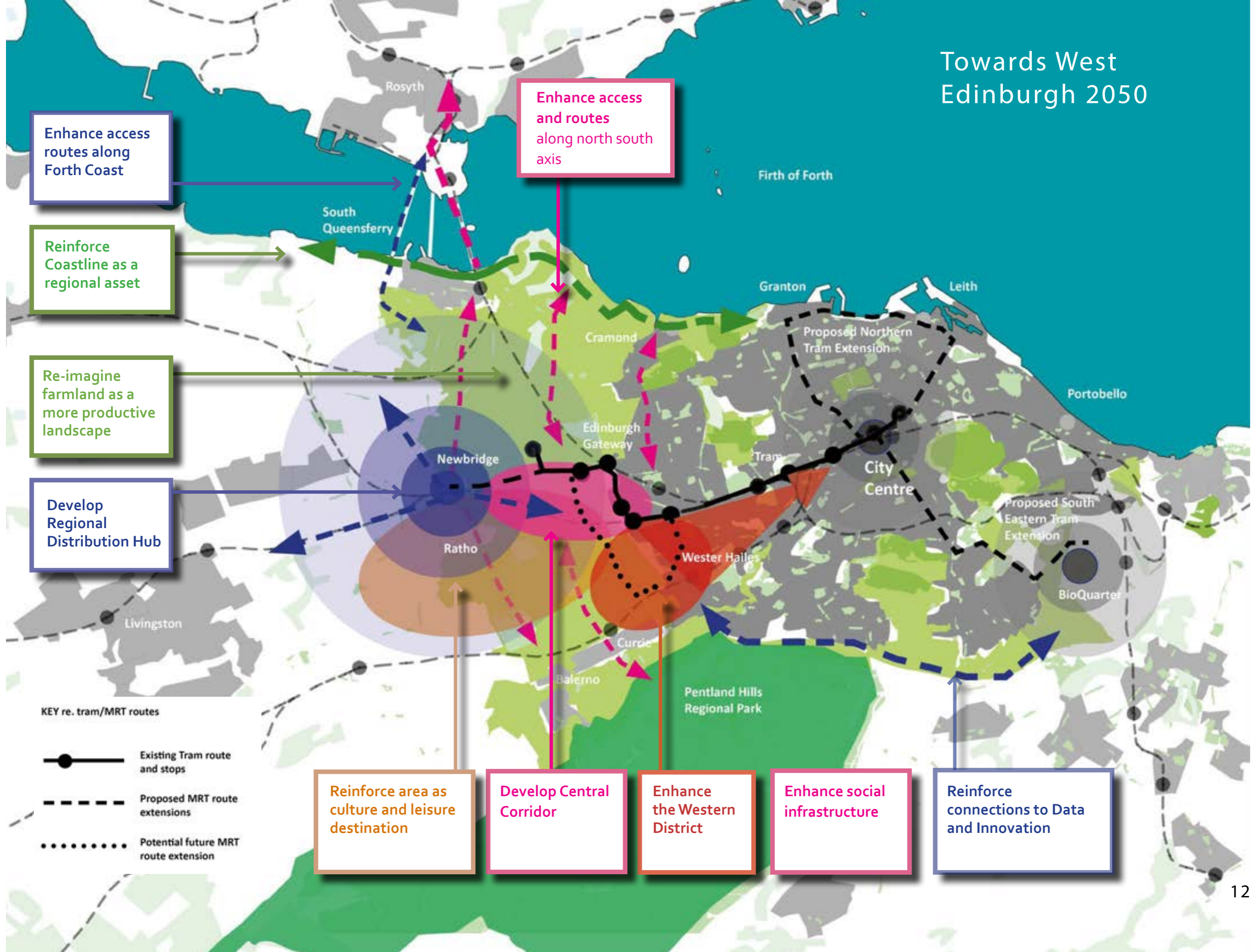
ensures everyone shares in its economic success with no-one left behind

provides connections between everyone without depending on cars

ensures everyone lives in a home which they can afford

creates opportunities for everyone to benefit from its natural resources, culture and heritage

Towards West Edinburgh 2050



Guiding Principles

- Facilitate **place making that embraces mixed use development**, which connects between and beyond.
- Embed **climate change and carbon net zero targets** and behaviours into all projects.
- Make the area **accessible for all** with a focus on active travel, local amenities and connecting communities.
- Reinforce **20 minute neighbourhood principles** and building places within any new and existing neighbourhoods.
- Provide mechanisms that **integrate and enable new and existing communities** – make them work for all.
- Ensure an **understanding of what employers and businesses need** – education, training, travel connections.
- Prioritise a sustainable, inclusive and accessible strategy that should **prioritise brownfield sites for future growth**
- Prioritise **health and well-being**.
- **Enhance biodiversity** and ecological links.
- Improve **opportunities for lifelong learning** in the area, and connect with business.
- Promote the area for both **commercial and cultural opportunities**.

Towards West Edinburgh 2050 identifies the following key opportunities:

Enhance social infrastructure

- Connect education and learning establishments to enhance access to learning and skills development.
- Enhance affordable housing provision and local amenities for residents.
- Review existing accessibility to health facilities and open space for all.

Enhance Western District

- Future planned, mixed use, housing led regeneration.
- Provide tram extension to open opportunity for new development, integrating with existing communities.
- Provide mechanisms that integrate and enable new and existing communities - spatially and culturally.

Re-imagine farmland

- Re-consider the area to be a more productive and ecological landscape.
- Provide opportunities that enhance connections for people and habitats across the landscape.
- Consider ways to enhance productivity and horticulture at differing scales.

Reinforce coastline

- Consider coast as regional asset with enhanced north-south active travel and ecological connections between neighbourhoods.
- Promote coastline as a destination.

Enhance access and routes

- Prioritise routes along north-south axes.
- Enhance connectivity and improve public transport routes.
- Build on City of Edinburgh's Mobility Plan and WETA (West Edinburgh Transport Appraisal) proposals.

Develop Regional Distribution Hub

- Opportunity to build on the area's regional potential, transport connections and movement of people and goods.
- Consider area as a distribution centre for not only goods, but also energy and food/horticulture.
- Develop energy distribution potential in and around Newbridge or other areas including Heriot-Watt Research Park.
- Investigate potential for hydrogen related development and other low carbon possibilities.

Reinforce Connections to Data and Innovation

- Enhance connections between the Bayes Centre, Edinburgh Futures Institute, Easter Bush, the Usher Institute and National Robotarium and the BioQuarter/Edinburgh Royal Infirmary.

Reinforce areas a culture and leisure destination

- Develop culture and leisure as key characteristics of the area.
- Build on outdoor and indoor recreational opportunities including arena and festival venue
- Links to airport, hotel and holiday accommodation opportunities.

Develop Central Corridor

- Intensify the central corridor area with mixed use development.
- Maximise the ecological potential of the area, particularly of the Gogar Burn.
- Improve active travel connections within this area.

Interconnecting Themes

Towards West Edinburgh 2050 seeks to identify how the vision can be delivered through consolidation of a number of interconnected themes. These look to tackle the range different issues that might act as barriers to success.

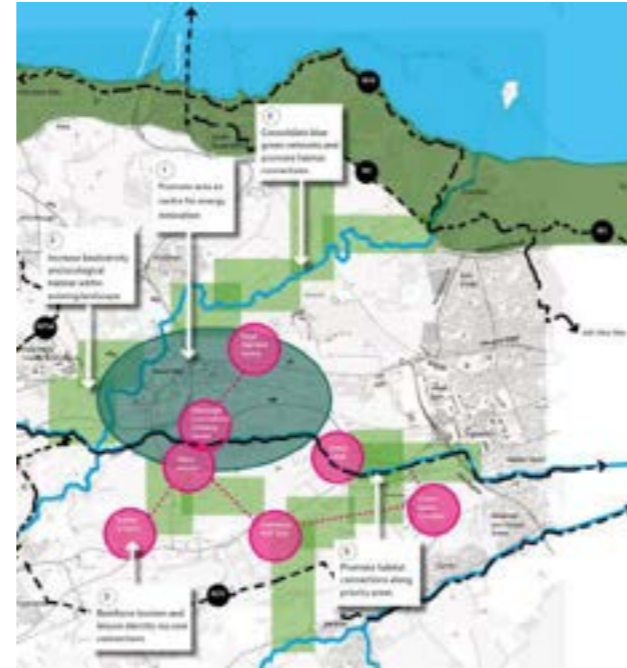
This offers the opportunity to enhance both social, economic and developmental benefits for the area around inclusive growth and low carbon whilst embracing flexibility and adaptation over time.

The study recognises 'infrastructure first' principles, Central Scotland Green Network opportunities and the net zero benefits of developing brownfield land whilst remaining flexible to respond to emerging markets and developing land use requirements.

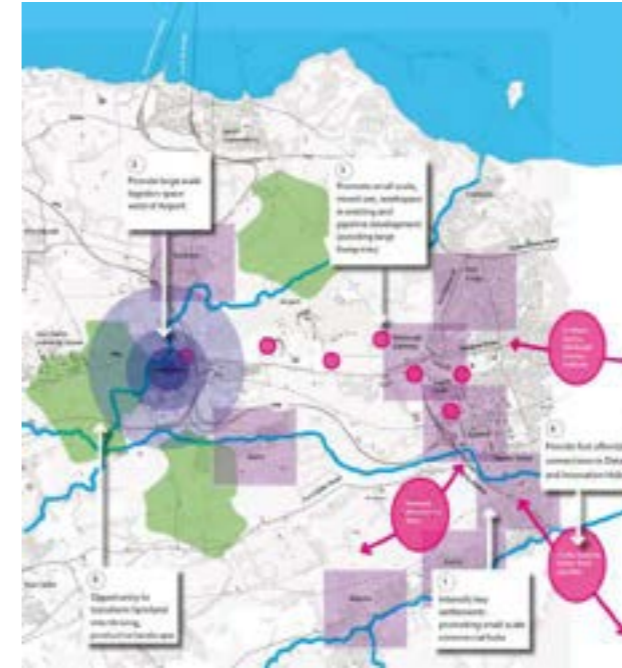
This aligns with a series of key milestones and themes for the City, most notably:

- 2030 City Plan
- 2030 Net Zero Carbon targets
- City Mobility Plan 2050 and beyond

Environment and Climate Change
A productive, environmentally rich, low carbon place



Economic Growth
An area that grows Edinburgh's dynamic economy

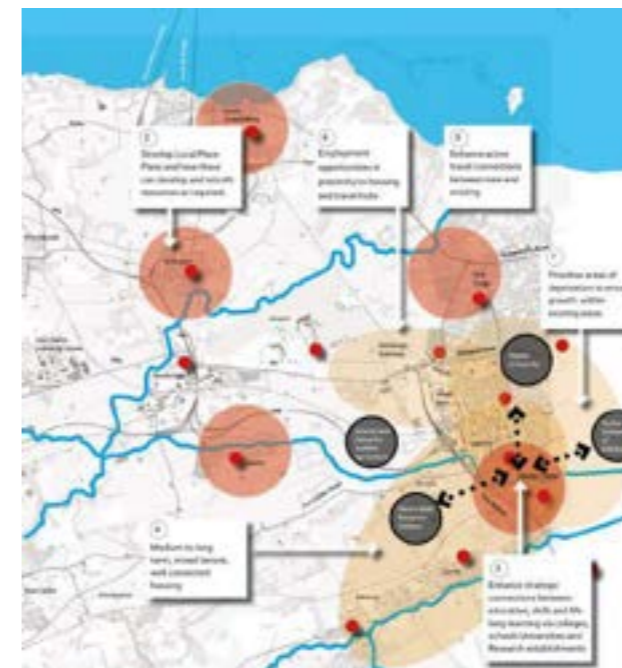


A series of interconnecting themes that address the barriers to Inclusive Growth, embrace 'infrastructure first' principles and take a low carbon approach

Resilient and Sustainable Places
Distinctive and connected communities to live, work and visit



Tackling Inequality
Providing work, skills and opportunity



Connectivity
A series of interconnected landscapes and neighbourhoods



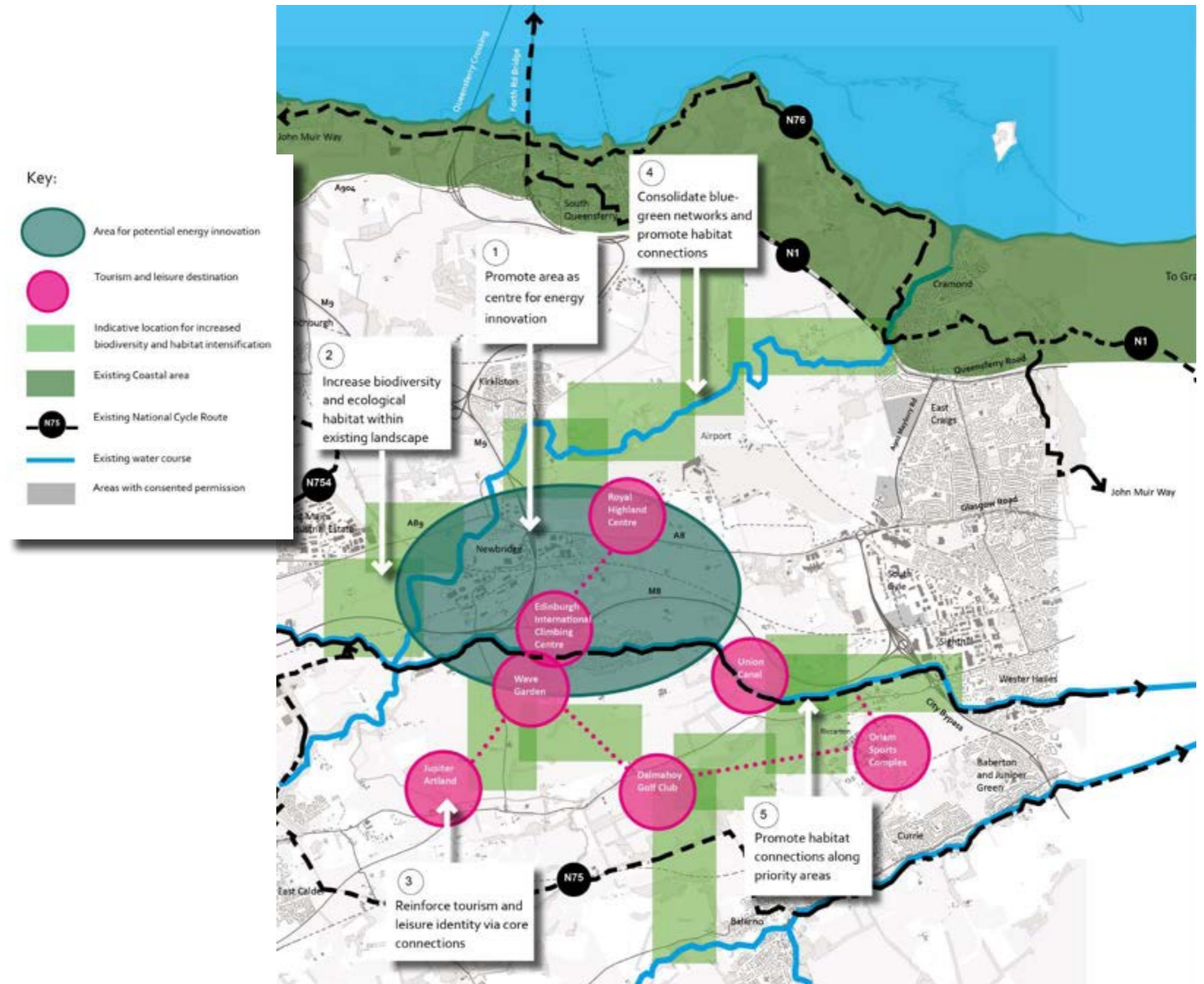
Environment and Climate Change

Edinburgh's sustainable and low carbon future depends on a commitment to a 'green recovery' and a just transition to net zero. The Scottish Government has recognised climate change as a human rights issue with the transition to net zero as an opportunity to tackle inequalities and is fundamentally important to the future prosperity of our people and planet.

Opportunities for this are:

1. Promotion of the area as a centre for energy innovation.
2. Increased biodiversity and ecological habitat within the existing landscape.
3. Reinforce tourism and leisure identity via core connections.
4. Connect blue-green networks and enhance habitat connections.
5. Promote habitat connections along priority areas.
6. Require a net zero carbon approach to development.

Note:
The National Planning Framework 4 (NPF4) states that actively enabling the redevelopment of vacant and derelict brownfield land with a focus on blue-green infrastructure, is one of the key opportunities to achieve the necessary changes to support reduced emissions.

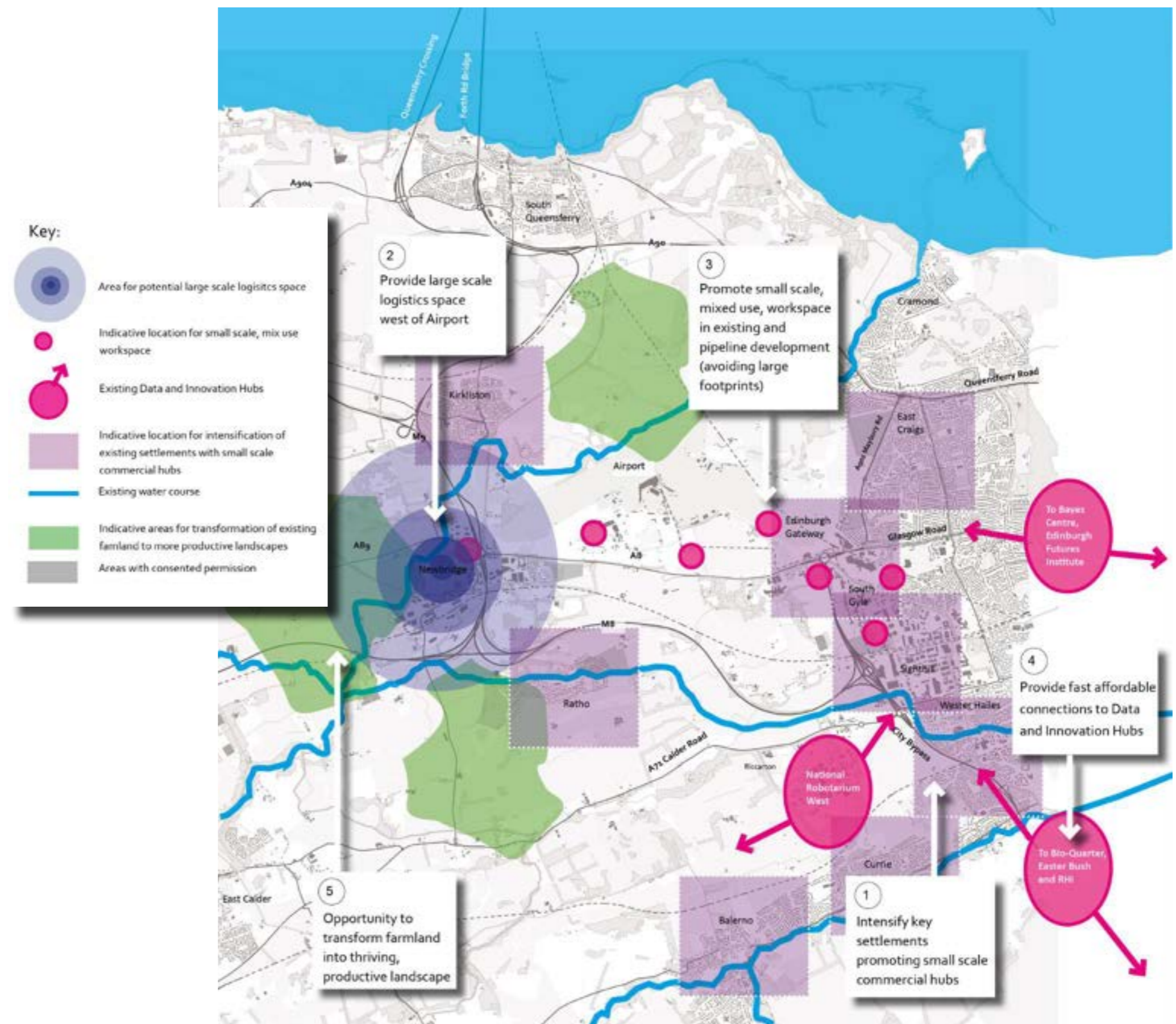


Economic Growth

This study builds on the findings of the Rettie & Co Socio-economic update in Supporting Documents. Much of the study is informed by our findings, e.g. on lack of mid-sized workspaces. Investment and resulting development in West Edinburgh have not been as extensive as previously expected. However, several pipeline developments are now happening along with initiatives and projects that can be built upon to continue this process. Equally, the area remains well connected to the City Centre in part via the tram network, railway stations and surrounded by high quality education institutions. The public sector will need to work in collaboration with landowners and developers to develop strategies, particularly around the Infrastructure First agenda, to ensure development can be viably progressed and happen in the right place.

Opportunities for this are:

1. Existing settlements be intensified with small scale commercial hubs.
2. A large-scale logistics space be provided to the west of Edinburgh Airport, offering opportunity for a variety of business uses, which could also include serviced land growth provision at/near Edinburgh Airport.
3. Potential for creation of new energy hub to support de-carbonisation of energy for power, heat and transportation.
4. Fast, affordable connections to data and innovation hubs be provided.
5. Create genuinely mixed use communities for people to live and work with appropriately scaled homes and workspaces promoted within existing and pipeline development.
6. Harness opportunities to transform existing farmland into a thriving, productive landscape within the Central Scotland Green Network.
7. Prioritise a sustainable, inclusive and accessible strategy that prioritises brownfield sites for future growth.



Refer to socio-economic update (Supporting Document 1) for background evidence and information.

Connectivity

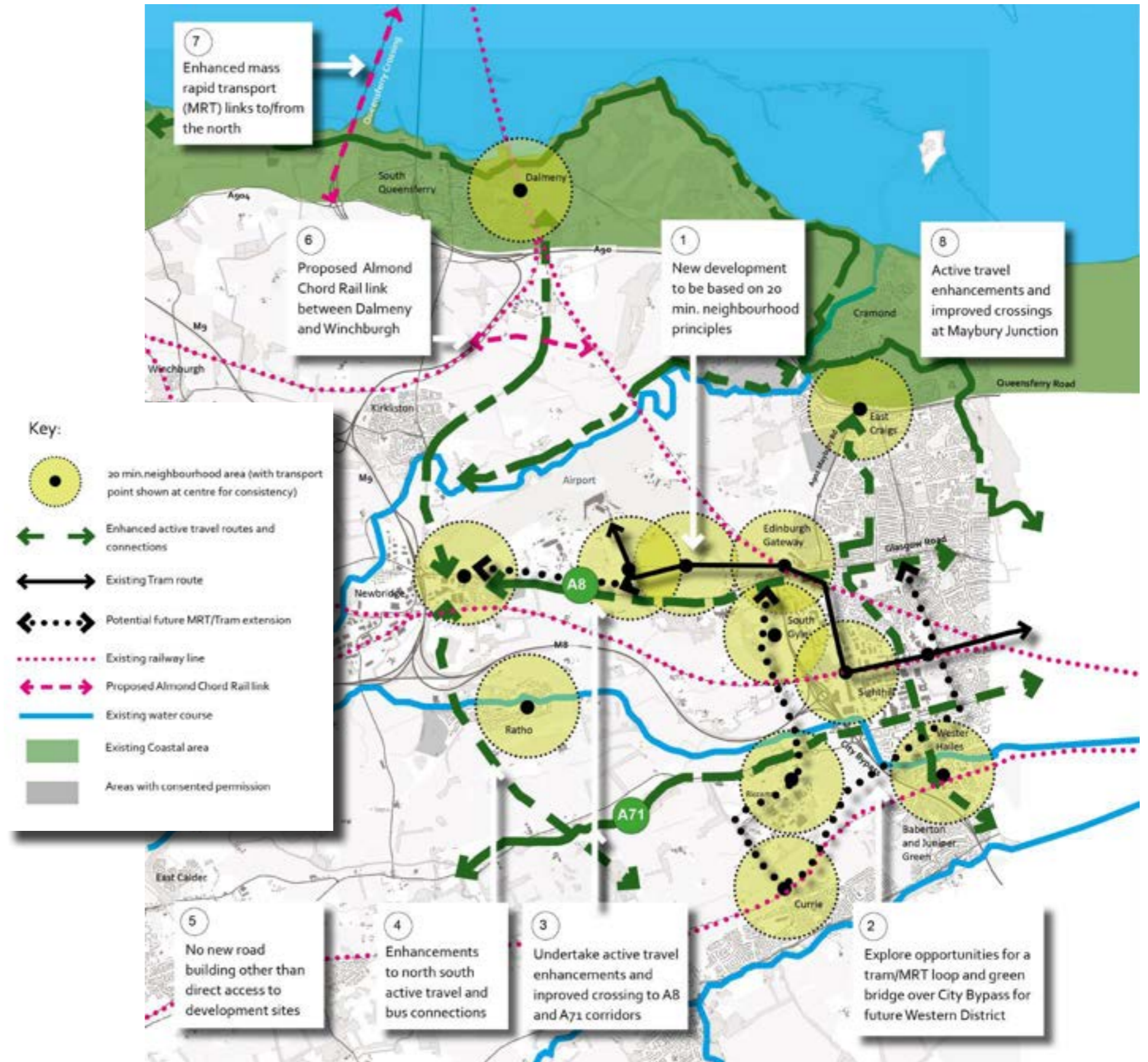
Currently, the options for moving around within West Edinburgh, particularly on a north/south axis, are limited due to physical barriers, active travel routes are fractional and there is a reliance on private car usage which is epitomised by heavy traffic at peak times and issues around air quality. This is balanced against the rich natural and cultural assets throughout the area which remain largely under-utilised and difficult to access. The City Mobility Plan goes some way towards addressing this and plays a key role going forward.

Opportunities for this are:

1. Any new development be based on 20 minute neighbourhood principles linked to key transport/mobility hubs (see note below).
2. Opportunities should be explored for a tram/mass rapid transport loop and green bridge over City Bypass.
3. Active travel enhancements and improved crossings to A8 and A71 corridors and key sites, including Ingliston junction and any associated pipeline development.
4. Enhancements to north-south active travel routes and bus connections across the area.
5. No major, new, strategic road building other than for direct access to development sites and WETA (West Edinburgh Transport Appraisal) identified projects.
6. Proposed Almond Chord Rail link between Dalmeny and Winchburgh.
7. Proposed enhanced mass rapid transport (MRT) links to Dunfermline from West Edinburgh.
8. Active travel enhancements, traffic management /calming at Maybury Road and improved crossings at the Maybury junction.
9. Consideration of Data Infrastructure in relation to connectivity and infrastructure.

Note:

The SEStran Mobility Hub Study, completed March 2020, identifies potential locations and opportunities for providing hub infrastructure and public realm improvements that support the use of shared forms of mobility including public transport with proposed pilot in Wester Hailes. The SEStran Regional Transport Strategy notes opportunities for freight consolidation hubs / a regional distribution hub.



Resilient and Sustainable Places

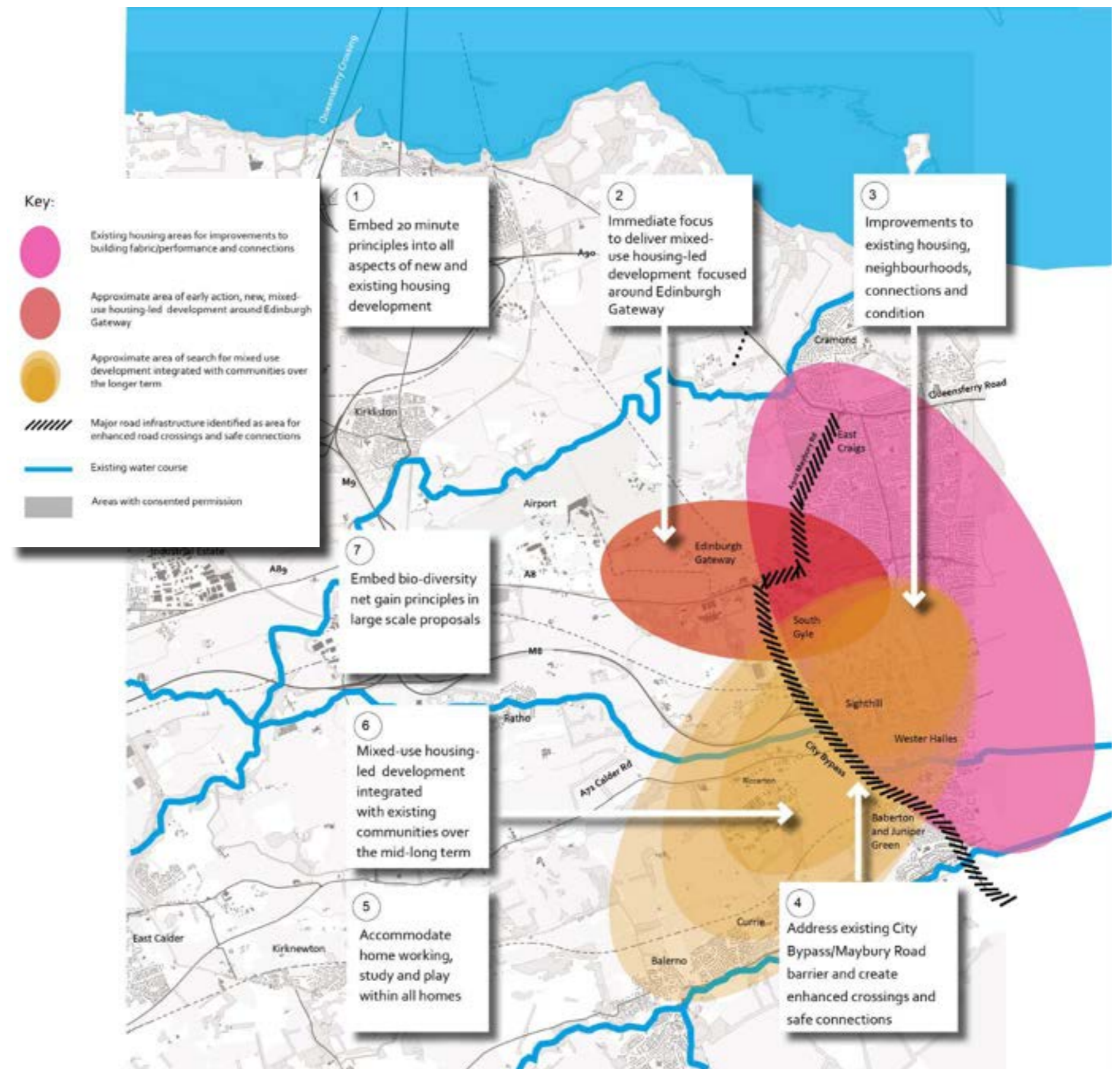
Land to the west of the bypass has acted as a natural boundary between West Edinburgh and the urbanised centre of Edinburgh with a broad trend towards piecemeal new residential development extending existing settlements. There is also an identified lack of choice when it comes to affordable family housing, employment opportunities and access to recreational facilities.

This is seen as an opportunity for a more coherent approach that improves existing communities and directs new development to locations most suited to make the most of existing and planned infrastructure. In this way the study can serve as a tool to guide decisions to manage inclusive growth in the area, enhance connections, make better places and steer development with a focus on meeting the communities' needs.

Edinburgh's City Plan 2030 (proposed) identifies a requirement for significant additional housing, in particular affordable housing. The preferred approach of City Plan 2030 is to meet this by allocating brownfield sites to add to the existing development land supply. Innovative design and clever use of land can assist in developing new communities in a sustainable manner and enhance and add to the city-wide network of green spaces.

Opportunities for this are:

1. 20 minute neighbourhood principles to be embedded into all aspects of new housing and development.
2. Immediate focus be placed towards new mixed-use development around Edinburgh Gateway along 20 minute neighbourhood principles.
3. Improvements to existing housing neighbourhoods, inclusive of design improvements, connections, facilities and building fabric/performance and open spaces.
4. Create enhanced crossings to City Bypass and Maybury Road.
5. New homes should accommodate home working, study and play and be accessible for all.
6. Mixed-use housing-led development to the South West over the longer term with better connections/integration with existing settlements along A71 corridor.
7. Biodiversity net gain principles should be embedded into any large scale proposals.



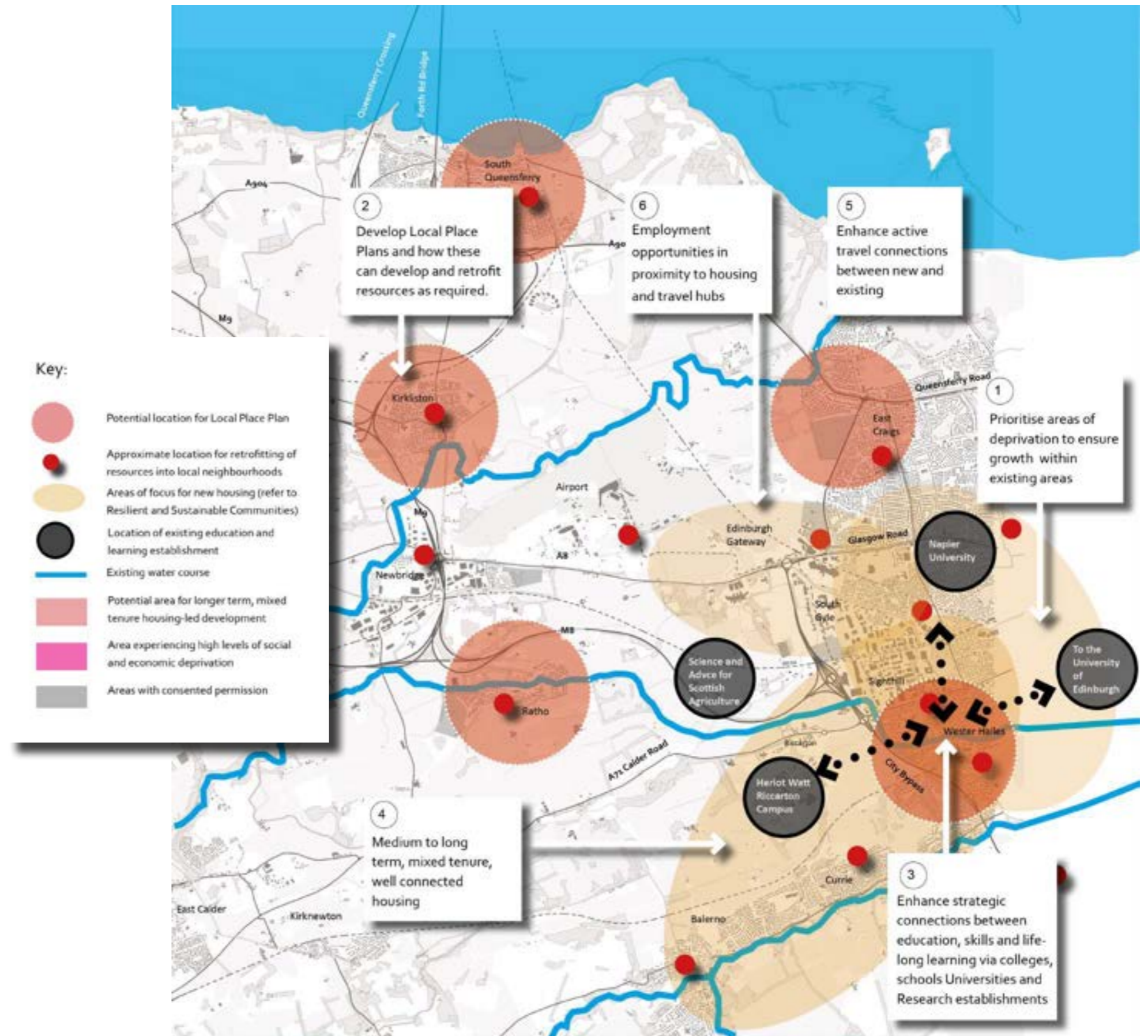
Tackling Inequality

The communities and populations within some parts of West Edinburgh suffer from a lack of basic social infrastructure, including, for example, a lack of childcare provision and poor educational support. Health inequalities also act as a barrier to both employment and life opportunities. These inequalities can result in disengagement, social exclusion as well as impacting on the health and well-being of residents. Any interventions must understand the local issues, address the needs of specific communities, break down barriers and provide opportunities and building blocks for growth.

Opportunities for this are:

1. Gain a detailed understanding of the populations, and social infrastructure barriers within specific areas, and prioritise areas of deprivation to ensure they don't get left behind.
2. Local Place Plans offer the opportunity for a community led, but collaborative, approach to creating great local places through engagement with communities, with examples of current projects in Wester Hailes where lessons should be learnt as this process evolves.
3. Work with educational establishments to ensure commitment to lifelong learning agendas and improving connectivity with deprived parts of West Edinburgh.
4. Provide mixed tenure, well connected housing in focused areas and enhance active travel connections between new and existing neighbourhoods and continue to evaluate infrastructure needs alongside planned projects.
5. Enhance travel connections between new and existing settlements with associated travel hubs.
6. Work with employers to secure Commitment to Fair Work Framework and improve employment opportunities for those living in West Edinburgh.

See this agenda as continued priority and offer commitment to lift all generations out of poverty and provide a better quality of life, security, opportunities and aspirations towards a better future. Keep talking and listening to ensure West Edinburgh centres people and communities.



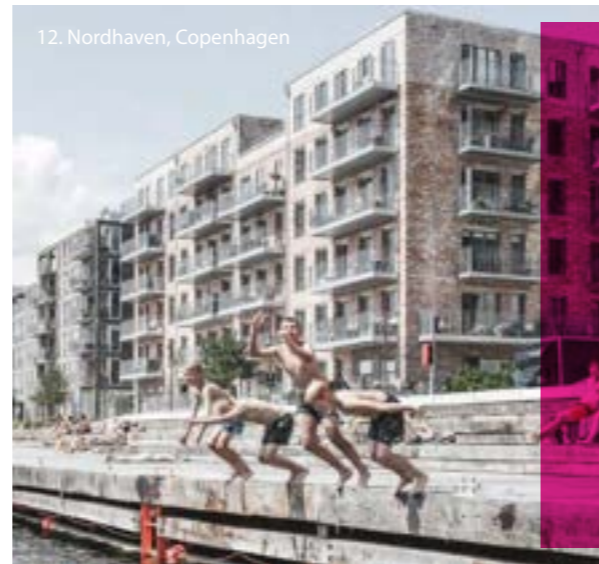
Learning from Elsewhere

A number of precedent case studies from around Europe provide lessons and inform this study. A number of these are summarised here and outlined in more detail within the Supporting Document 7.

The selected examples are found predominantly in Northern Europe and Scandinavia. They link dense urbanisation with diverse landscapes and enhanced city connections.

Whilst the studies vary in context, scale and approach, they provide lessons and insight into best practice in some way. Whether that be the way in which new infrastructure is planned and managed, how landscapes are re-imagined, the way in which residents are embedded within the development process or how data and pilot projects are adopted to test ideas and change behaviour. Equally, they identify where some aspects did not go as planned and where things may be done differently next time.

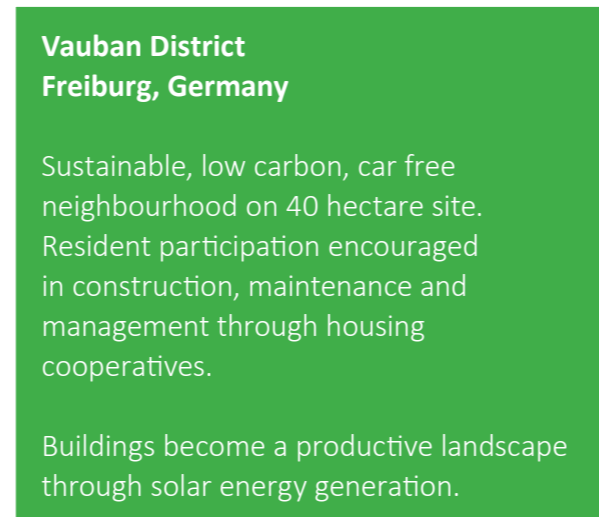
More detailed information relating to these studies and their relationship to West Edinburgh is provided within the socio-economic study in the Supporting Document 1.



Nordhavn Copenhagen, Denmark

A robust yet flexible strategy for the transformation of a former industrial harbour into a new, sustainable city district.

Identifiable neighbourhoods are connected and integrated to the city centre through a sustainable mobility plan, with a focus on cycle and pedestrian routes and the integration of blue-green infrastructure.



Vauban District Freiburg, Germany

Sustainable, low carbon, car free neighbourhood on 40 hectare site. Resident participation encouraged in construction, maintenance and management through housing cooperatives.

Buildings become a productive landscape through solar energy generation.



Vision 2030 Almere Almere, Netherlands

Vision and strategy for new district of the city of Almere, creating homes for 150,000 new residents.

The strategy combines water, nature reserves and new urban development. Four distinct areas are connected to each other and the city centre via new infrastructure and metro lines.

Kalasadama Smart City Helsinki, Finland

City expansion within a former harbour into a model 'smart city' district connected by metro, bus and tram.

Strategy and vision allows for flexible development through collaboration. Key role in Helsinki's 2035 Carbon Neutral goal.



Emscher Masterplan Rhur Valley, Germany

Re-imagining of a large, unproductive, post-industrial area into a thriving ecological landscape.

Large-scale development and infrastructure are balanced with small scale installations, all of which are focused around key water courses.

03

Potential next steps

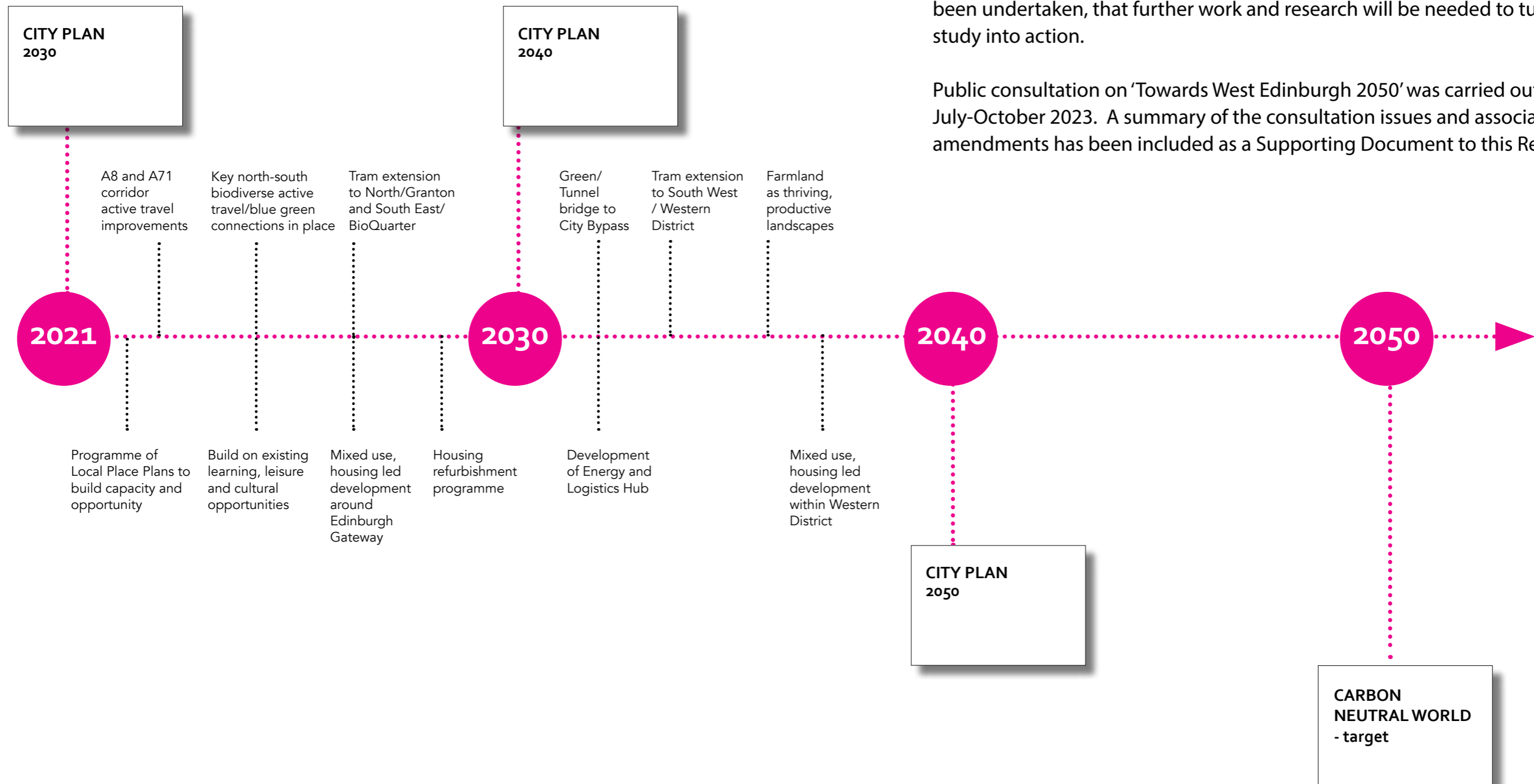
'We ...know from experience that a place is better when the people who live there work together to shape it. The Place Principle, adopted by the Scottish Government in 2019, asks agencies in a place to collaborate with the people who live there to create a shared vision for its future.'

Architecture Design Scotland Corporate Strategy 2021

'Across the world, the definition of economic success is changing. Successful nations no longer seek only to create wealth; they distribute wealth so that success and happiness is shared by everyone.'

Scottish Enterprise findings 2021

Potential Time-line and Next Steps



The Vision for West Edinburgh, of an emerging area underpinned by sustainable and inclusive growth, is the result of evidence gathering, review of existing site information, current and emerging plans, policies and strategies, stakeholder consultation and collaborative working groups.

This represents a starting point in the process and identifies the level of commitment required by all involved from the Partners, stakeholders and wider communities, to turn that vision into action. There is a recognition by the Partners, whilst acknowledging the positive developments that have already been undertaken, that further work and research will be needed to turn this study into action.

Public consultation on 'Towards West Edinburgh 2050' was carried out between July-October 2023. A summary of the consultation issues and associated amendments has been included as a Supporting Document to this Report.

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