



THE TOWER BURN TRAIL

A project to regenerate the green space in the north-west section of the City of Dunfermline, for the benefit of communities and tourism

Led by Dunfermline Greenspace SCIO

Brief for Masterplan & Cost

for refurbishment of site encompassing:

Zone 1: St Margaret's Cave (*Fife Cultural Trust*)

Zone 2: Wee Glen Path and banks of Tower Burn (*Fife Council*)

Zone 3: Woovers' Alley Garden (*Patons of Dunfermline*)

Zone 4: Buffies Brae Viaduct (*Fire Station Creative*)

Zone 5: Railway line to Golfdrum, Phoenix Lane and William Street (*Dunfermline Regeneration Trust & Golfdrum Residents Assoc.*)

1 – Introduction

The aim is to turn a long neglected woodland glen and disused railway line with heritage assets into a thriving community green space and cultural destination for tourists in the centre of Dunfermline.

There is no capital money to carry out any construction work. The work is about creating a masterplan and cost for fundraising. The masterplan needs to show designs for the adapted structures, re-landscaped Wooers' Alley garden and joined up green spaces along the Tower Burn to Buffies Brae and William Street. The masterplan needs to show how works can be done in a phased approach – outlining what can be done in the short term and then the long term. Maintenance is an important issue to be taken into account in the design.

Key priorities and objectives for the project include:

- **COMMUNITY ENGAGEMENT:** Creating a space which will benefit the local Dunfermline community and bring them a sense of pride for their new City.
- **HERITAGE:** Bringing derelict land and structure back into use. Telling the story of St Margaret's Cave, The Patons of Wooers' Alley and Dunfermline's Industrial Past, highlighting their importance in the history of Dunfermline and its future - bringing back meaning for this neglected piece of land.
- **ARTS & CULTURE:** Promoting the Arts in Dunfermline, both current and historical.
- **TOURISM:** Making Dunfermline's tourist car park a more welcoming first impression for visitors by improving the area around St Margaret's Cave; and adding to the Dunfermline's cultural offering by allowing tourists to wander along the Wee Glen and discover the (as yet) untold stories of the Patons of Wooers' Alley and Dunfermline's industrial past.
- **EMOTIONAL WELLBEING:** Fulfilling the need for outdoor cultural spaces, for local people to meet, for physical and emotional wellbeing.
- **SAFETY:** Making it a safer, more pleasant place to walk. Discouraging anti-social behaviour and littering which have become a problem for the area.
- **GREEN SPACE:** Creating better access to green spaces and conservation of local wildlife. Linking up with proposed new cycle paths.
- **EDUCATION:** Creating spaces for children and adults to engage in outdoor education.

1:1 - Working name for the project:

A meeting was held on 2nd October 2023 and it was agreed that the working name for this project should be the Tower Burn Trail.

1:2 - Stakeholders

Fife Council - Greenspaces, Community Services, Archaeology
ON Fife - Fife Cultural Trust
Local Councillors for Dunfermline
The Patons of Dunfermline SCIO
Fire Station Creative
Dunfermline Greenspace SCIO
Falling Up Together
Buffies Brae Residents
Golfdrum Residents Association
Dunfermline Carnegie Trust
Local Faith groups (re: St. Margaret's Cave)
Local Tourist Association – Visit Dunfermline
Dunfermline Regeneration Trust
Central Dunfermline Cycling Club
Tom Minogue (re: Railway History and Phoenix Lane / Viaduct)
Royal Scottish Academy (RSA)

2 – Background

Size of Area – Approx 4½ hectares

Ownership – Fife Council – Community Services

2.1 - Site description

The project will comprise of 5 zones:

ZONE 1: St Margaret's Cave and under Glen Bridge

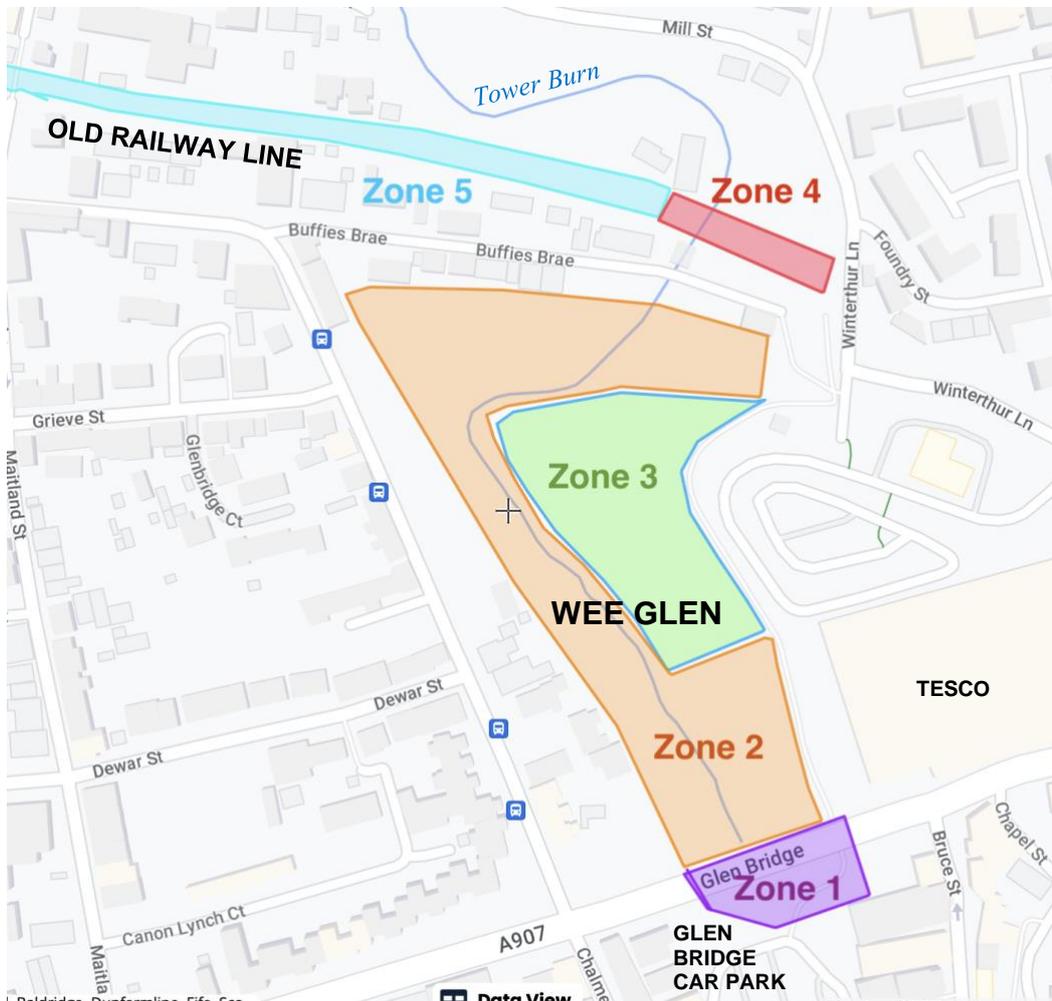
ZONE 2: Wee Glen path and banks of Tower Burn

ZONE 3: Woovers' Alley Garden

ZONE 4: Buffies Brae Viaduct

ZONE 5: Railway line extending past Golfdrum to William Street, including bridge at Phoenix Lane

Zones 1, 2 and 3 are listed under DUNF38 (Tower Burn) on the Fife Council Greenspace Map. An extract from the Fife Greenspace Audit 2010 describes this area: *“(DUNF38 Tower Burn) An area of semi-natural woodland to the north of the town centre. Due to the low quality of the site there is anti-social behaviour issues. Increase litter removal, improve paths and signage”*. The description and issues still remain today. The area DUNF38 scored LOW on the 2010 Greenspace Audit with a mark of 47 (average 62).



Map showing Zones

Zones 4 and 5 are listed under DUNF37 (Baldrige Burn) on the Fife Council Greenspace Map. The area DUNF37 scored BELOW AVERAGE on the 2010 Greenspace Audit with a mark of 53 (average 62).



Zone 5 in detail

2.1.1

ZONE 1: St Margaret's Cave and under Glen Bridge: [56.072261, -3.465007](#)

An important historic asset of Dunfermline, consisting of an 11th Century cave in which St Margaret the Queen of Scotland used to pray - which is currently under-utilised by tourists, schools and the wider public. Nowadays it is accessed via a 1960s tunnel under the Glen Bridge Car Park, adjacent to the underside of Glen Bridge which attracts vandalism and anti-social behaviour. The Glen Bridge Car Park is the main tourist car park for Dunfermline owing to its capacity for coach parking.

St Margaret's Cave is listed as Common Good land according to Fife Council Land Titles Assets Map (Title GIS Ref: CG088700102). Under Glen Bridge is listed as being owned by Transportation according to Fife Council Land Titles Assets Map (Title GIS Ref: RO088700605)

2.1.2

ZONE 2: Wee Glen path and banks of Tower Burn: [56.073181, -3.466000](#)

A wooded glen with the Tower Burn running through it, which provides some much needed green space in Dunfermline's town centre for dog walkers, but which is currently under-utilised, unmaintained and heavily littered. Historically this glen used to be joined up to the Pittencrieff Glen, before it was blocked off by Bridge Street in the 1700s and then by Glen Bridge Car Park in the 1960s. The stream itself is thought by some to be the one in which the miracle of St Margaret's gospel occurred and meanders around King Malcolm's Tower and Dunfermline Abbey/Palace ruins. Historic accounts mention fairies being seen in this glen, as well as this area being a backdrop to Sir Joseph Noel Paton's most famous fairy paintings.

This area of the Wee Glen is listed as part of DUNF38 on the Fife Council Greenspaces Map. Access points are from Buffies Brae at the North (OBJECTID 2895) and St Margaret's Cave under Glen Bridge at the South (OBJECTID 2860).

The path along the Wee Glen is listed on the Fife Council Core Path Network as part of the Tower Burn Loop: Route Code R657, Path Code P657/02.

This section of the Wee Glen path and banks of Tower Burn is listed as being owned by a mixture of Community Services and Transportation according to Fife Council Land Titles Assets Map (Title GIS Ref: CO088700125, RO088700601, RO088700602).

2.1.3

ZONE 3: Wooers' Alley Garden: [56.073909, -3.466014](#)

Historic garden on the North-East bank of the Tower Burn (adjacent to Tesco car park), which was once the childhood home of the Patons, a family of Victorian artists of national importance in Scotland. Throughout the 19th century the garden was a destination for tourists visiting the museum of Wooers' Alley Cottage (now demolished) and strolling in its leafy grounds. The garden is now almost completely derelict, heavily overgrown and attracts ongoing anti-social behaviour. This area of the Wee Glen is listed as part of DUNF38 on the Fife Council Greenspaces Map. Access points are from the path along the

Wee Glen (Path Code P657/02) and from the cycle path on the West side of Tesco car park (OBJECTID 2303). Wooers' Alley is listed as being owned by a mixture of Community Services and Transportation according to Fife Council Land Titles Assets Map (Title GIS Ref: RO088700609 and CO088700115)

HISTORY OF WOOERS' ALLEY

According to the Annals of Dunfermline, the name Wooers' Alley refers to the wool carders and weavers who lived there, before and during the height of Dunfermline's weaving industry. In the 19th Century Wooers' Alley was the home of a family of weavers and damask designers called the Patons, who then turned their hands to art – and became artists of national importance in Scotland. The twisting ivy-covered trees and mossy banks of the Wooers' Alley garden featured throughout the Patons' most famous work, which is displayed in most of the major galleries around Scotland. Artist Sir Joseph Noël Paton became Queen Victoria's Painter & Limner for Scotland, best known for his extraordinary fairy paintings displayed in the Scottish National Galleries. Amelia Robertson Hill (née Paton) sculpted prominent statues around Scotland including David Livingstone in Edinburgh, Robert Burns in Dumfries, and figures for the Scott Monument. Waller Hugh Paton was a prolific landscape painter who was one of the first of his generation to paint outdoors 'en plein air', which he started in the Wooers' Alley Garden.

Their father Joseph Neil Paton, who built Wooers' Alley Cottage (demolished in 1926) was a well-respected damask designer, key to Dunfermline's success during the industrial revolution, whose work is now in the V&A in London. He was a collector of historic Scottish artefacts and opened his cottage at Wooers' Alley as a museum to the public. Much of his collection is now in the National Museum of Scotland and the Hunterian Collection - his most famous artefact exhibited at Wooers' Alley was Robert The Bruce's toe bone or metatarsal.

The art critic Ruskin, who visited Wooers' Alley, referred to it as a "Perfect AP... Airthly Paradise". The garden still exists, but is sadly no longer the 'paradise' it once was – desperately in need of cleaning up and re-landscaping.

2.1.4

ZONE 4: Buffies Brae Viaduct: [56.075049, -3.465936](#)

A disused viaduct left over from Dunfermline's industrial past, once forming part of the railway line from Dunfermline to Alloa. The top of the viaduct has recently been claimed by local people as a garden. The area is listed under DUNF37 on the Fife Council Greenspaces Map. Buffies Brae Viaduct is listed as being owned by Transportation according to Fife Council Land Titles Assets Map (Title GIS Ref: TR028800101)

2.1.5

ZONE 5: Railway line extending past Golfdrum to William Street, including bridge at Phoenix Lane: [56.075606, -3.470573](#)

Part of a disused railway line which was once part of the Dunfermline to Alloa line and the surrounding park land. Some neighbouring houses in Buffies Brae and Golfdrum Street have extended their gardens into the disused railway line. The Victorian footbridge at Phoenix Lane, which is a fine example of Dunfermline's industrial past, is currently in need of restoration. To the north of Zone 5 is an area of underused and uncared for park land through which flows the Baldridgeburn. This entire area is listed under DUNF37 on the Fife Council Greenspaces Map. The area of the old railway line is listed as being owned by Transportation according to Fife Council Land Titles Assets Map (Title GIS Ref: TR028800101). The area of parkland to the north of Zone 5 is listed as being owned by Housing (Title GIS Ref: HO088800206).

2.2 - Problems

Overall the area within all 5 zones appears neglected, run down and has ongoing problems with anti-social behaviour. Specific problems include:

2.2.1

ZONE 1: St Margaret's Cave and under Glen Bridge

The main tourist car park for Dunfermline is not a welcoming first impression for visitors to a new City. The underside of Glen Bridge, which dominates the area of St Margaret's Cave, is dark, unsightly and repeatedly vandalised which creates a poor landscape character. The graffiti, broken glass, fallen barriers and burnt-out fires are indicative of ongoing problems with anti-social behaviour. In the past the level of intimidation towards staff at St Margaret's Cave has been dangerous. The area is unlit, run down and is unsafe for local people to walk after dark.



2.2.2

ZONE 2: Wee Glen path and banks of Tower Burn

The path appears unmaintained, unlit and heavily littered. Overgrown shrubs decrease user security. Due to poor management of the banks over the years, trees frequently fall across the path. The stream (Tower Burn) is polluted by sewage and often blocked by litter and Tesco shopping trolleys.



2.2.3

ZONE 3: Wooers' Alley Garden

Although some of the attractive paths, planting, walls, steps and terraces of the historic garden still remain, they are in a very poor condition and in need of repair. The area is hidden away, unlit and heavily over-grown which makes surveillance impossible and security an issue. Bottles, cans, needles, broken glass, fires and vandalism are indicative of the problems with criminal activity and anti-social behaviour. It is currently not considered by local people to be a safe place to walk alone in the day or night.



2.2.4

ZONE 4: Buffies Brae Viaduct

The viaduct itself is attractive as a structure but lacks purpose, known locally as 'the bridge to nowhere'. The arches underneath the viaduct are prone to graffiti. The top of the viaduct has been claimed by local people as a garden.



2.2.5

ZONE 5: Railway line extending past Golfdrum to William Street, including bridge at Phoenix Lane

Some neighbouring houses in Buffies Brae and Golfdrum Street have extended their gardens into the disused railway line, to avoid it being used as a 'rat-run' for criminal activity. The Victorian footbridge at Phoenix Lane appears dilapidated but on closer inspection is repairable. To the north of Zone 5 is an area of underused and uncared for park land through which flows the Baldridgeburn.



2.3 - Recommended improvements

A Community Consultation Survey was carried out in early 2023, after an exhibition about Wooers' Alley at Fire Station Creative in January-February. 104 people responded. The top 5 requests from the community were:

1: Less litter (81.55%)

2: Pathways better maintained (78.64%)

3: The Wooers' Alley Garden restored to how it was when the Patons lived there (77.67%)

4: Information communicating the history of the Patons and Dunfermline's textile heritage (75.73%)

5: Planting of bulbs and wild flowers (68.93%)

We noted that 56.31% of people were in favour of a new visitor centre, so we have explored this idea further too.

A workshop with community leaders and stakeholders took place in the City Chambers on 17th February 2023, to discuss further what these ideas would look like. It was agreed that any improvements will need a phased approach. These have been divided into 'Short Term' and 'Long Term' improvements suggested by the community.

2.3.1

ZONE 1: St Margaret's Cave and under Glen Bridge

Short Term Priority / PHASE 1: To make the area safer and more welcoming for tourists and dog walkers, to discourage anti-social behaviour and enhance security for staff at St Margaret's Cave.

Community suggestions include:

- Improve security under Glen Bridge and over St Margaret's Cave, by installing better lighting, CCTV, introducing more frequent litter picking and graffiti removal, and regular police patrols. Working with the Safer Communities team.
- Ridding the area of 'secret' or hidden spaces where people can congregate.
- Make safe the banks under Glen Bridge and install permanent barriers, to avoid plastic barriers (and people) falling down the banks.
- Coffee van or temporary kiosk with tables under Glen Bridge, to divide the area under Glen Bridge – making it more difficult for anti-social groups to congregate – and be a welcoming presence for tourists and dog walkers, also supporting staff at St Margaret's Cave.
- Open St Margaret's Cave again, alongside a new Friends' of St Margaret's Cave Group, to support ONFife and avoid staff having to work alone.
- Public Art in the form of painting and light projection on to Glen Bridge to brighten the area.
- Better landscaping around the Glen Bridge Car Park – creating pedestrian paths through the car park, lined by trees, to make it more welcoming for visitors and making access easier by foot, from Pittencrieff Park to the Wee Glen. The planting of these native trees could also act as a 'wildlife corridor'.
- Undertake new extensive research into St Margaret's Cave, its history, archaeology and folklore, in order to educate visitors and make the most of the site.
- Restore the old steps down from Bruce Street to St Margaret's Cave (see print by WH Paton) to provide a more attractive feature in the area and improve access. These steps were useable until the Fire of the Drill Hall in Bruce Street, the Council had it rebuilt and the area to the steps narrowed and fell into decay. The Medieval City would like them to be looked at for Health and Safety repairs, as an adventure for locals and visitors and children to use for an early Wellbeing experience.
- Clear signage next to St Margaret's Cave to tell the story of St Margaret, and to signpost people to other nearby heritage locations such as Wooers' Alley, Pittencrieff Park and Dunfermline Abbey.

- Install interactive boards inside St Margaret's Cave to bring the history to life.



Examples of public art improving the underside of bridges.



Examples of coffee van, and signage.



Drawing of the steps next to St Margaret's Cave by Waller Hugh Paton

Long Term Priority / PHASE 2: To make a world class Visitor Centre worthy of Dunfermline's new City status, as Europe's fastest growing town and Scotland's most ancient capital.

Community suggestions include:

- Long term – the kiosk entrance to St Margaret's Cave needs to be enlarged to provide a better visitor experience or possibly provide exhibition space for a Paton themed exhibition.
- Using adaptive reuse architecture to create a glass atrium to transform the area under Glen Bridge into a visitor centre, café and glass viewing platform, linking St Margaret's Cave with the Wee Glen and Wooers' Alley. Creating a place of reflection, rotating art displays and views down Tower Burn to Wooers' Alley
- Increase accessibility to St Margaret's Cave – wheelchair access? Lift?
- Highlight the Pictish carvings in St Margaret's cave – showing how the history of this area goes back even further than the 11th century.
- Use toughened glass to mark the route of the Tower Burn through the Car Park, so it can still be seen through glass – with signage showing the route which Queen Margaret used to take through the Glen.
- Make a clear pedestrian route through the car park joining up the route between Pittencrieff Park and the Wee Glen, to encourage tourists to visit both locations.
- Plant under the bridge as a greenhouse and dig up the car park to then expand the greenhouse like the EDEN project to create a heritage micro-climate of the Dark Ages. Archaeological research into the Dark Ages site beneath the car park with a temporary access tunnel (horizontal) towards St. Margaret's Cave prior to the excavation of the Glen Bridge Car Park to create a site of world pilgrimage to St. Margaret's Cave.



Examples of Adaptive reuse architecture under arches in Manchester, Edinburgh and London. Example of glass viewing platform in Chicago. Example of toughened glass strip through car park.

2.3.2

ZONE 2: Wee Glen path and banks of Tower Burn

Short Term Priority / PHASE 1: To make this part of Dunfermline a safe and welcoming place for visitors and local people to walk from St Margaret's Cave to Woovers' Alley and Buffies Brae.

Community suggestions include:

- Improve security by installing lighting and CCTV along the paths. Improved maintenance of the path including frequent litter picking, graffiti removal and regular police patrols. Working with the Safer Communities team.
- Removal of low shrubs to improve security and reduce places to hide.
- Work with police, local youth groups and schools to organise projects in the area to reduce anti-social behaviour.
- Removal of trees which are blocking the path or likely to fall.
- Securing the banks and paths, to ensure safety for pedestrians.
- Partnership with Tesco to retrieve shopping trolleys.
- Working with SEPA and water companies to reduce the pollution in the Tower Burn and ensure raw sewage is no longer leaking into the burn.
- Clear map and signage marking features of the Wee Glen such as St Margaret's Cave, The Goat, Woovers' Alley, Buffies Brae, etc
- Showing a community presence in the glen, to drive out antisocial behaviour - with local artists creating outdoor art and sculptures inspired by Sir Joseph Noël Paton's fairy paintings – in the form of Pop-up rotational community art installations [A collaborative project between Fire Station Creative and Falling Up Together]
- Make the entrances to the Wee Glen more welcoming to attract visitors and walkers - with signage, flowers and improved fences.
- Wildlife diversity and replanting native species – Get rid of the invasive species (Japanese knotweed, Himalayan balsam, Snowberry). Protect the rarer native wildlife (such as the sparrowhawk) by putting up signs to raise awareness.

- Link with Dunfermline Men's Shed to create benches, bird boxes, woodworking along the Wee Glen path – benefiting mental health plus hands on support.
- Open up northern part of the Wee Glen by installing bridge over burn to area of old wells detailed on 14th century maps
- The Tower Burn Path along the Wee Glen is fairly new, and due to poor maintenance encourages vandals. It has not been promoted as a Walking Path for locals or visitors and desperately needs tender loving community care. The Glen had 1 million pounds Grant to help upgrade it, and the volunteers helped plant appropriate plants along the burnside which has grown rapidly and probably could be split and planted in the Wee Glen along parts of the burn. Bulbs for all year round could be planted on the opposite bank for colour and emotional wellbeing to the walker.

Long Term Priority / PHASE 2: To make the Wee Glen a nationally recognised outdoor cultural events space inspired by Dunfermline's creative industries.

Community suggestions include:

- Gating off the Wee Glen to create an outdoor events space, using the theme of fairies from the Patons' work, with prominent Scottish artists commissioned to create permanent art installations along the Wee Glen [A collaborative project between Fire Station Creative and The Royal Scottish Academy RSA]
- Creating an annual "Festival of the Fae", to engage local people and businesses, and attract tourists – in which the whole of Dunfermline can get involved in fairy-themed music, art, storytelling, food, storytelling events and workshops.
- Annual light show (example: Loch Faskally Annual Show - different themes (historical / myths))



2.3.3

ZONE 3: Woovers' Alley Garden

Short Term Priority / PHASE 1: To restore the Patons' historic garden to its former glory as an 'Airthly Paradise' – to become an outdoor space for locals and visitors to engage with heritage and improve wellbeing.

Community suggestions include:

- Improve access - Create a space where locals and visitors can walk again, by cutting back the ivy and scrub to expose the old paths, steps and terraces of the garden.
- Improve safety - Remove trees which are blocking the paths or likely to fall. Secure the banks and paths, to ensure safety for pedestrians, and repair the drystone dykes on the terraces.
- Improve security - Install lighting along the paths and remove lower shrubbery to avoid 'hiding places'. Improve maintenance including frequent litter picking and graffiti removal. Better surveillance of the area - regular police patrols and CCTV to drive out anti-social behaviour.
- Wildlife diversity and replanting native species – Get rid of the invasive species (Japanese knotweed, Himalayan balsam, Snowberry). Protect the rarer native

wildlife (such as the sparrowhawk) by improving habitats and putting up signs to raise awareness. Use the Paton's art work and historical records to identify native plants and flowers which used to grow in the garden and replant them.

- Engage Community - Involve schools to help plant wildflowers and increase biodiversity and improve the habitat for the native wildlife and fairies to come back – seed bombs, bulb planting, bug hotels, bird boxes, etc
- Protect heritage assets - Archaeologists to excavate the footprint of the old Woovers' Alley Cottage and area believed to contain Iron Age remains. Mark the footprint of Woovers' Alley Cottage with stone walls and gravel.
- Tourism – Interpretation panels to communicate the history of the Patons of Woovers' Alley, the Fairylore and Dunfermline's weaving heritage. Highlighting and celebrating the significance of this piece of land.
- Digital engagement - QR codes which people can scan with their phones to see Woovers' Alley Cottage in situ and fairies flying around the garden via Augmented Reality (AR).
- Wellbeing - Benches and quiet spaces for reflection (link up with Dunfermline Men's Shed and/or Fife College carpentry course). Sensory area of the garden with small pavilion, to be used as an outdoor learning and wellness space for children and adults.
- Places for reflection and remembrance – There are several stories associated with Woovers' Alley, of Scottish women whose lives were cut short due to persecution - Lilius Adie and Jenny Nettles are two such women. There is an opportunity to tell their stories and commemorate their lives with memorials in the garden.
- Outdoor learning, Culture & Wellbeing - introduce bushcraft & forest schools, art and sketching workshops, outdoor yoga/wellness workshops, mental health walking groups, and so on.



Clues from the Patons' art work showing us how the Woovers' Alley Garden looked



Landscaping of Wooers' Garden from 1850s



Examples of outdoor learning



Examples of how the Wooers' Alley Cottage site could be marked with walls & gravel, with signage showing original house.



Example of how Wooers' Alley Cottage can be shown in situ on visitors' phones, using digital AR technology accessed via QR codes.

Long Term Priority / PHASE 2: To carry on the Patons' legacy by making Wooers' Alley a birthplace for future Scottish artists.

Community suggestions include:

- Creating a built structure – a modern interpretation of the neo-gothic Wooers' Alley Cottage - to provide facilities for art & craft skills education. With a special observation studio for artists to draw inspiration from the surrounding wildlife, local history and mythology – this would also provide added surveillance to deter anti-social behaviour. The building will offer basic accommodation for artists in residence which can be rented out or funded by various stakeholders. As part of their residencies, artists will be required to use the woodland and garden as a free resource to engage the local public in their project.
- Concept Building Design
This small observation tower would stand approximately 10 metres tall with a 16 square meter footprint. It would include small living quarters with a kitchen, bathroom and toilet. There will be a studio with a view of the woodland. This will be large enough for creative activities, studying and hosting small workshops. There will be an observatory atop the tower to provide a 360 degree view of the environs, woodland and skies. Given the unique location, the facility could be broadened out for research within other disciplines. This may include science (biology, astronomy, mycology, botany, ornithology), theology and history. Wooers Alley is situated in a dense woodland of historic interest. The site of the proposed facility is less than 100

meters from St Margaret's Cave and less than a quarter of a mile from Dunfermline Abbey and Palace Ruins.

- Running traditional skills workshops – drystone dyking, stained glass window making, sculpture, weaving. Partnership with Royal Botanics / Scottish Agricultural College to enlist their expertise / share seed banks. Create learning / training apps
- The Wooers' Alley Garden could be used as an 'outdoor museum' to house important Dunfermline stones linked to the Paton collection, which are currently being stored unseen in Fife archives – such as the Turnbull 1599 stone. Also if the Unicorn from the vandalised Mercat Cross (designed by J Neil Paton) needs to be replaced rather than restored, it could find a new home in the Wooers' Garden.
- Hologram representation on heritage and culture of Dark Ages Scotland

Concept Tower Design



2.3.4

ZONE 4: Buffies Brae Viaduct

Short Term Priority / PHASE 1: To give Buffies Brae the historic recognition it deserves and enhance the appearance and safety of the area.

Community suggestions include:

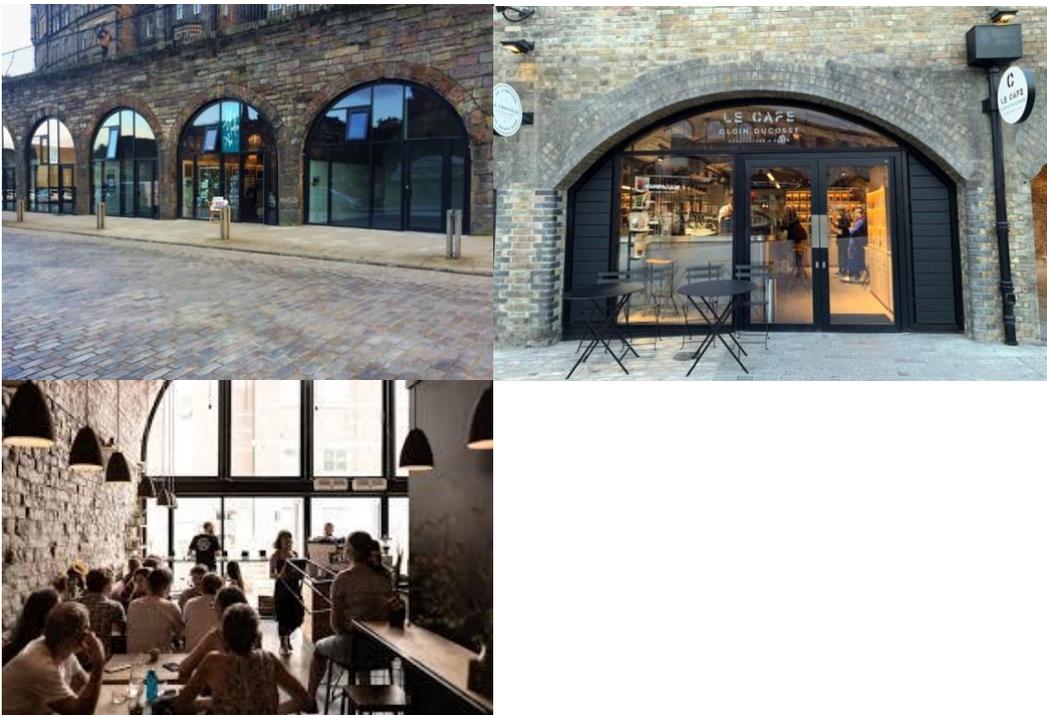
- Plaque on Buffies Brae Viaduct to commemorate the Irish navvies who built the railway line, and who were evicted in 1850.
- Information board communicating the history of 'Boofies Brae', including the old American Consulate, which forged important links between the US and Dunfermline's damask industry. Also 'Dunfermline Drawing Academy' set up by John Lothian, weaver in early 1800s.
- Improved lighting & CCTV at south end of Buffies Brae next to garage to improve security.

- Community consultation re use of railway line.

Long Term Priority / PHASE 2: To convert Buffies Brae Viaduct into a thriving café and exhibition/studio/shop spaces.

Community suggestions include:

- Convert the arches underneath the Buffies Brae Viaduct – to make artisan café, artist studios and exhibition/shop spaces displaying information and artefacts relating to Dunfermline’s weaving and industrial heritage and local artists’ work. There could also be a film-making hub and research base for the Wee Glen – or even a research hub featuring a living gallery of the botany of Dark Age Scotland
- Use the rooftop garden for the Buffies / Wee Glen Peacocks (separate flock from Pittencrieff ones)
- Excavate the cottages which were buried during the building of the Viaduct (according to a newspaper report in 1920s) and use them as part of the conversion of the viaduct.



Examples of Adaptive reuse architecture under arches in Edinburgh and London

2.3.5

ZONE 5: Railway line extending past Golfdrum to William Street, including bridge at Phoenix Lane

Short Term Priority / PHASE 1: Community consultation re use of railway line

Community suggestions include:

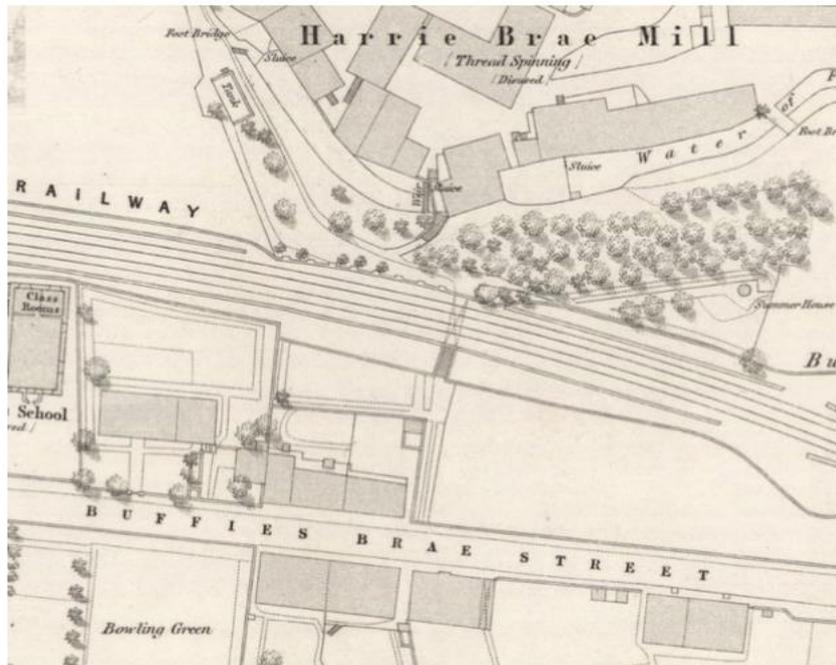
- Community consultation on the use of the railway line – proposal to create a cycle path from Dunfermline to Alloa along the old railway line.
- Many members of the community are concerned that if the railway line is opened up as a cycle path, their security would be compromised, so this will need careful consideration. Developing disused railway line will be very challenging due to the ways that residents have made use of the land e.g., beehives, gardens etc.

Long Term Priority / PHASE 2: To join up Dunfermline's green spaces all the way from Pittencreeff Park, through the Wee Glen and along the old railway line, which highlights important landmarks from Dunfermline's industrial past.

Community suggestions include:

- If community are in agreement, to create a cycle path along the old railway line, which will not compromise the security of residents. (ie: Allowing residents to keep part of the old railway line leaving enough space for a through path).
- Phoenix Railway Bridge restored and painted to create a historic feature of Dunfermline's industrial past.
- The under utilised parkland area north of the line could also be linked up with the cycle path to create circular pedestrian routes through wooded areas
- Extend the path to William Street to connect with Fife Cycle Path
- Ronnie Collins from West Fife Woodlands is keen to be involved in path extensions and how this can then join up with paths linking West Fife Villages
- Golfdrum Street has old gates hidden by ivy – these could be entrances to the Abode of the Farils
- Explore land ownership situation of 'reclaimed' gardens – were they sold / bought or just occupied?
- North Church: Golfdrum Street Community Garden
- Route from William Street to Wooers' Alley will need to deviate from railway line (otherwise folk will be 'stuck' on top of viaduct!)
- Explore topology
- At the end of the trail where the two burns meet, a small waterfall and wellbeing area could be created. Just nearby is where the Factory was that employed children as workers and were reported and fined for lack of Health and Safety. That area could be utilized for use as an exhibition area.
- One proposal, from Andrew Medley, is to unblock the subway under the railway line, from Buffies Brae to Harrie Brae, to avoid the need for creating a path behind the houses at Buffies Brae (see next page).

OLD SUBWAY LINKING BUFFIES BRAE & HARRIE BRAE



(arrows indicate position of subway)



Blocked entrance to subway from Harrie Brae.

POTENTIAL ACCESS POINTS



© Crown copyright

1. Bridge over Baldridge Burn
2. Access from Rumbling Well car park
3. Old steps access from lower footpath.
4. Break in fence – access for Golfdrum St flats.
5. Phoenix lane access.
6. Access via old path linking Buffies Brae and Harrie Brae. Subway under railway. Barrier to prevent access to line east of this point.



Example of cycle path along old railway line in Edinburgh, and a similar Victorian footbridge after restoration.

2.4 - Recommended 'Connectors'

There is an opportunity to make this area more accessible by creating better connections with:

Pittencrieff Park – by improving access & signage across Glen Bridge Car Park

High Street / City Centre – by improving access & signage via Bruce Street

Dunfermline Abbey – by improving signage between St Margarets Cave and the Abbey

Tesco and Fire Station – by improving access and signage

Cycle Path Network

Walking Routes – e.g. Carnegie's Way and Core Paths

2.5 – Digital Access

Increased footfall could be achieved through websites and digital presence.

Suggestions are:

- A dedicated website for St Margaret's Cave, outlining the history of the cave, St Margaret and the historical significance of the Wee Glen.
- An AR (Augmented Reality) Experience in the Wooers' Alley Garden, giving visitors a full 3D experience of how the Wooers' Alley Garden featured in the Patons' most famous works of art.
- Digital maps allowing walkers to more easily navigate the paths along the Wee Glen, through Wooers' Alley and along the old Railway Line.
- A dedicated website outlining Dunfermline's Industrial History – including the Weaving Industry and the Railways, with a map linking to landmarks such as Buffies Brae Viaduct, Phoenix Lane Railway Bridge, sites of Linen/Damask factories such as the Erskine Beveridge Works and others, as well as Wooers' Alley where the wool carders and hand loom weavers lived.

3 - Requirements of contract

3.1 - Masterplan to RIBA stage 3

The masterplan needs to include :

- Visuals to show before and after – either photographic style or 3d computer images. The images are important for fundraising and explaining the proposals.
- Visuals to show both Short Term and Long Term Strategies, again for fundraising purposes.
- Topographical survey of the area

Short Term masterplan to include:

- New improved entrances to the Wee Glen and Railway line.
- Temporary improvements to underside of Glen Bridge including site of coffee van, painting, lighting and new barriers.
- Sites to install temporary pop up outdoor exhibition along Wee Glen path
- Drainage solution along Tower Burn, to resolve sewage problem
- Plan of restored Wooers' Alley Garden, including paths, steps, terraces and planting.
- Sites of benches and spaces for quiet reflection in Wooers' garden
- Site of Wooers' Alley Cottage footprint
- Places for outdoor learning
- Sites of signage and interpretation boards

Long Term masterplan to include:

- New visitor centre under Glen Bridge using adaptive reuse architecture – to include exhibition space, learning hub, viewing platform, wheelchair access, café and toilets
- A reimagining of the area of the Wee Glen as an outdoor events space

- New structure in a maximal style reinterpreting Wooers' Alley Cottage, to include observation tower with basic accommodation for artist in residence, and workshop space below.
- Converted spaces under arches of Buffies Brae using adaptive reuse architecture – to include café, exhibition space and artist studios.
- Route of new cycle path along existing railway line.

3.2 Consultation

A consultation survey was carried out in early 2023 – appendix 2

A consultation event & workshop was carried out in February 2023 – appendix 3

As part of the contract, consultation on the masterplan needs to be carried out. This could be a meeting with the community. The masterplan then needs to be amended to take on board any comments. Community engagement is important as community organisations will need to fundraise.

The Patons of Dunfermline SCIO

Fire Station Creative

Dunfermline Greenspace SCIO

Falling Up Together

Buffies Brae Residents

Golfdrum Residents Association

Local Councillors

Fife Council services - Greenspaces, Community Managers, Archaeologist, Fife Cultural Trust

Royal Scottish Academy

Dunfermline Carnegie Trust

4 - Cost

The masterplan needs to be costed by a quantity surveyor.

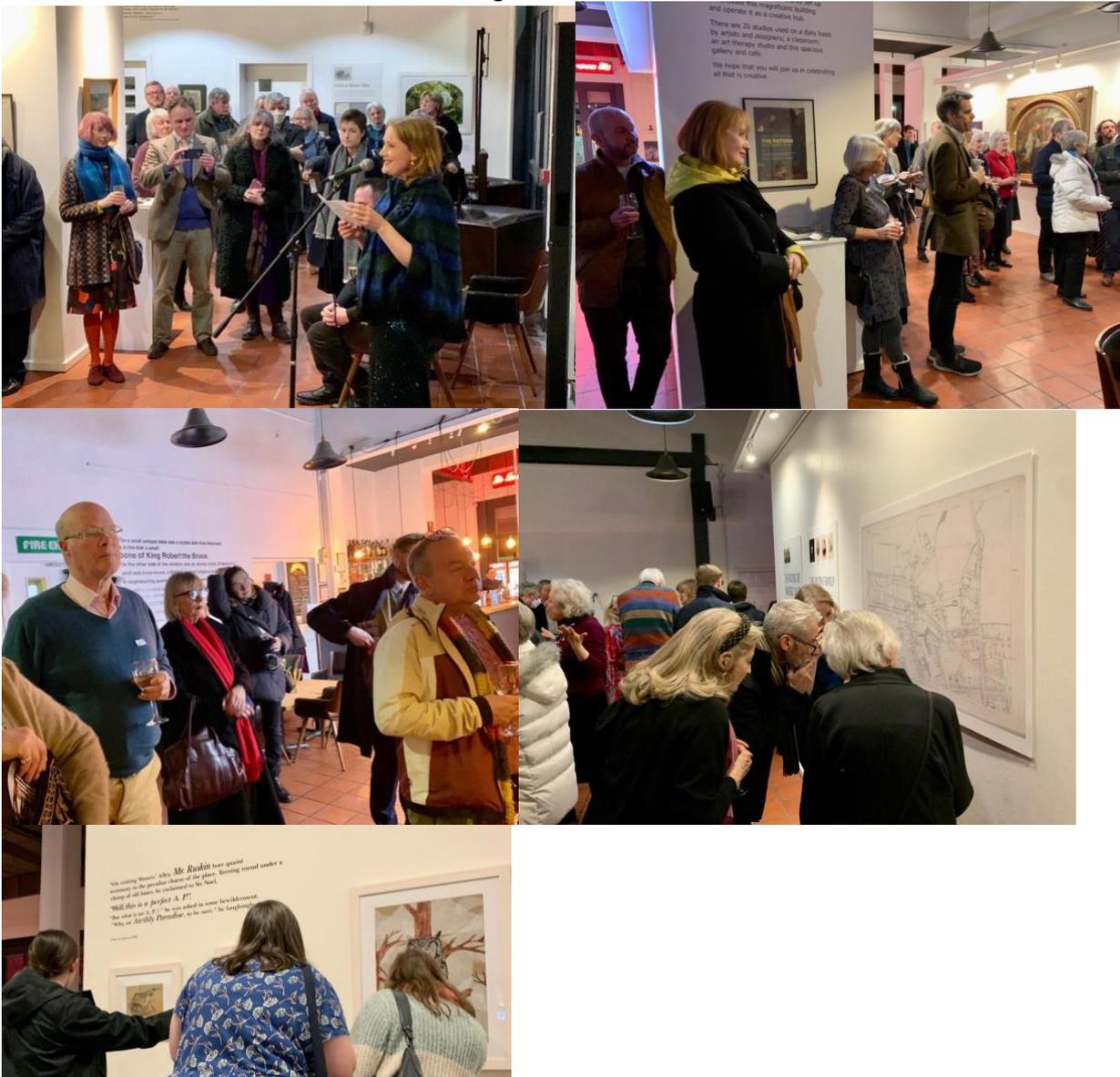
5 Contract period

TBC

Appendix 1 – Exhibition report

Exhibition at Fire Station Creative – the historical significance of Wooers' Alley in Scottish Art

An exhibition about the historical significance of Wooers' Alley Garden took place at Fire Station Creative in January-February 2023. The theme focused on how the Wooers' Alley Garden was key in inspiring the Paton's most famous works and how the area still continues to inspire new Scottish artists today. The exhibition was well attended by both Dunfermline locals and professional curators from the RSA (Royal Scottish Academy), the Scottish National Galleries, the Kelvingrove and the National Museum of Scotland.



Appendix 2 – Community Consultation Survey report

Community Consultation for the restoration of Wooers' Alley, Dunfermline.

A Community Consultation Survey was carried out from December 2022 to March 2023, focusing on what the community of Dunfermline most wanted for the future of Wooers' Alley.

104 people responded. The top 5 requests from the community were:

1: Less litter (81.55%)

2: Pathways better maintained (78.64%)

3: The Wooers' Alley Garden restored to how it was when the Patons lived there (77.67%)

4: Information communicating the history of the Patons and Dunfermline's textile heritage (75.73%)

5: Planting of bulbs and wild flowers (68.93%)

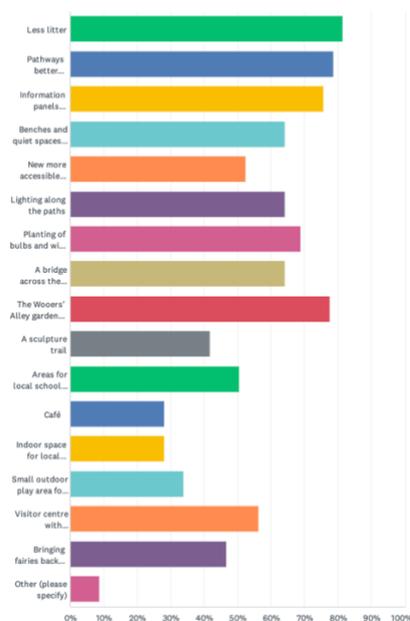
We noted that 56.31% of people were in favour of a new visitor centre, so we have explored this idea further too.

Exerpts from the results of the Community Consultation Survey:

(full results available on request):

Q6 What would you like to see in the new Wooers Alley Woods? Tick as many as you feel apply:

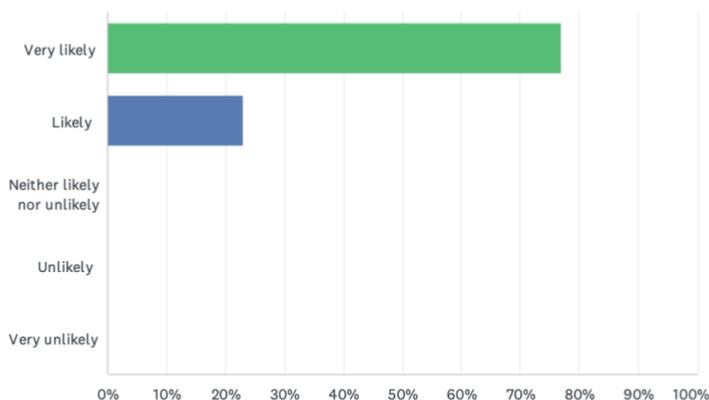
Answered: 103 Skipped: 1



ANSWER CHOICES	RESPONSES
Less litter	81.55% 84
Pathways better maintained	78.64% 81
Information panels communicating the history of the Patons and Dunfermline's textile heritage	75.73% 78
Benches and quiet spaces for reflection	64.08% 66
New more accessible walkways	52.43% 54
Lighting along the paths	64.08% 66
Planting of bulbs and wild flowers	68.93% 71
A bridge across the water and pathways on the other side	64.08% 66
The Woosers' Alley garden restored to how it was when the Patons lived there	77.67% 80
A sculpture trail	41.75% 43
Areas for local schools and community groups to use for outdoor learning	50.49% 52
Café	28.16% 29
Indoor space for local artists, schools and community groups	28.16% 29
Small outdoor play area for young children	33.98% 35
Visitor centre with exhibitions on the history of the Woosers' Alley Glen, such as the Paton Family, the Weaving Heritage, and Queen Margaret's cave.	56.31% 58
Bringing fairies back to the Woosers Alley area	46.60% 48
Other (please specify)	8.74% 9
Total Respondents: 103	

Q7 Would you be likely to use Woosers' Alley Woods once it was restored?

Answered: 104 Skipped: 0



ANSWER CHOICES	RESPONSES
Very likely	76.92% 80
Likely	23.08% 24
Neither likely nor unlikely	0.00% 0
Unlikely	0.00% 0
Very unlikely	0.00% 0
TOTAL	104

Appendix 3 – Consultation event and workshop report

The Wee Glen and Wooers' Alley, Dunfermline Community consultation event

DATE: 17th Feb 2023

LOCATION: City Chambers, Dunfermline

Around 30 people attended.

A community consultation and workshop was held to discuss how to transform the Wee Glen including St Margaret's Cave, Wooers' Alley, Buffies Brae and Golfdrum/Phoenix Lane.

Representatives from the following groups attended the workshop:

Fife Council

The Patons of Dunfermline SCIO
Dunfermline Regeneration Trust
Fire Station Creative
Dunfermline Greenspace SCIO
Falling Up Together
Buffies Brae Residents
Golfdrum Residents Association

Many ideas came out of this workshop, which have been incorporated into this document.

It was agreed that any improvements will need a phased approach.

Appendix 4 – Workshop report

The Wee Glen, Wooers' Alley & Golfdrum – Development of Brief for Masterplan

DATE: 16th August 2023, 16:00.

LOCATION: Baldridgeburn Community Centre (main hall), 206, Baldridgeburn, Dunfermline KY12 9EH

A community workshop was held to develop a brief for the masterplan of the area of the Wee Glen including Wooers' Alley, St Margaret's Cave and the railway line along Golfdrum. Around 20 people attended from Fife Council and local community organisations.

Cat Berry presented a draft of the brief and everyone fed back comments.

Appendix 5 – Meeting report

The Wee Glen, Wooers' Alley & Golfdrum – Development of Brief for Masterplan

DATE: 2nd September 2023 at 1pm

LOCATION: Touch Community Centre (main hall), Dunfermline

A further meeting was held to finalise the brief for the masterplan.

Cllr Jean Hall Muir chaired the meeting.

Cat Berry presented a second draft of the brief, incorporating the comments from last meeting. A few small amendments were made and everyone agreed that the brief could be finalised.

Discussion was had regarding the name for the project. All attendees agreed on The Tower Burn Trail being the most appropriate name for the project because the Tower Burn is a unifying element of all the various diverse zones of the area.

It was agreed that Dunfermline Greenspaces SCIO should be the lead organisation on the project, with the other local organisations responsible for the various zones as follows:

Zone 1: St Margaret's Cave = *Fife Cultural Trust*

Zone 2: Wee Glen Path and banks of Tower Burn = *Fife Council*

Zone 3: Wooers' Alley Garden = *Patons of Dunfermline*

Zone 4: Buffies Brae Viaduct = *Fire Station Creative*

Zone 5: Railway line to Golfdrum, Phoenix Lane and William Street = *Dunfermline Regeneration Trust & Golfdrum Residents Assoc.*