



STRATEGIC ACTION PLAN IN THE RADOM FUNCTIONAL URBAN AREA

BROWNFIELD: THE FORMER COGENERATION PLANT
(CHP) IN RADOM





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Introduction

Content and structure of the document

The Strategic Action Plan is an annex to the Agreement (Memorandum of Understanding), concluded between the main partners of the *GreenerSites project - Environmental Rehabilitation of Brownfield Sites in Central Europe*. It is a final document of the project regarding the part implemented by Mazovia Development Agency Plc (ARM SA), and co-financed by the European Union under Interreg Central Europe Programme.

The project, of an international nature, concerned the issue of restoring utility of degraded post-industrial areas within the Functional Urban Areas (FUAs). The Pilot Action in Radom regarded the degraded area of the Radom Functional Area (Radomski Obszar Funkcjonalny, ROF) and focused on the former cogeneration plant (CHP) in Radom. The comparative areas were other brownfields of the ROF, especially the ‘Stary Radom’ (Old Radom) post-industrial area and the brownfields situated in the town of Pionki.

The pilot activities allowed to gather and organise information regarding the pilot area and to activate institutions, communities and people interested in their transformations. These activities have been summed up in the guidelines for further proceedings and possibilities of using the indicated areas for the needs of social and economic development of the Radom Functional Area.

Due to the complexity of the task, concerning a wide range of issues and areas of competence, many participants must be involved of which the most important are:

- City of Radom,
- Mazovia Development Agency Plc (ARM SA),
- local government units participating in other ROF projects,
- management boards of Special Economic Zones operating in the ROF area,
- municipal infrastructure management units in the ROF area,
- units performing social welfare tasks,
- business organisations,
- non-governmental organisations dealing with social issues,
- residents, property owners and potential users.

The Strategic Action Plan is to provide a platform for their co-operation and the fact of signing the Agreement is to confirm the will to do so. After signing, the Agreement is open for other participants interested in co-operation to restore the utility of degraded post-industrial areas in the Radom Functional Area.



Context of the Pilot Action

Radom is a significant transport node in the country, having a well-developed network of external connections with two main routes: the E-77 road of international importance (Gdańsk-Cracow) and the no. 8 railway line of national importance (Warsaw - Krakow), going in the north-south direction and the national road no. 12 (Lublin - Piotrków Trybunalski) as well as the no. 26 railway line of national importance (Dęblin - Radom) along with its regional extension no. 22 towards Tomaszów Mazowiecki, going in the east-west direction. These main communication roads are complemented by: the no. 9 national road (Radom - Rzeszów), regional roads no. 737 (Radom-Pionki - Kozienice), no. 740 (Radom - Potworów) and No. 744 (Radom - Starachowice). The recently launched civil and military airport in Radom Sadków adds to the transport external connections.

The Radom Functional Area (Radomski Obszar Funkcjonalny, ROF) includes municipalities that are part of the ROF Association, registered in July 2016 as a result of the project 'Urban Development Strategy of the Radom Functional Area (ROF)', co-financed from the Technical Assistance Operational Programme (2007-2013). 16 local governments became its members: Radom, Radom powiat (county) and 13 municipalities constituting it, as well as the Orońsko municipality of the Szydłowiec powiat. As part of the ROF Strategy, functional area boundaries have been defined and joint development goals have been set in various sectors. The agreement on the implementation of the project was signed (with the exception of the Orońsko municipality) without specifying its organisational forms, but several municipalities adopted the Strategy by a resolution. It was assumed that ROF would be open to other partners. As part of the 'Urban Development Strategy of the Radom Functional Area (ROF)', the following four action modules have been prioritised:

- transport - 'Integrated and sustainable ROF transport planning',
- urban regeneration - 'Prevention of the ROF development and social problems by the degraded area regeneration processes',
- environmental - 'Network of multifunctional the natural open areas (green belt)',
- organisational - a system of continuous implementation of the ROF Development Strategy.

The ROF partners' have been united by some specific objectives such as the formation of energy-saving spatial structures by implementing the principle of the priority of existing building restoration before the development of new areas, preservation and renewal of environmental resources and landscape values, especially within the 'green belt' network around Radom, infrastructure and investment development of the areas with good access to public transport, supporting the integration of the rail and road transport as well as ensuring the sustainability of the currently urbanised area development, including optimisation of land use. In relation to economic issues, it was assumed that the ROF labour market would be more flexible and more attractive as a place to live and provide different services, as well as maximising and diversifying the opportunities for activating investment areas.

Due to high natural and landscape values of the areas surrounding Radom, the 'Green Belt' Radom Open Area Network has been marked out as part of the strategy 'Network of multifunctional natural open areas'. The limits of the green belt areas were defined and as



far as the neighbouring areas, not included in the network, but aimed at supporting the performance of the functions for which the network was designated, i.e. natural and tourist functions, were indicated. The north-eastern area ('Kozienicki region') covers most of the Puszcza Kozienicka (Kozienicka Forest) area. It is located mainly in the municipality and town of Pionki and partly in the Jastrzębia municipality, from the north, and the Gózd municipality, from the south. Its covers 221.4 square kilometres. These areas, mostly forests, are currently largely protected against development, being also local biocentres with the lowest degree of anthropogenic transformation in the region.

Also the area of Radom itself is characterised by a high share of green areas, which are valuable due to the post-industrial nature of the city. These are urban greenery (parks, green areas, street greenery, housing estate green areas, cemeteries and municipal forests), agricultural land (52.15 square kilometres - 46.68%) as well as forests (7.47 square kilometres - 6.69%). In total, green areas cover 65.30 square kilometres, which is 58.5% of the Radom area, i.e. over the half of the city surface. Radom natural heritage resources primarily depend on the strength and continuity of natural connections with the external natural system.

The valley of the Mleczna River is the most important ecological corridor for the city, which through a network of connections reaches valuable natural areas outside Radom (Puszcza Kozienicka), including nodal areas of international importance. Preservation of that part of the Mleczna River valley natural heritage is of fundamental importance for improving the living conditions of the inhabitants. It can also help to break the impasse in economic development, basing it on natural and cultural values, recreation and tourism, and related services.

The ROF area has a wide range of greenfield and brownfield investment areas. As a result of the economic transformation, many ROF industrial plants closed, and many post-industrial areas that required re-activation appeared. The reinvestment of the former Łuczniczka plant area in the Gołębiów district in Radom is an example of a brownfield successful redevelopment. The post-industrial areas in Potkanów, situated in the vicinity of Tokarska and Żelazna Streets (0.07 square kilometre), the 'Stary Radom' area, limited by Warszawska, Grójecka, Rybna Streets and the Mleczna River (0.16 square kilometre), as well as the brownfield of the former combined heat and power (cogeneration) plant in the northern part of Radom still wait for a regeneration process.



Characteristics of the ROF key post-industrial areas

'Stary Radom' post-industrial area

The post-industrial area in the valley of the Mleczna River is located in the Park Kulturowy 'Stary Radom' ('Old Radom' Cultural Park). The valley section between Okulickiego and Maratońska Streets is a place of great historic importance for Radom. For more than a thousand years, starting from the 8th century, subsequent early-medieval settlements were created and developed, and then the first location of the city took place there. The contemporary medieval remaining are a hillfort from the 10th century, called 'Piotrówka', and an old-town urban system with the St. Wacław's Church, among others. From the 1850s, a dynamic development of industry took place in the area. The proximity of the river enabled the construction of tanks and drives using water wheels, as well as the use of water for technological purposes, especially for tanning. New technologies and machines introduced over the years had different requirements, so industrial investments moved to other places. After WWII, a rapid development finally changed the character of the area - starting from the 1960s the city spatial policy has attached more and more importance to its historic and environmental values. In 2011, the City Council decided to create the Park Kulturowy 'Stary Radom' here.

Brownfields in Pionki

The development of Pionki began in the 1920s, when an armaments factory was located and the town was incorporated into the Centralny Okręg Przemysłowy (Central Industrial District). Near the factory a small housing estate was established for employees of the Państwowa Wytwórnia Prochu (State Gunpowder Factory, later Zakłady Tworzyw Sztucznych 'Pronit' - 'Pronit' Plastic Works). Due to the growing importance of this type of centres during the Cold War, the number of inhabitants in the housing estate was increased and in 1954 Pionki received town rights. The town had a typical industrial character with armaments chemical industry and wood industries, the latter crucial for the functioning of the former. In the 1990s, large industrial plants closed, leaving the town and surrounding rural municipality inhabitants with a huge problem of unemployment. After 1989, in the enterprise, which gave about 5,000 jobs, employment dropped dramatically, and in 2000 it went bankrupt. Social problems got intensified because of the depopulation processes.

The Town of Pionki owns over three square kilometres of a built-up area of the former 'Pronit' Works and offers most of it for investments. This area is equipped with utilities necessary for production purposes. There are internal asphalt roads, storage yards and parking lots there. The land is offered for sale or lease with any division of plots possible. Investment areas, located in the town, are also available. The entrepreneurs running or starting their operations in the area are offered tax reliefs and cuts by the Town. Part of the area is located in the Tarnobrzeg Special Economic Zone EURO-PARK WISŁOSAN.



Area of the former cogeneration plant in Radom

The brownfield of the former cogeneration plant (CHP) in Radom is the biggest challenge related to the transformation of post-industrial area into the ROF. The CHP plant was built during the city extensive development in the 1970s and 1980s. After the transformation period it turned out to be an enterprise with potential exceeding the demand of the local market. The bankruptcy of the combined heat and power plant was announced in 1998 because its permanent debt prevented its operation and liabilities to be paid. Since the bankruptcy, the potential of the area has not been used, despite the fact that various development options were considered, when in 2004 the City of Radom became its owner. In 2012, the possibility of creating a waste incineration plant at the former CHP plant was considered, but no action was taken in that respect.

Quite a surprising element of the former CHP plant post-industrial area are six social blocks for 300 families located there. They were put into use in 2010. The investment cost exceeded PLN 22 million. Due to a peripheral and isolated location, the estate is called 'Wyspa' ('Island'). It is characterised by big social problems, low security and difficult access to the city centre.

The Municipality of Radom or its subsidiaries are the owner of the former CHP plant area. As pilot studies demonstrated, soils of poor quality are only slightly contaminated except for selected places. On the eastern side of the area there is a fly ash dump of the former heat and power plant, intended, most likely, for a municipal waste dump, after adaptation. It is a banked area of approx. 0.07 square kilometre, in which dusts collected from exhaust gases from the CHP boilers were hydraulically transported in a water emulsion. The area awaits a new use concept. The protection zone around the landfill (and the ash dump) is 1000 metres. There is also a water treatment building that supplies existing boilers with water, and three drilled wells in the area.



Undertaken Actions

The presence of significant post-industrial areas, including degraded ones, is a big problem. Their transformations to date have not been co-ordinated, they were spontaneous, executed without analysis of mutual relations or connections with the external system. In Pionki, the infrastructure for the chemical and reinforcement production of the ‘Pronit’ Works has remained. In 2005 the town authorities adopted a plan to end the burden resulting from the bankrupted plant. Several pilot tasks were identified, including the establishment of a research institute in the field of fire safety. It was also planned to strengthen the attractiveness of the area by including it in the Special Economic Zone.

In the case of Pionki, a local zoning plan was adopted for the brownfield, maintaining the existing functions and enabling investment activities outside the Natura 2000 Area. The Pionki Regeneration Programme after 2013 is currently under development. The planned activities cover the development of the investment zone at the former ‘Pronit’ Works as well as the creation of a cultural institution in a huge former power plant, located in the vicinity of the former Works. Most of the past regeneration projects have been implemented. For example, in the immediate vicinity of the area a historic building was renovated. Currently, it is a local activity centre, which runs projects activating the local community.

The post-industrial area in the valley of the Mleczna River, as part of the Park Kulturowy ‘Stary Radom’, has been included in several local strategic documents such as ‘Program obniżania niskiej emisji na terenie Radomia na lata 2010-2017’ (‘Low Emission Reduction Programme in Radom in 2010-2017’); ‘Program uporządkowania gospodarki wodami powierzchniowymi w zlewni Rzeki Mlecznej, w granicach Miasta Radomia wraz z koncepcją działań technicznych niezbędnych do właściwego zabezpieczenia przeciwpowodziowego zlewni i odprowadzania wód burzowych’ (‘Programme of surface water arrangement in the Mleczna River catchment, within the City of Radom, and the concept of technical measures necessary for proper flood protection of the catchment and storm water drainage’), as well as in planning documents, inventory and environmental evaluation of the Mleczna River valley. Development of planning documents for the ‘Piotrówka’ and ‘Stary Radom’ areas was also undertaken, and the cultural park was formally created. The city authorities have taken steps to improve the accessibility of green areas (construction of recreational embankments along the valley), to upgrade the order and display of the existing natural resources (re-naturalisation of the riverbed), as well as to improve the quality of public spaces (renovation of the square at St. Wacław’s Church), to modernise technical infrastructure (modernisation and reconstruction of the sanitary and rainwater sewage system, area lighting), and to improve public safety (city monitoring).

No strategic documents have mentioned the area of the former combined heat and power plant. The area is listed as part of the investment offer of the City of Radom specified in the ‘Studium pozyskania inwestora dla terenów przemysłowych Gminy Miasta Radomia’ (‘Study on acquiring investors for the post-industrial areas of the Radom municipality’).



Consultations and participatory process

The participatory process has been implemented in the Pilot Activities conducted in all post-industrial areas in the Radom Functional Area. In each case, however, it was slightly different, according to the area specific features. The aim of all promotional, information and consulting activities was to activate and motivate the stakeholders, i.e. institutions that have an impact on the way of using these areas, and, especially, entrepreneurs and residents, to actively participate in the process of the brownfield re-use and development.

The participatory process in the post-industrial area of the former cogeneration plant in Radom and in its immediate vicinity was the most developed. Commissioned consultations which included also the areas of the surrounding housing estates: Huta Józefowska, Stara Wola Gołębiowska, Nowa Wola Gołębiowska, Michałów and Rajec Szlachecki were conducted in the summer of 2018. Promotion of the event was carried out in many way, i.e. through local media, the Internet, workshops, group meetings and individual conversations. Consultation points were launched to obtain information from the area community about their needs and expectations related to the space at Energetyków Street. During the workshops, run with the Planning For Real method, all interested parties had an opportunity to present and put on the map problems or proposed solutions. Promotional campaign and consultation activities have been planned in such a way that the widest group of local community and entrepreneurs from the area could take part in them. Particular attention was paid to the housing estate at Maria Gajl Street, where special consultation activities were carried out.

According to archival data, in June 2009 147, people lived in the pilot area of the former CHP plant. The population density was among the lowest in the city - 44 people per square kilometre. In 2010, 300 families moved to newly built social blocks. During the implementation of the Pilot Activities, 881 people lived in this area, of which 556 were of working age and 90 of post-working age. Due to the bad area reputation, many residents try to emigrate. The main area problem is a long-term unemployment and poverty resulting from it. 110 persons (out of 881 inhabitants) are unemployed, including 78 long-term unemployed. 124 people get social assistance benefits on a permanent basis. In total 320 families have been granted an assistance.

The purpose of promotional, information and consultation measures was to activate and motivate residents to participate in the process of developing the brownfield at Energetyków Street and nearby estates. The process of preparing the Strategic Action Plan was also preceded by consultations with the stakeholders, and a workshop meeting at which possible options for the Agreement goals, the objectives of the Strategic Action Plan, directions of their implementation and a list of potential activities were discussed. Finally, a hierarchy of activities was agreed - using a specific method of debate. It ensured the consensus of all participants on the issues raised. The results of the workshop meeting with the main stakeholders became the basis for the final version of the Strategic Action Plan.



Methodology of selection and specification of activities

In Mazovian Voivodship, information about post-industrial areas and the state of their environment are dispersed, incomplete and fragmentary. It is also very difficult to obtain reliable data on the degree of area degradation. Comprehensive information on the environmental hazards caused by industry and the category of utility for future, broadly understood, economic use are lacking as well. The Pilot Actions partly filled that gap, as the dispersion of knowledge about post-industrial areas makes managing their development difficult.

In the case of post-industrial areas, the lack of a consolidated system of social and economic development planning is also a challenge. Currently, the development aspects of brownfields are included in many strategic documents, e.g. in the City Development Strategy, the Environmental Protection Programme, Study of the conditions and directions of the municipal spatial development and the Urban Regeneration Programme. Each of these strategic documents in a different way treats degraded post-industrial areas as well as designs development directions and tools that are devoted mainly to the local government, which acts as a host of development processes. In practice, such approach limits the possibilities of using other financial sources, and in the case of private ownership there is no legal basis for the rehabilitation of the post-industrial areas by public institutions. There is also a lack of good practices regarding urban regeneration management processes in degraded post-industrial areas.

The Strategic Action Plan guidelines and recommendations should represent a more balanced approach to the brownfield environment managing. It is necessary to draw a uniform and mutually agreed strategic objective for the brownfield areas in the entire functional area and to consolidate the social and economic development planning of each brownfield area, as well as to integrate social, economic and spatial policies dedicated to these areas. That can be facilitated by the use of an IT tool that streamlines planning processes.

The selection, hierarchy and time frame of the tasks covered by the Strategic Action Plan are to support the maintenance of mutual balance and sustainability in the field of:

- environment - leading to the stabilisation of contamination and its impact at the level considered acceptable;
- technical measurements- ensuring the scope and condition of infrastructure serving to minimise contamination and functional usability of the area to a level that does not require above standard costs;
- social and cultural issues- giving individual citizens, groups and the whole community a sense of security and stability regarding the issues covered by the project;
- economics - giving grounds for the use of brownfield areas and their surroundings on market conditions, appropriately attractive, but not affecting the basis of competitiveness.



Part A. Summary

Activity 1 - Assessment of environmental hazards and developing functional profiles of the ROF post-industrial areas

The Activity includes tasks related to the use of gathered knowledge about environmental threats in each ROF brownfield as well as tasks related to the determination of their potential future role in the ROF economic, social and spatial structure. The main purpose of the action is to define the individual functional profile of each area, which is the basis for formulating guidelines for the directions of their transformation.

Activity 2 - Identification of deficits and preparation of the recovery programmes in the social sphere in the post-industrial regions

The Activity includes tasks related to solving social problems in the regions surrounding each ROF post-industrial area, especially in the pilot area of the former cogeneration plant in Radom, as well as gaining understanding and acceptance for undertaken regeneration activities among residents, business environment and social activists. The goal is to break down the barriers to social transformation in the regions related to the post-industrial areas. Social barriers in the area of the former CHP plant were considered the most important and chosen for the pilotage.

Activity 3 - Building the foundations for strategic management of economic development in the ROF post-industrial areas

The Activity includes tasks related to the organisation of co-operation between administrative entities forming the ROF and stakeholders that may join the implementation of planned transformations. The goal is to effectively use organisational structures for effective preparation, planning and implementation of the brownfield comprehensive transformations. They should concern the environmental, social, economic and investment spheres. Co-operation and partnership increases the efficiency and effectiveness of undertaken tasks.



Part B. Detailed description of the activities

Activity 1: Assessment of environmental hazards and developing functional profiles of the ROF post-industrial areas

<p>Subject of the Activity</p>
<p>The Activity includes tasks related to the use of knowledge on environmental threats gathered within the GreenerSites project in each ROF post-industrial area, as well as tasks related to determining the potential future role that properly transformed brownfields could play in the economic, social and spatial structure of the ROF.</p>
<p>Brief description of the problem</p>
<p>There are several post-industrial areas in the Radom Functional Area (ROF), of which the area of the former CHP plant at Energetyków Street with a social housing estate at Maria Gajl Street was considered as the most important and though chosen for the Pilot Action. Each ROF post-industrial area has its own specificity both in terms of the problems and the potential role in the ROF, after the transformation process. The agreement on this role among the ROF stakeholders takes place in the Activity 3. Thanks to this agreement, each area would have a slightly different functional profile, allowing the best use of its potential.</p>
<p>Activity objective</p>
<p>The aim of the Activity is to determine individual functional profiles of each ROF post-industrial area, based on the assessment of their environmental condition and their impact on surrounding areas. This is to be the basis for formulating guidelines for the directions of the area transformation: i.e. possible remediation, reclamation or regeneration processes.</p>



Project partners and their involvement

The municipality of Radom should be the co-ordinator of the Activity. The most important stakeholders of the Agreement in relation to the Activity 1 also are:

- Mazovia Development Agency Plc (ARM SA),
- representatives of the local authorities of other municipalities forming the Radom Functional Area,
- representatives of the poviast authorities,
- representatives of Marshal's Office of Masovian Voivodeship,
- representatives of Voivode of Masovian Voivodhip,
- Regional Directorate for Environmental Protection (RDOŚ),
- District Sanitary and Epidemiological Station (Sanepid),
- local activists,
- representatives of business environment,
- media representatives,
- key area inhabitants.

Planning activities

Short-term perspective

1. Query, obtaining and arranging the results of previous environmental research on the ROF post-industrial areas and their surroundings, delimitation of danger zones, indication of necessary conditions and remediation methods; on this basis, creating a georeferenced spatial database on the state of the environment, using GIS tools¹.
2. Indication of potential functional zones in the ROF post-industrial areas and their surroundings, which can be used for the city recreational, residential, service or industrial and storage functions.

Medium-term perspective

3. Selection of optimal remediation and reclamation methods with the regard of the final land use in the ROF post-industrial areas.
4. Inventory and assessment of the usefulness and effectiveness of engineering facilities and the elimination of contamination risk in the ROF post-industrial areas and in their surroundings.

Long-term perspective

5. Organisation and implementation of the designated remediation activities - achieving predefined indicators for improving the environment².

¹ Such tool was developed in the GreenerSites project.

² Such indicators were developed in the GreenerSites project.



6. Assessment of the impact of post-industrial pollution on protected natural areas and areas of high natural value that can co-create the system of the 'green belt' recreational areas, with previously developed indicators.

Financing

Financing the Activity implementation should be based on various resources (financial engineering), primarily as part of financing the statutory roles of individual stakeholders. Grants and subsidies provided by external entities can be an additional source of financing.

Progress of implementation

The progress of the Activity implementation should be monitored as part of the co-operation between the local authorities of municipalities included in the ROF and other institutional stakeholders, established at the initial stage of the Agreement implementation, under the Activity 3.



Activity 2: Identification of deficits and preparation of the recovery programmes in the social sphere in the post-industrial regions

Subject of the Activity
<p>The Activity includes tasks related to solving social problems in the regions surrounding each ROF post-industrial area, as well as gaining understanding and acceptance for undertaken regeneration activities with the residents, business environment and social activists.</p>
Brief description of the problem
<p>In the ROF post-industrial area, selected for Pilot Activities (area of the former CHP plant), there are social problems that determine the way of its regeneration. In other ROF brownfields, such problems do not occur or have not a significant impact on the actions taken. In connection with this, the barrier to the Pilot Action may turn out to be the human factor - insufficient competence of the local community members, limiting the possibility of their full involvement in the transformation process and, as a result, the inability to take advantage from all the benefits that these investments bring with them.</p> <p>In the area of the former CHP plant, social problems in the social housing estate at Maria Gajl Street are an important determinant of the area transformation. Only after adopting an appropriate corrective programme for this area and establishing its relations with the post-industrial area and recreational spaces it will be possible to overcome basic transformation barriers of this area.</p>
Activity objective
<p>The aim of the Activity is to break down the barriers to social transformation in the regions related to the ROF brownfields. The scale of these barriers is different in each ROF post-industrial area. Social barriers to the regeneration processes of the former CHP area should be considered as the most important, determining the success of the whole transformation process.</p>



Project partners and their involvement

The Activity should be co-ordinated through the ROF stakeholders' co-operation, and the tasks related to the transformation of the former cogeneration plan in Radom should be co-ordinated directly by the Municipality of Radom. So, the most important stakeholders of the Agreement in relation to the Activity 2 are:

- Municipality of Radom,
- representatives of the local authorities of other municipalities forming the Radom Functional Area,
- Mazovia Development Agency Plc (ARM SA),
- representatives of the poviat authorities,
- representatives of Marshal's Office of Masovian Voivodeship,
- representatives of Voivode of Masovian Voivodhip,
- Regional Directorate for Environmental Protection (RDOŚ),
- District Sanitary and Epidemiological Station (Sanepid),
- local activists,
- representatives of business environment,
- media representatives,
- key area inhabitants, especially of the housing estate at Maria Gajl Street.



Planning activities

Short-term perspective

7. Actions to expand the range of stakeholders' and citizens' participation as well as to determine full identification and hierarchy of their needs and expectations in all ROF post-industrial zones.
8. Detailed delimitation of the whole residential zone (with residential, service, recreational, isolation and communication functions) of the social housing estate at the former CHP plant with an indication of how to consolidate demarcation lines separating residential and recreational areas from industrial ones.

Medium-term perspective

9. Planning and running co-ordinated actions to increase human and social capital in the industrial zones in Pionki and the former CHP plant.
10. Conducting a social debate on the directions and ways of developing residential and recreational areas in the former CHP plant area.

Long-term perspective

11. Activating and promotional activities addressed to citizens and residents as well as to business and political environment, building attitudes of acceptance and involvement in the programme of the brownfield site transformation into the ROF.
12. Implementation of the transformation programme for residential and recreational areas in the former CHP plant zone on the basis of previous preparatory works.

Financing

Financing the Activity implementation should be based on various resources (financial engineering), primarily as part of financing the statutory roles of individual stakeholders. Grants and subsidies provided by external entities can be an additional source of financing.

Progress of implementation

The progress of the Activity implementation should be monitored as part of the co-operation between the local authorities of municipalities included in the ROF and other institutional stakeholders, established at the initial stage of the Agreement implementation, under the Activity 3.



Activity 3: Building the foundations for strategic management of economic development in the FOR post-industrial areas

Subject of the Activity
The Activity includes tasks related to the organisation of co-operation between administrative entities forming the ROF and stakeholders that could join the implementation of planned transformations.
Brief description of the problem
In order to carry out the Activities 1 and 2, co-operation of many entities is required. It is also important to notice that the ROF area covers the administrative borders of several municipalities, so all solutions and decisions require a common agreement. Therefore, the communication methods between the ROF participants and methods of achieving a consensus regarding all actions and their implementation should base on mutual trust. This would favour the desired negotiations related to tasks undertaken within the ROF, thus avoiding unnecessary competition and weakening the achieved results. Only well-organised activities, bringing benefits agreed and divided in advance, will allow the full potential of each ROF post-industrial area.
Activity objective
The aim of the Action is to develop a practical organisational formula, focused on achieving specific goals based on co-operation within the existing organisational structures of the ROF. The co-operation of the FOR municipal authorities should lead to the co-ordinated preparation, planning and implementation of the brownfield comprehensive transformation. It should concern the environmental, social, economic and investment spheres. The co-operation and partnership increase the efficiency and effectiveness of undertaken tasks.



Project partners and their involvement

The Municipality of Radom should be the co-ordinator of the Activity. The most important stakeholders of the Agreement in relation to the Activity 2 also are:

- representatives of the local authorities of other municipalities forming the Radom Functional Area,
- Mazovia Development Agency Plc (ARM SA),
- representatives of the poviats authorities,
- representatives of Marshal's Office of Masovian Voivodeship,
- representatives of Voivode of Masovian Voivodship,
- Regional Directorate for Environmental Protection (RDOŚ),
- District Sanitary and Epidemiological Station (Sanepid),
- local activists,
- representatives of business environment,
- media representatives,
- key area inhabitants.



Planning activities

Short-term perspective

13. Intensified co-operation of the local authorities of the municipalities included in the ROF and other institutional stakeholders for the exchange of information, determining the mode of action and monitoring the implementation of social, economic and spatial transformation, with the possible participation of experts.
14. Adoption, as a result of the task 13, framework guidelines for economic development in the Radom Functional Area, covering in particular the ways of using each post-industrial area.

Medium-term perspective

15. Conducting a social debate on the principles of economic development in the Radom Functional Area, choosing action options, developing guidelines for changes in integrated planning documents (strategic and operational ones).
16. Preparation and adoption of the framework development principles for each ROF post-industrial area, regarding remediation / reclamation / regeneration processes (soil / water / air), taking into account the introduction of new functions as credible and effective scenarios for corrective actions.

Long-term perspective

17. Preparation of local zoning plans or other documents having the character of local law, in accordance with current regulations, in order to create legal possibilities for effective management and development of the ROF post-industrial areas.
18. Promotion and attracting investors for the implementation of the planned investment tasks or resulting from previously adopted development principles of each ROF post-industrial area or functionally related areas, as public tasks / from public funds, and as private sector activities, also in the form of public-private partnership.

Financing

Financing the Activity implementation should be based on various resources (financial engineering), primarily as part of financing the statutory roles of individual stakeholders. Grants and subsidies provided by external entities can be an additional source of financing.



Progress of implementation

The progress of the Activity implementation should be monitored as part of the co-operation between the local authorities of municipalities included in the ROF, and other institutional stakeholders, established at the initial stage of the Agreement implementation, under this Activity.



References and attachments

Studies and project documents

- Analiza bieżącej sytuacji stref przemysłowych trzech miejskich stref funkcjonalnych: m.st. Warszawy, miasta Płocka oraz miasta Radomia wraz z miastem Pionki, 2016
- Analiza stanu terenów dawnej Elektrociepłowni w Radomiu pod kątem bieżącego stanu gleby oraz zlokalizowanych na tym terenie budynków pod kątem zanieczyszczeń przemysłowych i stanu technicznego, określenia zagrożeń wynikających z tego stanu dla środowiska naturalnego, wód oraz wpływu na zdrowie i życie mieszkańców, 2017
- Raport z procesu partycypacji społecznej dotyczącego terenu przemysłowego przy ul. Energetyków w Radomiu, 2018
- Opracowanie metodologii regeneracji z uwzględnieniem metod remediacji gruntu obszaru przemysłowego przy ul. Energetyków 16 w Radomiu, 2018
- Analiza funkcjonalna zagospodarowania terenu inwestycyjnego oraz strategia regeneracji na obszarze przemysłowym w Radomiu, przy ul. Energetyków 16, 2019

External bibliography

- Studium Uwarunkowań i Kierunków Zagospodarowania Przestrzennego miasta Radomia
- Studium Uwarunkowań i Kierunków Zagospodarowania Przestrzennego miasta Pionki
- Zintegrowany program zarządzania zasobami przyrodniczymi i wodnymi Radomskiego Obszaru Funkcjonalnego na lata 2015-2020 z perspektywą do roku 2030, Radom 2015
- Strategia rozwoju miejskiego Radomskiego Obszaru Funkcjonalnego (ROF)
- Koncepcji przestrzenno-funkcjonalnej ROF (załącznik do Strategii)
- Zintegrowanym programie inwestycji i rozwoju miejsc pracy w obszarach rewitalizowanych Radomskiego Obszaru Funkcjonalnego (załącznik do Strategii)
- Lokalny Program Rewitalizacji Miasta Kazimierzowskiego w Radomiu
- Lokalny Program Rewitalizacji miasta Radomia na lata 2007-2013
- Lokalny Program Rewitalizacji Terenów Przemysłowych dla Miasta Pionki (lata obowiązywania 2005-2007)
- Lokalny Program Rewitalizacji Miasta Pionki 2005-2013

Websites

<https://www.interreg-central.eu/Content.Node/GreenerSites.html>



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