



# Quality of Public Space in World Heritage Cities Opportunities and Threats

*The International Conference of the CIVVIH Sub Committee  
for Central and Eastern Europe, 29<sup>th</sup> of June – 3<sup>rd</sup> of July, 2016  
in Český Krumlov, Czech Republic*

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## Welcome address

It is with great pleasure that I am presenting to the Members of the International Committee on Historic Towns and Villages CIVVIH ICOMOS this publication, which is the fruit of the first international conference of the Sub-Committee for Central and Eastern Europe titled “The Quality of Public Space in World Heritage Cities. Opportunities and Threats,” held in 2016 in Český Krumlov, a UNESCO heritage city in the Czech Republic.

The idea behind establishing the CIVVIH Sub-Committee for Central and Eastern Europe was to provide an opportunity for all Members of our Committee to appreciate the distinct character of the cities and the beauty of the landscapes in this part of the world, still somewhat undiscovered and rarely visited. The region, long pushed to the backwaters of mainstream European economy, has retained an extraordinary authenticity of its urban fabric and an almost pristine quality of natural landscapes, which are truly unique features that most European cities have irretrievably lost in the process of modernization and civilizational progress. As the saying so aptly puts it: “Poverty is the best preserver”. The Sub-Committee for Central and Eastern Europe is open to all Members of CIVVIH and aims to build awareness of the specific issues of urban heritage and historic landscape preservation in the region, inviting debate and cooperation in seeking solutions to the most challenging matters.

The idea to establish the Sub-Committee for Central and Eastern Europe emerged at the annual meeting of CIVVIH ICOMOS (2012/9/3-6) in Naples, but was first conceived during the Polish presidency of the Visegrad Group, handed over to Hungary at the turn of 2012 and 2013. For this reason, the first meeting of CIVVIH to consider the matter was held in Visegrad, Hungary, in 2013. The idea of the sub-committee was also discussed at the 18<sup>th</sup> General Meeting in Florence in 2014 (11/13) and at the meeting of the so-called Eurogroup in 2015 (6/25) in Warsaw during the celebrations of the 50<sup>th</sup> anniversary of ICOMOS.



At both of these meetings, the initiative was applauded by the international community, and our colleague and new expert member of CIVVIH Ing. Vlastislav Ouroda, Ph.D., Deputy Minister for Cultural Heritage of the Czech Republic, invited us to hold the first international conference of the Sub-Committee for Central and Eastern Europe in Český Krumlov. Both the organization of the conference and the resulting book publication would not have been possible without the financial support of the Minister of Culture of the Czech Republic, for which I am infinitely grateful. I also wish to thank my Czech colleagues for their professional approach, their commitment in showing us the specific nature of heritage protection in Czech cities, and – last but not least – for the warm welcome they bestowed on us.

*Danuta Kłosek-Kozłowska*

*President of the Sub Committee for Central and Eastern Europe*

Ladies and gentlemen, dear colleagues,

let me please add several notes to the kind address of the president of the new ICOMOS – CIVVIH subcommittee for Central and Eastern Europe – Danuta Klosek-Kozłowska.

It was really a great honour for the whole Czech team to organize the first event of this subcommittee.

First of all I would like to thank all of you who have visited us and especially to all colleagues who supported the programme of the conference by their presentations.

My thanks belong to members of the whole organizational team as well. This low-cost event could not have been prepared without devoted effort and voluntary work of many employees of National Heritage Institute in South Bohemia. Similarly, a great deal of the work for this book provided the Czech National Committee ICOMOS.

I am really happy, that this conference has enabled us to show you in a very brief way the richness of our urban heritage and historic landscape. We are proud about this value of Bohemia, Moravia and our part of Silesia. Anyway, even under a relatively comfortable legislation we face many similar problems like other countries. That is why all the cultural heritage community needs to share widely their experience on the international level. Thanks to active participation of CIVVIH members, this conference can be seen as an element in the chain of enriching the international network in conservation practice.

The Czech Ministry of Culture highly appreciates a possibility to communicate with ICOMOS on a more specific base, which represents the new subcommittee focused on countries with a similar historic development. It is a chance to strengthen regional cooperation with the aim to provide the best possible care of our urban heritage.

*Vlastislav Ouroda,  
Deputy Minister for Cultural Heritage, Czech Republic*





Fig. 1 Urban heritage reservation of Telč (World Heritage Site) (Photo Karel Kuča 2005)



Fig. 2 Urban heritage reservation of Slavonice (Photo Karel Kuča 2016)



Fig. 3 Urban heritage reservation of Jindřichův Hradec with dominating extensive castle ensemble (Photo Karel Kuča 2016)



Fig. 4 Urban heritage reservation of Olomouc; the Lower (Dolní) Square dominated with the very valuable town hall and the huge Holy Trinity Column (World Heritage Site) (Karel Kuča 2011)

# Heritage protection of towns, villages and cultural landscape in the Czech Republic

*Karel Kuča*

## Basic historical overview

The Czech Republic is made up of the historical lands of Bohemia, Moravia, and a smaller part of Silesia; it is a country with a very dense and diverse settlement structure. Its basis, including towns, was formed in the 13<sup>th</sup> to 14<sup>th</sup> century through the reorganization of older settlements in low-lying areas and by settling the foothill areas (the mountainous border areas were generally inhabited in the 16<sup>th</sup>-18<sup>th</sup> centuries). The network of settlements was partially reduced in the 15<sup>th</sup> century, became more dense again in the 16<sup>th</sup> century, then saw another reduction in the second half of the 17<sup>th</sup> century due to the Thirty Years' War and the activities of large Baroque estates. The resulting historical form came about by the establishment of new settlements from the last quarter of the 18<sup>th</sup> century. Some areas of the country saw some significant industrial development from the second half of the 19<sup>th</sup> century, which resulted in strong urbanization. The medieval network of towns increased in analogous waves as new locations were established while older rural settlements experienced an increase in status. The number of cities and towns in the Czech Republic (including those extinct) is nearly 1400.

The events of World War II left a minimal mark on towns and villages. With the exception of several cases in which the Nazi regime actions demolished entire settlements (Lidice), the liberation struggles of 1945 resulted in the extensive destruction within only a limited number of cities (Osoblaha, Přimda, Moravský Krumlov, Fulnek, Opava, etc.), while others were affected to a lesser extent. The resettlement of areas so far inhabited by ethnic Germans, expelled from the border areas after 1945 and the communist coup in 1948 finally caused radical changes in the settlement structure – vast areas of emptied villages and towns were transformed into military zones, with their settlement structure being completely destroyed, either fast and intentionally or during next decades when used as training facilities. The same fate befell the border areas, particularly those along the borders with West Germany and Austria. Surface mining of brown coal over a wide area of the foothills of the Ore Mountains (Podkrušnohoří), including the Sokolov area, erased not only dozens of villages and towns

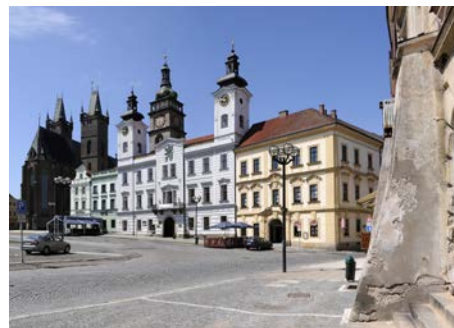


Fig. 5 Urban heritage reservation of Hradec Králové (Karel Kuča 2011)



Fig. 6 Urban heritage reservation of Litoměřice; so called Dome Hill with the excellent Bishopric Baroque ensemble (Karel Kuča 2004)



Fig. 7 Urban heritage reservation of Terezín, a unique huge classicist bastion fortress town (Karel Kuča 2011)



Fig. 8 Urban heritage reservation of Františkovy Lázně, famous classicist spa town (Karel Kuča 2011)



Fig. 9 Urban heritage zone of Opava (Karel Kuča 2012)



Fig. 10 Urban heritage tone of Vidnava (Karel Kuča 2016)

from the face of the earth (including the large and historically important royal city of Most), but the entire relief of the landscape as well. Other many settlements disappeared with the construction of dams.

Of the approximately 20,700 cities, townships, villages and hamlets (as of 1938), nearly 1,100 completely disappeared with another approximately 360 remaining only in fragments until 1989. At the same time, new housing construction was developing in the centers of residential and industrial areas, resulting in over 90 villages being overlain with new settlement structures. New residential areas in the 1950's and 1960's mostly developed in greenfield areas and later penetrated into urban areas. Growing state-organized urbanization led to a depopulation of rural areas from the 1960's, partly alleviated by the use of rural properties for recreational purposes. Nevertheless, many rural areas still experienced a massive modernization of villages.

The Democratic Revolution in 1989 put an end to the construction of prefab ("panelák") housing estates but the urbanization has never stopped. Especially after 2000, the construction of large-scale satellite family housing settlements can be noted at the edges of the largest urban agglomerations, while virtually the entire country has also witnessed a repopulation of rural areas. Since the 1990's, cities have been undergoing complete regeneration while mostly maintaining respect for preserved urban and architectural values. Extensive commercial zones similar to those in Western Europe have simultaneously formed at their edges.

Despite the dramatic developments of the second half of the 20<sup>th</sup> century in the Czech Republic described here, a high number of historically valuable and very diverse, both in scale and appearance, urban and rural units have been preserved, thus giving our Republic a prominent position in Europe.

### The development of heritage protection of towns and villages in the Czech Republic

The tradition of heritage protection of urban units in the Czech Republic (resp. Czechoslovakia) dates back already to 1950 when the Office of the Prime Minister of the Czechoslovak Republic issued Decree No. 103.262/50, on the declaration of heritage reservations. The objective of this decree was to ensure not only the protection, but mostly the salvage and regeneration, of the most valuable urban units of Bohemia, Moravia, Silesia, and Slovakia. These units had been threatened by long-term lack of maintenance during and after World War II and by the conditions that a socialist society had placed on urban and industrial development. Moreover, many of these towns were located in the border regions and were affected by the results of the German inhabitants expulsion after 1945. The historically unique implementation of urban heritage protection was also apparently facilitated indirectly by the period tendency towards a socialist historicism, which – in opposition to the inter-war functionalist tradition (based on West European style) – preferred traditional urban forms of the construction of cities and in architectural design and, in addition to the prevailing Soviet inspiration, also applied motives of domestic architecture, especially of the Renaissance burgher houses (applied at Havířov, partially in Poruba, and others). After the declaration of the first group of urban heritage reservations, several more followed during the 1950's.

Provisions on protection covering urban and rural districts established in 1950 were very progressive in that they also recognized importance of the protection of village architecture. The concept was different, however – the 1950 Decree did not indicated protection of selected villages, but called for the protection of entire specific regional collections of vernacular



Fig. 11 Urban heritage zone of Vinohrady, the main public space of one of several urban heritage zones encircling the Historic centre of Prague (Karel Kuča 2010)



Fig. 12 Urban heritage zone of Zlín, the city centre and other quarters of specific architecture built by Bata company during the 1920s–1930s (Karel Kuča 2012)



Fig. 13 Urban heritage zone of Poruba, a dwelling estate of Ostrava built during the 1950s in the so called Socialist Realism style (Karel Kuča 2013)



Fig. 14 The heritage reservation protecting the ensemble of vernacular architecture inside a little East-Bohemian town of Lomnice nad Popelkou (quarter Karlov) (Karel Kuča 2008)

architecture. As such it was accepted as the starting point in terms of the identification of the most valuable structures of a relative regional type in a larger number of villages but in fact, such protection did not come to practise.

It should be emphasized here that these steps for protecting settlements were undertaken in the period before the adoption of Act No. 22/1958 Coll. on Cultural Heritage. It was this Act that anchored the concept of heritage reservations into Czechoslovak legislation (as well as other concepts, including cultural heritage properties [=listed buildings/ and national cultural heritage properties). In the following period, the heritage reservations were declared anew in accordance with this Act. Not all were re-declared, however, but on the other hand, other urban settlements were added that had not been part of the original 1950 selection. In addition to towns, this heritage reservation status also newly established protection to the most important archaeological areas (fortified settlements). On the contrary, there were no heritage reservations still declared in the villages. The only exception was the 1983 declaration of the Plže complex of rural wine cellars near the village of Petrov, as well as the Stará huť technical heritage reservation in Josefov Valley near Olomučany in 1971. The original idea of protecting vernacular architecture was reflected only in the protection of the most important vernacular buildings (but not all) as cultural heritage properties. In only a few cases, the entire historical complex of a village's buildings or its integrated part was as the one item listed as the cultural heritage property.

From the 1960's to 1989, the number of urban heritage reservations stabilized. (This is also true for Slovakia, that since the adoption of the Czechoslovak Federation in 1969 assumed the care of heritage properties on its territory into its own Republic's jurisdiction).

The last larger group of town cores and urban districts were declared heritage reservations in 1989 under the new Act No. 20/1987 Coll. on State Heritage Conservation. This Act brought about a fundamental change in the legal definition of a cultural heritage property (previously, all properties having historical value could be considered cultural heritage properties, while the new Act stipulated only properties explicitly declared as cultural heritage properties by the Ministry of Culture). The category of "a heritage zone" was also added to the legal system. This marked the success of many years of efforts at supplementing heritage provisions enabling the protection of many other valuable sites that did not meet the strict parameters of a "reservation". This was an important step for the completion of the ambitious concept of protection of historical towns which had been under preparation since 1972-1973. (This Concept was when, in what was then the State Institute for Monument Care and Environmental Protection, the categorization of 924 historic towns in the Czech Republic was prepared, then approved in 1984 by the collegium of the Minister of Culture; it



Fig. 15 Village heritage reservation of Chlum with typical North-Bohemian form of two-storeyed wooden houses (Karel Kuča 2005)



Fig. 16 Village heritage reservation of Doubrava with preserved farmsteads containing already rare timber-framed buildings of West-Bohemian type (Karel Kuča 2005)





Fig. 17 Village heritage reservation of Blatnice pod Svatým Antonínkem with a long terrace of winepress buildings (Karel Kuča 2011)



Fig. 18 Village heritage zone of Zechovice with distinctive South-Bohemian form of Baroque-like decorative vernacular architecture of the 19th century (Karel Kuča 2005)



Fig. 19 Village heritage zone of Dolní Nezly with representative two-storeyed wooden and stone houses (Karel Kuča 2010)

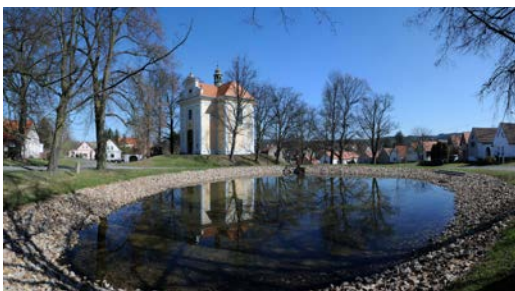


Fig. 20 Village heritage zone of Nynice with tiny structure of one storeystone or brick houses (Karel Kuča 2017)

included 160 urban heritage zones in addition to 40 urban heritage reservations). Professional materials provided for declaring heritage zones, intensely prepared during the 1980's, were finally utilized from 1990 and later, i.e. in the environment of the renewed democracy in Czechoslovakia (which split into the Czech and Slovak Republics in 1993). Most of today's urban heritage zones were declared in 1990, 1992, and 1995 (then again in 2003). The year 1995 saw another success when numerous group of village heritage reservations and heritage zones were declared protected areas (other village heritage areas came in 2005). Since 1992, the first landscape heritage zones were also declared.

The Heritage Act of 1987 is still in force and has been amended several times, the basic categories of heritage protection have remained with virtually no changes. In the interest of completeness, it should be noted that the Act defines only heritage reservations and heritage zones, while the respective descriptive attributes (urban, village, landscape, archaeological, technical) are added only for practical reasons; the deciding element is the character and value of a site and not its historical or current legal and administrative status. This is why it is more appropriate to speak of vernacular architecture in terms of reservations (zones), since such protected districts also occur in towns (Volary, Železný Brod, etc.). Conversely, some "village" heritage zones *in fact* were declared on the territory of former rural market towns (e.g. Kravaře, Vratěnin, Šatov). (The "division" of protected settlements into two groups according to their urban/village character in the Czech Republic is also supported by the long-lasting fact that the conceptual preparation and the practical aspects of heritage care itself have been and still are (even if not so separately) within the competence of different units of the professional heritage institution, and therefore is also executed and monitored by different specialists. This distinction has been still reinforced by different subsidy programmes run by the Ministry of Culture devoted to protected towns, villages and landscapes.)

There have been also several attempts for adopting a new heritage law since the 1990's, but none of them have passed approval so far. This currently applies as well to the latest legislative initiative of the Ministry of Culture from 2013.

No heritage reservation or zone has been canceled in the Czech Republic (with the only two exceptions of non-declaration of heritage reservations in Horní Slavkov and Planá following the adoption of Act No. 22/1958 Coll.). Other valuable areas deserving protection are currently at the stage of preparation and other for amendments, minor boundary changes or requalification.

### The concept of heritage protection of towns and villages in the Czech Republic

The basic principle of heritage protection of urban units in the Czech Republic is the requirement of preserving a historic urban structure and most of its historic buildings in their substantially intact form.

Heritage protection in the category of a reservation or a zone can not applied to settlements whose historic urban structure and historic buildings have been heavily damaged or their street pattern substantially disrupted. The protection of any material remains of demolished structures is ensured by the provisions of the Heritage Act concerning archaeology and can be throughout the entire country. A heritage reservation or zone, then, can not be declared in an area where several exceptionally valuable historical buildings might well exist but the urban structure as a whole has been disrupted and lost its integrity. The number of individually protected cultural heritage properties in a given site can not be the decisive criterion for a



Fig. 21 Urban heritage reservations and zones in the Czech Republic (up to 1. 1. 2017, Karel Kuča 2017)

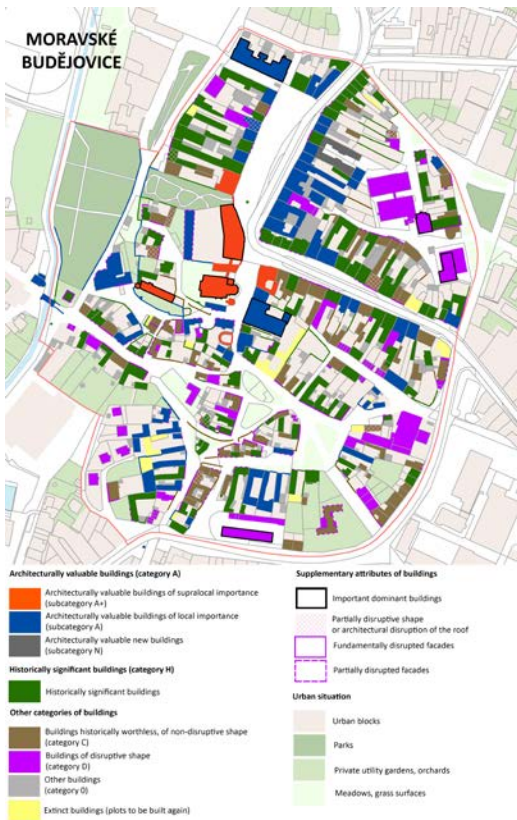


Fig. 22 Urban heritage zone of Moravské Budějovice. An analytic map with all buildings categorized according to their heritage value. It is a base for preparing a Protection Plan of this site (Karel Kuča 2017)

declaration of heritage protection; conversely, sites in which no “state-recognized” cultural heritage property has yet been declared may still have the character of a heritage zone. The purpose of declaring a heritage reservation or zone is to ensure that the environment within its boundaries is protected as a whole, that the other structures within the territory shall respect the historic character of the site, and that any modifications planned and carried out are directed towards confirming this very character. Other amendments and changes could be focused towards rectifying previous inappropriate modifications to the urban structure or spaces. Individual building activities within the boundaries of heritage reservations and zones, then, must always be assessed in context of the particular territory – this involves considering how any building activity might change not only the given building, but also how the proposed modification will affect the protected area and/or its roofscape as a whole. The conditions of protection of individual cultural and national cultural heritage properties do not change with the declaration of their surrounding as a heritage reservation or zone. The methodological approach of heritage conservation to reservations and zone areas does not qualitatively differ. A relatively more lenient regulatory regime might be applied to heritage zones particularly in the case of a smaller number of cultural properties, resp. individual heritage buildings, or a differing heritage quality of individual parts of a zone. Since 2008, the newly adopted provision in the Heritage Act enables to prepare so called *Protection Plans*. It has allowed for a justified differentiation in the approach of heritage care bodies within heritage reservations or heritage zones based on the true heritage values of properties.

*Urban heritage reservations* (Fig. 21) represent the most valuable and best preserved historical centers of towns of the Czech Republic. They are characterized by an intact urban structure (street pattern, building volumes, materials) and mostly preserved historic facades, often Renaissance or Baroque or possibly even Classicist and Historicist. The most numerous among them are historical centers of medieval origin that are characterized by a multi-layered material essence. In the case of Brno and Plzeň, protection is primarily motivated by, in addition to their medieval layouts, their significant percentage of high-quality modern buildings from the 19<sup>th</sup> century and the first third of the 20<sup>th</sup> century (this is also true of the Nové Město area of the Prague Heritage Reservation). In addition, the Brno reservation includes not only the historic center but also parts of some older and newer suburbs, respectively tenement districts. Some younger and functionally specific cities are also represented, such as classicist bastion fortresses (Terezín, Josefov) and classicist and historicist spa towns (Františkovy Lázně). There are no urban heritage reservations (except for Brno) that extend beyond the former fortification walls. In some cities, the valuable suburban areas are protected by an adjacent heritage zone (Hradec Králové, Český Krumlov, Žatec). However, the protection of even valuable suburban areas for the most part of urban heritage reservations remains unsecured, which in many cases (Prachatic, Pelhřimov) already had resulted in their extinction in the 1970’s-1980’s.

*Urban heritage zones* (Fig. 22) represent valuable heritage sites that most often have a well preserved layout and usually a material structure of the built environment as well. In addition to architectural dominant structures and landmarks (feudal residences, sacral buildings), other individual important structures are represented here as well, although most of the buildings may involve a greater or lesser degree of modern changes. More extensive

disruptive encroachments within limited parts of a protected territory are no exception (Havlíčkův Brod, Soběslav, Teplice).

In a relatively wide selection of protected urban heritage zones, a group of sites can be distinguished, whose values and degree of preservation is near to that required for a reservation status (Manětín, Rabštejn nad Střelou, Planá, Klatovy, Bechyně, Opočno, Trutnov, Hostinné, as well as the spa parts of Mariánské Lázně, Karlovy Vary, and Luhačovice, etc.). Their declarations as “mere” urban heritage zones may be explained by the then “easier legislative procedure” of achieving legal protection in the 1990’s (zones are declared by the Ministry of Culture, reservations by the Government). In the case of some towns, especially the spa towns and other towns with more recent architecture prevailing, their declaring “mere” heritage zones is perhaps result of the still persistent underestimation of the works of the 19<sup>th</sup> century and later.

The most typical and most frequent examples of conservation zones are towns that represent valuable urban structure with less significant buildings and ensembles from an architectural point of view. For example, Nový Bydžov, with its almost completely modernized buildings and several disruptive urban encroachments, is protected largely due to the exceptional quality of its medieval layout.

There are only a few urban heritage zones that may be considered “methodologically problematic” from the perspective of urbanistic quality and degree of their preservation being less valuable than many unprotected towns, and with higher degree of disruptive encroachments (most areas in the Zlín district, Budišov nad Budišovkou, etc.).

While city centers of medieval origin make up most heritage zones, the chronological and functional-typological range of urban formations, however, is not limited. These include orthogonal Renaissance mining towns (Horní Blatná, Jiřetín pod Jedlovou), Baroque and Classical locations (Nový Bor), spa towns (Karlovy Vary, Mariánské Lázně, Luhačovice), and those from the industrial era (Vítkovice, Přívoz). Modern residential and villa neighborhoods are also included (Lochotín and Bezovka in Plzeň), as are workers’ colonies (Brumov) and factory suburbs (Žatec), as well as housing estates from World War II (Osada in Horní Litvínov) and the 1950’s (Poruba in Ostrava). The unique case of Baťa’s Zlín deserves separate mention. Fulnek and Moravský Krumlov are also noteworthy; their historic centers (apart from the main landmarks) were destroyed for the most part in 1945 but were later newly built with respect to the main features of the historic layout and (partly) to the material structure as well.

The surface area of zones is relatively diverse. With the exception of specific cases where protection applies only to selected suburbs or outer neighborhoods (see previous), each urban heritage zone always covers the entire historic core or a town center (regardless of whether it has been entirely preserved to a comparable degree). Only certain urban heritage zones also include suburban areas (particularly those in northern Bohemia where the methodological approach was more liberal). It must be admitted that the inclusion or exclusion of such areas was rather due to the subjective approach of the processor or authority authorized to declare such protection. This is why a number of historic towns and cities still comprise very valuable suburban areas that are still without legal protection (large areas at Brno, Tábor, Turnov, Trutnov, Písek, Plzeň, Opava, etc.). Boundary modifications have therefore been prepared for many protected areas – usually enlargements – for the wide range of protected areas; the first such cases ought to be implemented in the near future.



Fig. 23 Village heritage reservations and zones in the Czech Republic (up to 1. 1. 2017, Karel Kuča 2017)

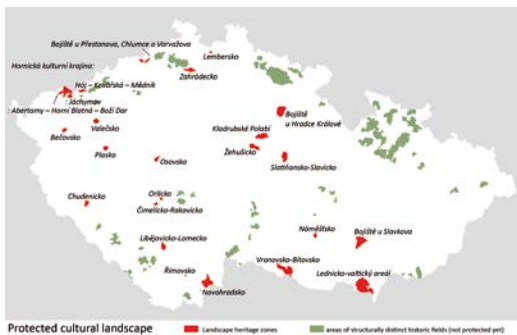


Fig. 24 Landscape heritage zones in the Czech Republic (up to 1. 1. 2017, Karel Kuča 2017)

Village heritage reservations and village heritage zones (Fig. 23) should (theoretically) correspond to two above explained qualitative categories, as with towns, but this is not completely the case. This is due to the fact that proposals for heritage reservations had been prepared already from the 1960's and were to be repeatedly and inconsistently updated over time. A declaration of village heritage reservations and zones took place in bulk, however, in 1995 (in 1990 for south Bohemia alone) while a real conditions of the values of the area at the time were not always taken into account. Several village units were declared heritage reservations even if their historic urban structure substantially disappeared in the meantime (reservations in Prague, Křínice, etc.), and the same is true of certain zones. Conversely, several extraordinarily valuable villages (Zechovice, Velenice) stand out, in which the community councils opposed the supposedly stricter heritage protection of reservation status (even if, in terms of the Heritage Act, the execution of state heritage care in both categories has been and still is actually subject to the same provisions). After 1995, only heritage zones were declared in villages (and in towns as well).

Landscape heritage zones (Fig. 24) - along with the protection of towns and villages, heritage care since 1990's has also focused on protecting surviving valuable sections of the historic culture landscape, meaning landscapes whose present appearance has been significantly shaped by creative human activity. Such examples include composed Baroque landscapes that surround places of pilgrimage (Římov, Libějovicko-Lomecko) or castle settlements (Čimelicko-Rakovicko, Orlicko, Osovsko, Valečsko), and examples of romantic landscaping (the Lednice-Valtice area), but also landscapes with surviving systems of feudal agriculture such as manor farmsteads or series of fish ponds (Zahrádecko). In addition, attention was also given to the protection of areas of a memorial character which, although not exhibiting similar values, became important historical battlefields with this fact being reminded by, for example, a number of memorial structures and monuments (battlefields near Slavkov, Přestanov-Chlumec-Varvažov, and that near Hradec Králové). Specific group of the four landscape heritage zones cover areas with numerous traces of mining activity in the Ore Mountains (Mining cultural landscape of Abertamy-Horní Blatná-Boží Dar / Jáchymov / Háj-Kovářská-Mědník / Krupka).

By their very name, landscape heritage zones indicate that the subject of heritage protection exceeds the scope of individual settlements. Most of the settlements within their territories do not have significant heritage value; in several cases even some settlements within protected landscapes are protected as urban heritage zones (Valtice, Nové Hrady, Valeč, Slavkov u Brna, Nové Dvory, Horní Blatná, Jáchymov, Krupka).

Heritage buffer zones ("protective belts" in Czech) are a specific legal category. These are established to ensure the protection of the surrounding areas around cultural heritage properties or national cultural heritage properties or their collections, but can be established also around heritage reservations or heritage zones. These are not, however, protected areas themselves. There are usually only certain regulations applied here (set by relevant decrees) that are intended to limit, for example, the creation of structures that would, in the context of the subject of protection, be disruptive through their height, formation of materials, or articulation of its façade. Unfortunately, the Czech Heritage Act does not have an institute for "automatic" customary buffer protection stemming from the law (for example, as an obligatory specified radius from the boundary of the area of a cultural heritage property or protected area), although this would be very desirable.

In the 1980's, before "heritage zones" were anchored in the legislation, buffer protection status was sometimes used as "a temporary substitution" for heritage zones – the entire historic center would be defined as a protection zone for individual heritage properties. Other protective zones with similar motivations were also declared in the 1990's. These can not, however, be considered as protected areas and their application faces many difficulties .

### **Numbers of protected areas**

As of 1. 1. 2017, in the Czech Republic there are:

40 urban heritage reservations (and 2 discontinued)

256 urban heritage zones

*a total of 296 protected urban units*

61 village heritage reservations/vernacular architecture heritage reservations

1 non-specified heritage reservation (in a village environment)

1 technical heritage reservation

213 village heritage zones/vernacular architecture heritage zones

2 cultural heritage properties covering the predominant part of a historical structural fund of a village

*a total of 278 protected village units*

*Altogether this represents 574 protected units.*

For completeness there are also:

25 landscape heritage zones

8 archeological heritage reservations (and 2 discontinued).

### **Other potential for heritage protection in the Czech Republic**

#### ***Towns***

It may be stated that the existing number of urban heritage reservations and zones covers the vast majority of settlements with valuable urban structures. There does exist, however, a limited group of approximately 80 towns or town quarters which clearly demonstrate the values of a heritage zone and which would merit the declaration of heritage zone (and a few of those already protected to be declared urban reservations).

#### ***Villages***

While well preserved historical urban units can be found more or less evenly throughout the country, there are only a few broader areas where historically valuable villages escaped the modernization waves of the (mainly second half of) the 20<sup>th</sup> century. In particular, these are sites in southern, southwestern and northern Bohemia, partly eastern Bohemia as well. In the late 1990's, it was already clear that the number of protected village settlements was far less than the actual potential. Since the beginning of the 21<sup>st</sup> century, however, the fast process of modernization has grown in those areas as well, and the number of valuable unprotected village settlements has been, unfortunately, significantly reduced every year. Nonetheless, there is still a large number of village settlements (approximately 300), where protection through heritage zone status would be very appropriate.

### ***Cultural landscapes***

There is still a certain number of composed landscapes that exist in the Czech Republic (Štěkeňsko, Jičínsko) that deserve protection. This is even more true for the relatively numerous areas of structurally distinct historic fields (*plužiny*) in the many foothill areas. The most common types of historic fields are linear and radial *Hufe* village types, but track, block, and modern era parcel ground fields are also represented. The Czech Republic possesses also many quite specific types of historic cultural landscapes that should be identified, well described and protected in a more detail than the basic legislation concerning the landscape features allows even now. The vast fish pond areas, vineyards landscapes and even the hop growing areas can be mentioned as examples as well as specific industrial landscapes, witnessing extraction industries, machinery, textiles, transportation or other fields of the rich 19<sup>th</sup>-20<sup>th</sup> centuries history.

Ensuring adequate protection to the aforementioned as yet unprotected units should be a priority not only for the field of heritage preservation. The most effective form of protection would undoubtedly be their declaration as heritage zones. In the meantime, at least partial protection would be provided on the base of The Act on town and country planning and building code (Building Act) (183/2006 Coll.) by indicating their values in a frame of definitions of the so called *territorial-analytical documentation* as *territories with urbanistic values*, most preferably in combination with the definition of particular buildings in their areas as *architecturally valuable buildings and their collections, historically important buildings and their collections*, and *important dominant buildings*.

# Conservation of Historic Towns in Czechia – Tradition Methodology and Practice

*Josef Štulc*

The heritage preservation movement has a long tradition in the Czech Lands.<sup>1</sup> At its beginnings, when the country was part of Austrian Empire, there existed patriotic feelings and the devoted activities of non-governmental bodies such as The Society of Patriotic Friends of Arts (founded 1794) or The Museum of Kingdom of Bohemia (founded 1818), whose Archaeological Department had been publishing the first central European specialist conservation journal «Památky archeologické» (The Archeological Monuments) since 1850. In the same year, the Imperial and Royal Central Commission for Investigation and Preservation of Historic Buildings was founded in Vienna. It created in the Czech Lands a network of correspondents and regional conservators. 1912 saw the establishment of the Conservation Office for the Kingdom of Bohemia, subsequently taken over and in its purpose and functions confirmed by the new Czechoslovak Republic (1918); a similar office for Moravia and Silesia was then established in Brno in 1920.

Shortly after 1900, the Czech heritage conservation adopted the modern conservation philosophy of George Dehio, Alois Riegl and Max Dvořák, with typical stress put on ensemble and urban conservation. This trend started relatively early in our country with the foundation of Klub za starou Prahu (The Society for Old Prague, 1900).<sup>2</sup> The Society developed the theory of ensemble conservation; these were the first proposals to protect historical urban complexes via building laws and later also considered the best way for the functional reanimation of historical urban tissue. In opposition to early Czech modernistic architects like Jan Kotěra, Jože Plečnik, Pavel Janák, Bohumil Hybšman (Fig. 1) and others who actively participated in heritage preservation movement, the functionalist modernists of the late '20s and '30s, such as the theorist Karel Teige, architects Josef Havlíček, Jaromír Krejcar and others strongly rejected any form of architectural or urban conservation as a brake of creativity and an obstacle in meeting of modern social demands. That position turned out to be unlucky for both modern architecture and heritage preservation. (Fig. 2)



*Fig. 1 Prague, the town planning solution of the embankment below the monastery of the Benedictines in Emauzy designed by Bohumil Hybšman in 1922. In contrast with the original intentions it leaves a free throughview to the dominant of the convent church. One of the significant successes of the Society for Old Prague (Photo NPÚ Archives)*



*Fig. 2 The vision of architect Josef Havlíček about the town-planning remodelling of the right-bank Prague. The Czech Funkcionalistic Modernism was notoriously insensitive and aggressive to historic towns (Photo NPÚ Archives)*

## The First Municipal Conservation Areas and Development of Theory of Their Protection

The ideas of legal protection of the town as an art whole and the no least revolutionary conception of functional reanimation of historic quarters found, at least in the proclamations and well-meant intentions, their accomplishment at the beginning of the fifties only. Paradoxically, it happened so at the time of the starting ill-fated communist regime that otherwise brought immense losses for the sphere of the cultural heritage in Czechoslovakia (confiscation, misappropriation or devastation of a substantial part of property of the expelled Germans and, later, nationalization and taking hold of the property of all richer citizens).<sup>3</sup> It was good luck that, during that decisive period active temporarily at the Ministry of Culture was the excellent expert in historic architecture, Václav Mencl.<sup>4</sup> He gained considerable experience in making with his students the survey of historic towns in Slovakia where he was active in the 30's as the state authorized representative for the heritage conservation. We are indebted obviously to Mencl, as well as to the renowned art historian Zdeněk Wirth (chairman of so called National Cultural Commission at that time, broadly collaborating with the communists), for the cultural act that

was in sharp contrast with the prevailing non-cultural nature of the early communist period and that had no analogy in Europe at that time: on the basis of their knowledge, assessment and researches, selected were 22 of the most valuable historic towns in the Czech lands and 8 in Slovakia were put under state protection with the aim of preserving them as wholes of art value. The Czechoslovak government, by its resolution of July 11, 1950, declared them conservation areas (in Czech called Reservations) and demarcated the means for their protection and conservation.<sup>5</sup> Grand was also the state support at that time of the archaeological and historic researches of monuments. With regard to the generally increased need to prepare qualified projects and conservation designs the specialized in this field State Institute for Reconstruction of Heritage Towns and Objects (SÚRPMO) was established in 1954. By irony of the fate, they were exactly the purges and political persecutions of the communist regime that caused that a number of top experts – architects, technicians and historians of art – removed violently at that time from their studios and university chairs, found the refuge in SÚRPMO in the relatively non-political branch of monuments care. Only there, without ideological barriers, they could implement their creative potential.<sup>6</sup> The results of their work at the intellectual level were without precedent. I dare say that the Czechoslovak theory at that time of the protection of monuments and historic sites and the methods of their complex researches achieved the absolute European top. Ranking among the fore performances in Prague is the so-called “passpartization” of its historic built-up area performed in SÚRPMO according to the brilliant methodology and under the leadership of the excellent art historian, Dobroslav Líbal.<sup>7</sup> For each historic building the so-called “passport” was created. (Fig. 3) It included the summary of detailed research of archival documents and historic iconography, the description and architectonic analysis of the historic building and the synthesis of its structural development. It was marked graphically or by different colours in the ground plan of all floors (Romanesque masonry and structures in black, the Gothic ones in red, Renaissance in blue, Baroque in brown, Classicist and Greek-revival ones in green; everything younger, since the middle of the 19<sup>th</sup> century, was marked in yellow without differentiation. Historicism and style revivals were not found worth special assessment yet at that time). Apart from individual buildings, assessed synthetically were whole building blocks, historic roads and town-planning compositions. Apart from Prague, assessed in this manner were the built-up areas of a number of other historic towns in the Czech lands and partly also in Slovakia. In this way, by systematic work of many years a written documents originated of permanent historical value from which professional literature and practical monuments care have drawn permanently and linked up to till today. This methodologically firmly established process is continuing in considerable scale at present too.

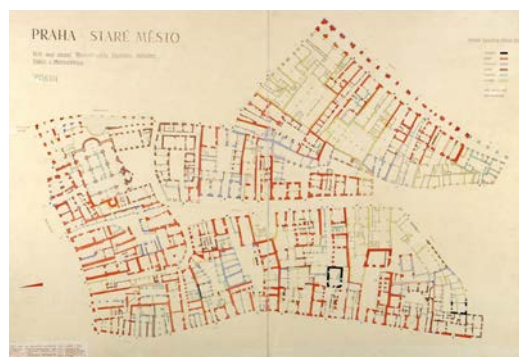


Fig. 3 The part of so-called passport of the SÚRPMO (The State Institute for Reconstruction of Monuments, Towns and Objects) of 1956. The archaeological analysis of the ground floor of the historic block of houses at Malé náměstí in Old Town of Prague (processed in the same manner are the cellars and other three above-ground floors of the house) (Photo NPŮ Archives)



Fig. 4 Prague, the map of reservation of 1972

Issued in 1958 was the historically very first Czech law on cultural monuments (law No. 22/1958). In this way, the institute of conservation area reservations laid down in it gained a legal basis. (Fig. 4) On the basis of the law established in the same year the State Institute of Monuments Care and Protection of the Nature (SÚPPOP) was charged with, as one of its main tasks, the creation of the methodology, new assessment and revision of the so far declared conservation areas and prepare gradually their new declaration for the government of the Czech Republic. After the performed researches the initial set could be completed then with other historically valuable towns and villages (the same development occurred in parallel also in Slovakia). The new institute linked up to the already performed SÚRPMO researches with which it continued to maintain non-jealous, very fruitful cooperation. With the consultation assistance of Václav Mencl and Dobroslav Líbal, the new methodology for the preparation of reservation decrees was created by Pavel Korčák, Jaroslav Svatoň and Aleš Vošahlík. The decrees



had a textual part containing the list and concise characteristics of all individually protected buildings and objects in the territory of the area, originally divided into category A – objects forming the substance of the value of the area and category B – the other listed historic buildings in its territory. The textual part was accompanied by the colour and graphic marking of the monuments values in the ground floor plan of the town area: marked in red were the so-called natural cultural monuments (according to the law declared by the government the most valuable cultural estates – today in the number of 305), in blue the explicitly protected and listed houses and other objects, in green the so-called non-protected objects of historical and artistic interest and in yellow the remaining constructions without any special artistic or historical value. Marked by red crossing and hatching were significant historic town-planning dominants or town-planning prominent groups of buildings, on the contrary, by black hatching the modern time elevated out-of-scale buildings and other objects forming a town-planning defect. With a certain simplification the same methodology was used later also for the preparation of the village reservations. Partly with making use of the passports of SÚRPMO, partly on the basis of own building researches the SÚPPOP and in continuity the present National Heritage Institute (NPÚ) prepared and the government has declared till the present time 40 municipal reservations and 61 village reservations. In parallel with it performed by the experts of SÚPPOP, Karel Kibic and Aleš Vošahlík, were the prospecting and town planning evaluation of a large number of more than a thousand of other historic towns in the Czech lands within the framework of the elaboration of the General Conception of their protection. It showed that the methodology for the declaration of conservation areas is suitable for the more or less integrally preserved towns. It was not so suitable for the towns that have been preserved either in the town-planning torso (only in a certain part of the originally historically given whole), or on the contrary, they did preserve the main characteristics of their town-planning composition (the ground plan, main dominants), however, their historic built-up area was inadequately rebuilt or depreciated otherwise. Therefore, the State Institute (SUPPOP) proposed, within the framework of expert preparation of the issue of the new, second in order and till today, after a number of amendments, valid law on monuments of 1987 (law No. 20/1987), the institute of the so-called conservation zone into that law. It was a freer form of protection oriented rather at the preservation of historical town-planning values of towns concerned. Since 1987 to the present time declared gradually have been 253 municipal, 213 village and, as a new point, also 19 landscape conservation zones (they form the pendant to the complex network of national parks, conservation areas and other territories protected according to completely different criteria by law on the protection of the nature and landscape).<sup>8</sup>

### **Practice of Historic Towns Care in the Period of Totalitarian Communist Regime**

Unfortunately, corresponding with the extent and depth of researches and highly sophisticated system of historic towns' protection was not the extent of practical care of their historic built-up at all. Typical of the whole long period of the communist regime is at the beginning imperceptible, gradually speeding up dangerously, however, “opening scissors” between the continuously high standard of scientific researches, theoretical considerations and town-planning studies and the practice corresponding to them all less. If the with enthusiasm performed, in the 1<sup>st</sup> half of the 50's complex conservation and partial reconstruction of historic urban ensembles in Telč, Slavonice or Nové Město nad Metují may be marked an undoubtable success, the reconstruction of the heavily dilapidated Cheb got stuck in serious problems at the beginning of the 60's. The



Fig. 6 Sokolov, a picturesque town in north - western Bohemia, before the year 1964 (Photo Karel Kibic)



Fig. 7 Sokolov, a picture showing the typical for communist era penetration of the panel blocks of flats into the very core of the historic town (Photo Karel Kibic)



Fig. 8 Jihlava, a municipal reservation, in the middle of the main square used to stand a picturesque block of historic houses (the so-called Gretzl); today there is the dull new building of the department store, a typical product of the “normalization” era (the project of 1977) (Photo Karel Kuča)

causes consisted in the increasing organizational and economic incapability of the communist regime and gradually also in the political non-interest in the rescue and reanimation of historic towns.<sup>9</sup> After the Soviet invasion in 1968 the policy prevailed unambiguously to solve the development of the towns by extensive construction of peripheral panel housing estates moving to which in mass were the inhabitants from the depopulated historic centres. (Fig. 6, 7) The historic quarters, not maintained from the construction point of view, dilapidated dangerously. The inherited values became extinct and the industrialized socialist building industry did not give much chance for the origin of new architectonic values in the towns. On the contrary, typical of the last, the so-called “normalization” stage of the communist period became some megalomaniac projects damaging heavily the historical appearance and natural functioning of the historic centres of the towns. In Prague, it is possible to remind the unlucky North-southern arterial road, the gloomy building of the Central Dispatching Office, the dull massive of the bulky Palace of Culture or the architectonically disturbing TV tower reminding of a rocket-drome. Outside Prague, represent those trends for instance, the dull department stores in the historical centres of Olomouc, Jihlava or Prostějov. (Fig. 8) After the demolition of the noble Neo-Renaissance building of Denis’ railway station in Prague and after the beginning of the demolition and new building of panel residential blocks in the place of the picturesque Prague quarter Žižkov, it was clear that under the conditions of socialist planning and economy the best sophisticated system of protection would not preserve the historic centres of the towns for long.

#### After the Velvet Revolution: Euphoria and Reality

It was in that key period, when Prague became the scene of the historical “velvet” revolution. The Czech conservationists engaged in it enthusiastically by the published manifestos<sup>10</sup> for the protection of cultural values, idealistic proposals for priority laying down of that protection in the new democratic constitution, warning summary of losses of the cultural heritage in the normalization period (more than 3000 registered monuments became extinct)<sup>11</sup> and in 1990 also by very carefully thought-out theses of the new law on the monuments (later refused; the new law has not been issued till today).<sup>12</sup> In the post-revolutionary euphoria we did not perceive much and did not believe the warning voices of our western colleagues pointing to the serious risks that may be brought to the cultural heritage by the stormy social and, especially, quickly liberalized economic development. Apart from much concerned and engaged The Resolution on Prague published in the *Kunstchronik* (The Art Chronicle) in 2000<sup>13</sup> they were very pessimistic prognoses of foreign participants in the excellent international symposium, *Praha, budoucnost historického města* (Prague, the Future of the Historic City) held in 1991.<sup>14</sup> Summarized freely and paraphrased, the foreign, prevalently French guests of the symposium saw the largest risks in two directions: in the “capitalization” of the unique beauty and atmosphere of the town that may change Prague into banalized, intended for consumption and adapted to that consumption tourist point of attraction (Choay, Viard) and in the “triumphant intriguing” that will radically change the coefficients of the values of the lands and will stimulate the demolitions and the origin of a number of high-rise buildings (Pressouyre). So, threatening is that the “new construction will totalize the town, it will want to inscribe, into the saturated urban architectonic structure, its new non-transformable structures escaping the ability of new integrations with the primary wholes” (Derrida).

In many aspects the rather pessimistic prognoses of our more experienced French colleagues fulfilled in following decades. The prevalently foreign capital rushed on the unprepared Czech historic towns – first of all, on Prague, Brno and Olomouc – with unusual force. The financially



Fig. 9 Prague, Na Poříčí square. The bulky architecturally decadent building of a business centre that replaced a noble Baroque - revival style Špaček's house in 1993; The first significant defeat of heritage conservation in Prague after "Velvet Revolution" (Photo Tatána Binková)



Fig. 10 Prague, Charles Square Business Centre of 2003. The over-dimensioned standardized building suppresses neighbouring excellent Baroque and Renaissance buildings at one of the most valuable squares of historic Prague (Photo Karel Kuča)

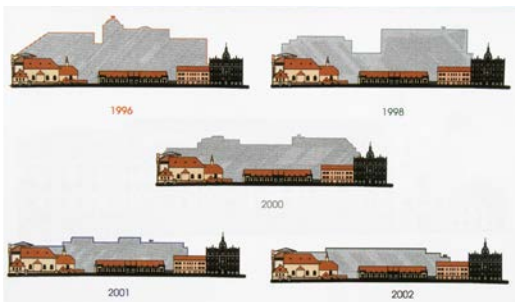


Fig. 11 Prague, the development of the project of the major commercial-administrative complex at the Square of the Republic (2000-2004) shows how the extremely unscrupulous developer was forced, by the pressure of the media and the public opinion, to reduce gradually his impertinently over-dimensioned building programme. Despite that the result is not a good compromise, because the operation of the future centre will burden its surroundings unjustifiably (Photo NPÚ Archives)

strong investors succeeded, at the first stage, in filling in almost all clearances and free building plots in the historic centres with purely commercial (administration, banking, megastores etc.) on the average architecturally rather poor new buildings (in Prague the trade centre Myslbeek at Příkopy, Hypobanka in the Square of the Republic, the monstrous Charles Square Business Centre in Charles Square,<sup>15</sup> in Brno the ill-fated, architecturally horrible department store Špalíček in the place of a most valuable block of historic houses of the municipal centre, and others). Brought into the Czech environment from western Europe was the not yet applied here "façadism" leaving only the skin of the historic building of the outer façade covering, in fact, the complete new building (the Darex palace, the Holešovice town hall, a part of the Four Seasons Hotel in Prague, parts of Špalíček in Brno).<sup>16</sup> Other investors did and do strive for demolitions of the existing buildings so that they might erect more bulky new buildings in their places, or for cutting off of the building parcels from the municipal verdure areas.<sup>17</sup> (Fig. 9, 10, 11) Let us remind the unsuccessful campaign of 1992 against the demolition of the noble Neo-Baroque Špaček house in the Prague conservation area standing in the place of which today is the architectonically empty new building of the business centre. A similar case was the demolition of the Classicist house at Národní třída or the construction of the massive building of the Longin Business Centre in the, at some time, rest enclave with verdure beside the Romanesque rotunda of St. Longin in the Prague New Town. Perhaps the worst project, as far as the town-planning impact is concerned, is the construction of the immense administrative-commercial centre in the Square of the Republic, in the very heart of the conservation area. The unique value of historic Prague and Olomouc skyline has and is being interfered with seriously by the newly erected or recently projected high - rise buildings.

The prognoses of the risks of "banalization" of the historic quarters like magnets of the tourist industry, unfortunately, fulfil without rest. The uncontrolled influx of tourists and parasitizing on them shops, Irish pubs, exchange offices, Mac Donald's and their poor taste advertisement mean the total extinction of the, till recently, so suggestive atmosphere of historic Prague that today has in its genius loci almost nothing in common with the former magic town of Franz Kafka. Affected by the same fate was also Český Krumlov the former poetic atmosphere of which becoming extinct we know from the pictures by Egon Schiele.

Despite the above-mentioned serious losses and risks, I do not consider the matter of the Czech and Moravian historic towns far lost. The depressing process of dilapidation of their historic built-up areas that characterized the communist period, stopped and it would be non-objective not to see that originating in the towns are also new positive values. (Fig. 12) Apart from the so far rather isolated quality architectures (in Prague, e.g., the so-called Dancing House by Frank Gehry and Vlado Milunič, in Brno the house at the church of St. Jakub by Ludvík Grim, Jan Sapák and Jidřich Škrabal, in Louny the Gallery of B. Ried by Emil Přikryl and a number of others), it is necessary to remind the conservation of a number of monumental historic buildings (mostly religious in the ownership of Catholic Church or public buildings owned by the state or municipalities). In contrast to the 70's and 80's the conservation is performed with better consideration to their authenticity and original material substance.<sup>18</sup> A major positive remains the all the time still valid (despite a number of weakening direct and indirect amendments) relatively very strict monuments law of 1987. The Ministry of Culture tries, quite successfully, to support its practical application by the programmes of financial assistance for the owners of the buildings (especially, the Programme of Rescue of Architectonic Heritage and the Programme of Regeneration of Historic Towns). The truth is that the state covers only a fragment of the actual needs; despite that, its contributions are of undeniable psychological



Fig. 12 Prague, the so-called “Dancing House” of the architects Frank Ghery and Vlado Milunič at the Rašínovo Embankment. The inventive architecture is in the context with its environment and is an undoubtable candidate for becoming a protected monument in the future (Photo Karel Kuča)



Fig. 13 Prague, the view of historic city from Prague Castle. The picture shows a sector of the skyline not spoiled by highrises so far (Photo NPÚ Archive)



Fig. 14 Prague, the visualisation of a nearly finished already project of more than 100 metres tall highrises on Pankrác plain; the building is competing brutally with the historical dominants of the city

stimulating importance. An undoubtedly positive role is played also by the success of nominations of twelve of our most valuable monuments, from them six historic towns or their parts, to the UNESCO World Heritage List.<sup>19</sup> That success adds international prestige to the protection of monuments in the eyes of our citizens. The towns having the status of conservation reservations or zones formed in 1993 the Association of Historic Towns and Villages of Bohemia, Moravia and Silesia. It declares every year the award for the best care, organizes professional symposiums, strives for international cooperation and is the main organizer of the celebrations of the International Heritage Days and of the European Heritage Days. The Association has a major importance as the pressure group requesting from the government the maintenance – also in the period of budget cuts – of state financial supports for the historic buildings owners and municipalities within the framework of the programmes of the Ministry of Culture.

In my opinion, the important deserts for the defence of the historic character of Prague and other well preserved so far Czech historic towns against immense pressures of financially strong investors and their, not rarely, unfair practices (sponsorship of political parties or direct, although difficult to prosecute bribery) belong to the public opinion and the components of the civic society. As in the past, also today we may thank the campaigns of the Society for Old Prague and tens of other civic associations for the fact that a number of devastating projects was either withdrawn completely (in Prague, e.g., the building up of a part of the Stromovka park or the construction of the hotel in the Kapucínská garden at Hradčany) or, at least, reduced to the bearable extent (the Four Seasons Hotel in the Old Town Embankment of the Vltava river, the Euro palace at Mústek in the lower part of the Wenceslas Square, both in Prague). Under the pressure of the public, the developer was forced to reduce considerably even the monstrous project of the administrative-commercial centre in the Square of the Republic in Prague. Within an increasing extent, the defender of historic towns are becoming also the media, first of all, by the publishing of suspicious cases and thus creating anti-corruption pressure. (Fig. 13, 14) The experience from the existing campaigns entitles me to the final slight optimism. Not only the associations and pressure groups of voluntary conservationists, but today also the wider public begins to become aware of the irreplaceability of historic towns and their vulnerability. The people start to show an active interest in the environment in which they live. I believe that they will not permit the extinction of the values and genius loci of our towns for the future either.

## Notes

- 1 The contribution is a partly abbreviated, partly supplemented and updated version of my study *Czech Heritage Preservation Movements and Urban Conservation*, CENTROPA 7, 2007 n. 1 pp 44-56. From the Czech literature on the subject concerned presented may be, on a selective basis, especially the very comprehensive summary studies: Jakub Pavel, *Dějiny památkové péče v českých zemích* (The History of Monuments Care in Czech Lands), *Sborník archivních prací* (Anthology of Archival Works) XXV, Prague 1975, pp. 143-290 Ivo Hlobil, *Teorie městských památkových rezervací* (The Theory of Conservation Areas), *Uměnovědné studie* (Studies in History of Art) VI, Prague 1985. Karel Kibic, Aleš Vošáhlik, *Památková ochrana a regenerace historických měst v České Republice* (The Heritage Protection and Regeneration of Historic Towns in the Czech Republic), *Národní památkový ústav*, Prague 2011. Vlastislav Ouroda (ed.) *Urban Heritage of the Czech Republic*, exhibition catalogue, České Budějovice 2015. Presented in these studies is a very rich technical literature to the topic, prevailing in the Czech language.
- 2 Compare the jubilee memorial volume *Sto let Klubu za starou Prahu 1900-2000* (A Hundred Years of the Society for Old Prague, ed. Kateřina Bečková), Prague 2000, with valuable contributions of the

members of the Society commenting on its historical development, successes and failures. Further also Kateřina Bečková, Richard Biegl, Society for Old Prague: One Hundred and Two Years, Prague 2002.

- 3 See Kristina Uhlíková, Národní kulturní komise (1947-51) (National Cultural Commission 1947-51), Prague 2004.
- 4 Helena Soukupová, Cena ministra kultury za památkovou péči v roce 2004 Václavu Menclovi (Václav Mencl awarded in Memoriam the Heritage Preservation Price of the Ministry of Culture), Zprávy památkové péče, (Conservation Reports) 64, 2004, number 5, pp. 449-450.
- 5 Compare Václav Mencl, Městské rezervace (The City and Town Conservation Areas), Journal of the Společnost přátel starožitností (The Society of Friends of Antiquities), LIX, 1951, pp. 129-139. Zdeněk Wirth, Vývoj zásad a praxe ochrany památek v období 1800-1950 (The Development of Principles and the Practice of Monuments Conservation 1800-1950), Umění (Art) V, 1957, p. 105 and subs. See also Ivo Hlobil, quot. in note 1, p. 6.
- 6 From the most significant ones it is possible to mention the excellent expert in the Czech Baroque, professor Oldřich Štáfl, further Vilém Lorenc, the author of the excellent monograph on the New Town of Prague, professor Jan Sokol, the author of the conservation arrangements of the area of the Strahov Monastery and a number of significant studies on mediaeval architecture or Dobroslav Líbal, an excellent historian of architecture who was also the creator of the methodology of SÚRPMO archaeological surveys of historic buildings. In the by four years later founded State Institute of Monuments Care (see below) active for a long time were Václav Mencl and the mediaevalist and expert in Baroque art Viktor Kotrba.
- 7 Compare Dobroslav Líbal, La méthodologie d'analyse des valeurs historiques des villes et villages, Monumentorum tutela, III. Bratislava 1967, p. 17 and subs.
- 8 See to it Karel Kibic, K památkové ochraně našich historických měst (the Protection of Our Historic Cities), Památková péče (Heritage Conservation) XXXIII, 1973, p. 83 and subs., Aleš Vošahlík, K problematice hodnocení a ochrany urbanistických kategorií (Comments to the Evaluation and Protection of Town Planning Categories), Památková péče (Heritage Conservation) , XXXIV, 1974, p. 268 and subs., the same, Památkové hodnoty historických měst a teorie jejich ochrany (The Historic Values of the Towns and Cities and the Theory of their Protection), Prague 1988, Karel Kibic, Třicet let úsilí o prohloubení památkové ochrany našich historických měst (The Thirty Years of Endeavour for More Deep and Complex Protection of our Historic Towns), Zprávy památkové péče (Conservation Reports) 64, 2004, num. 3, pp. 232-243.
- 9 In his study Teorie památkových rezervací (quotation in note 1) Ivo Hlobil plastically described the piecemeal shift from the primary aesthetically-artistic conception of rescue of historic towns to the conception that he marked as an "urbanistic" one. Its main theoreticians became Jaroslav Štván and Emanuel Hruška. The preservation of historic, architectural and artistic values of the towns for future generations ceased to be in their theories the sufficient objective of the regeneration efforts. It became the "satisfaction of material and cultural needs of the socialist society" in which the values of the monuments and historic buildings could, but didn't need to play a substantial role. The original means was thus elevated to the objective and vice versa. See Josef Štulc, Moderní urbanismus a památková péče (Modern Urbanism and the Monuments Care), II, Památky a příroda (Monuments and Nature) 13, 1988, No. 2, pp. 65-77.
- 10 Memorandum památkové péče (Memorandum of Heritage Preservation Movement), Památky a příroda (Monuments and Nature), 15, 1990, num. 2, p. 96 and subs.
- 11 The summary see Jiří Kuthan, „Vom Zustand unseres Kulturerbes oder: Die Klage der böhmischen Krone“ (On the State of our Cultural Heritage or: The weeping of Bohemian Crown), Kunstchronik, 43, Heft 7, 1990, p.304-317.
- 12 The initial theses of the new law were elaborated by the expert working group headed by renowned art historian, Mojmír Horyna. In spite several attempts the new law has not been issued till today.
- 13 Prag-Resolution der Direktorenkonferenz Kunsthistorischer Forschungsinstitute, Kunstchronik (Resolution of The Directors of Institutes of History of Arts), 43, Heft 7, 1990, p. 303-304.

- 14 Foreign participants in the symposium were among others Jacques Derrida, Françoise Choay, Léon Pressouyre, Nancy Bouché and others; the Czech part represented Dobroslav Líbal, Ivo Hlobil, Aleš Vošahlík, Miroslav Baše, Petr Kratochvíl and others. Issued from the symposium was, in the Czech and French versions, the Anthology, Praha, budoucnost historického města (Prague, the Future of Historic City), Editions de l' Aube, La Tour-d' Aigues, 1992 (283 pages of text).
- 15 See Josef Štulc, Significant Chapters of the Protection of Historic Prague, Conference Proceedings, Prague, a Hub of European Culture, Prague 2000, pp. 58-62.
- 16 Josef Štulc, Fasádismus a identita měst (Facadism and the Identity of Historic Towns), Zprávy památkové péče (Conservation Reports) 59, 1999, pp. 149-153.
- 17 Josef Štulc, Historic Parks and Verdure in Prague, their Importance, Present State and Future Prospects, Sammlung der wissenschaftlicher Referate (The Collection of Scientific Contributions), ICOMOS-IFLA, Berlin 1999, pp. 60-67.
- 18 At random let us name the model restoration of the Prague Neo-Renaissance concert hall Rudolfinum, Art Nouveau Municipal House, Müller's villa by Adolf Loos, the Gothic St. Vitus Cathedral and Baroque Nicolaus Church, Renaissance Schwarzenberg and Baroque Toskánský, Valdštejnský and Nostický Palaces or the historic building of National Theatre in Prague. In the regions it is possible to mention the conservation of the medieval castles Bezděz, Frýdlant, Český Krumlov, Grabštejn, the county houses Lednice and Kroměříž, the Pilgrimage Church of Zelená Hora and a whole rich number of others.
- 19 They are historic centres of the towns of Prague, Kutná Hora, Český Krumlov, Telč and selected parts of Olomouc and Třebíč.

# Heritage of the Town – Local and Regional Values: Slavonice, Czech Republic

*Danuta Kłosek-Kozłowska*

## Introduction and background

Interpreting the Late Gothic art in Renaissance categories was an important tendency in the scientific research on the art of the second half of the 14<sup>th</sup> c. and the 15<sup>th</sup> c. undertaken at the turn of the 20<sup>th</sup> c. The question whether the Late Gothic was the final stage of the evolution started by the constructors of the choir of Saint Denis cathedral, or perhaps the outset of the new period, whose earliest foretokens could be traced in the unimposing structures built throughout Europe in the 14<sup>th</sup> c. by mendicant orders, was a real challenge to the art historians of the time.

Intense interest in “the autumn of the Middle Ages” (J. Huizinga) or “the spring of the Renaissance” (J. Burckhardt), particularly among German researchers (A. Schmarsow, P. Frankl, C. Gurlitt, E. Haenel, W. Niemayer), has led to recognizing the Late Gothic as an autonomous style with distinct artistic objectives and several local variants independent of French traditions, an important trend in the architecture of Northern, Central and Eastern Europe. The Late Gothic period is assumed to cover the years 1350-1550, when in southern Germany, England, Bohemia and Poland traditional basilicas were being replaced with hall churches.

Already in 1890 Cornelius Gurlitt, discussing Late Gothic phenomena in Germany and northern Europe, labelled them “Renaissance”. Hence, also Slovak and Czech researchers (Vaclav and Dobroslava Menclovi, 1938), as well as some Polish ones, have classified this modern treatment of spatial forms as a phenomenon related to the Renaissance (J. Dutkiewicz, 1962), who calls those tendencies the “northern proto-Renaissance”.

The most salient feature of the Late Gothic style was a change in the understanding of space, of its shaping and sense. It was manifested in a search for spatial unity and monumentality, characteristic also of parallel developments in Italian architecture, and evident for instance in the works of Giotto and Brunelleschi in Florence, or in Rossellino’s design of the church and restructuring central square in Pienza, to refer to the interesting comparative analyses published in 1937 by a German historian of art, L.H. Heidenreich.

## The space

Fragmented spaces become a unity thanks to the introduction of geometrically-cut net and cellular diamond vaults. Especially diamond vaults, could also be classified as a magnificent manifestation of an autonomous style, known in the history of art as “Late Gothic”, a style with its own aesthetics and evolution, applying the most widespread code of artistic forms in mediaeval Europe, from Portugal to Poland and from Scandinavia to Sicily.

In the Late Gothic style space is no longer divided. Fragmented spaces characteristic of the High Gothic period now become a unity thanks to the introduction of geometrically-cut net and cellular diamond vaults producing chiaroscuro effects.

## Research (Fig. 1, 2, 3)

Gothic buildings fascinated nineteenth-century romanticists, painters, also researchers and architects, who studied Gothic details and forms to develop their professional skills. Late Gothic architecture was analysed, measured and drawn from nature by Josef Mocker (1835-

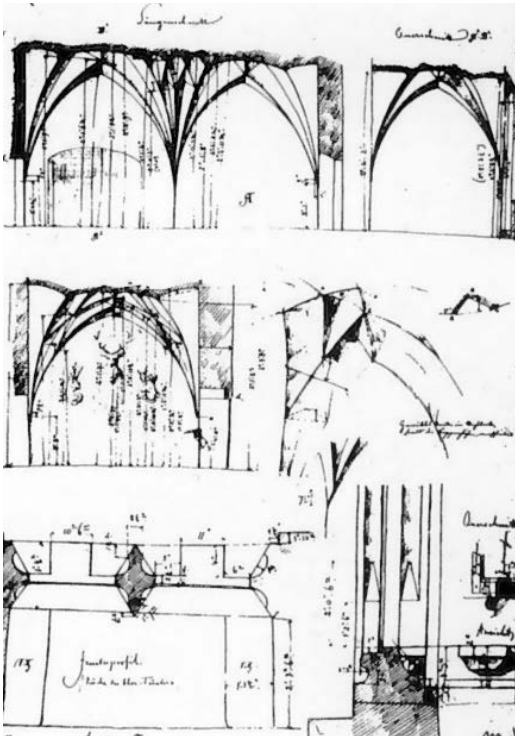


Fig. 1 Josef Mocker, drawings - Karlstein, 1886

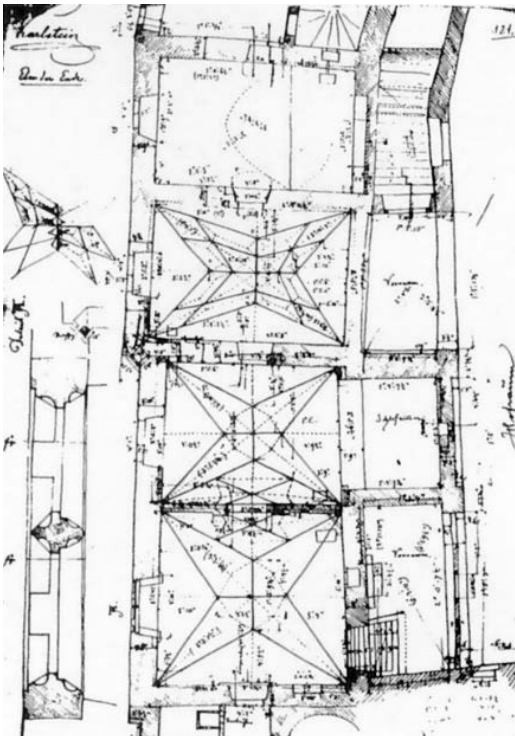


Fig. 2 Josef Mocker, drawings - Karlstein, 1886

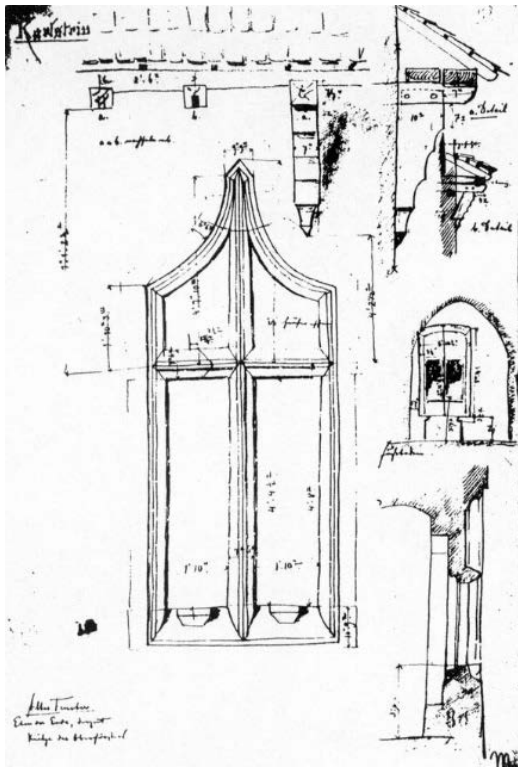


Fig. 3 Josef Mocker, drawings – Karlstein, 1886

1899), an architect and conservator who worked on the restoration of Gothic monuments in Prague including its Cathedral, of St Stephen's Cathedral in Vienna and of the castle in Karlstein. It was also drawn by Cornelius Gurlitt (1850-1937), an outstanding historian of art and conservator of Saxonian monuments. One of them was the magnificent Albrechtsburg Castle in Meissen (Germany), where Gurlitt sketched his earliest samples of cellular diamond and net vaults. It worth to stressed that the preserved documentation of his work is valuable evidence of the emergence of heritage conservation as a separate discipline of research and practice at the time.

### Cellular diamond vaults

Cellular diamond vaults, introduced by Master Arnold of Westphalia in 1471 in all the interiors of the Castle in Meissen, including a spiral staircase and wall-niches, were soon copied in various public buildings and main urban structures, but they were not immediately transferred into church architecture, either in Saxony or in the neighbouring New March. This points to the fact that the Late Gothic style was closely connected with the culture of burghers, a class, which at that time had already developed refined tastes and high expectations concerning the quality of life.

### The modernizing of small interiors (Fig. 4-17)

The new technique of net and cellular-diamond vault construction proved to be particularly useful in modernising various small architectural structures, public buildings e.g. town halls or merchants' houses. It was easy to apply especially in small existing interiors of irregular shape, to which the intricate network of ribs and cells gave spatial unity and clarity. In accordance with the needs of the epoch it also created a new spatial quality and modern artistic expression, introducing to sacred, public and private interiors alike new aesthetic effects: movement, chiaroscuro, spaciousness and the attractive rhythm of geometrically-cut decorative planes.

Karl-Heinz Clasen, a German art historian and authority on the epoch, wrote in the 1960s that the development of decorative vaults in the late Gothic period had resulted from middle-class realism based on the affirmation of the world, which was most evidently manifested in humanism and the Reformation. Therefore, he argued, also the space under a decorated vault should *"spread around the human evenly and clearly, as a solid chamber."*

Cellular diamond vaults, so characteristic of the Late Gothic, can be found in Europe in three partially overlapping territories: in the present southern Germany and Austria, in Bohemia, and in Poland in a narrow strap of land along the Oder River, culturally connected with the New March, and also in the eastern part of the Baltic coast, connected with the former Ducal Prussia. All examples share diamond-shaped vault cells, while other features, e.g. details of construction, technique or material, vary from region to region.

The late gothic was also a period of change in religiousness inducted by the Reformation. This had a significant impact on the understanding of architecture, which from now on was to serve not only God, but also humans. The Gothic church was the house of God, the Late Gothic church - a place where people gathered; God lived in their souls, not in the temple. In this sense the Late Gothic is a „spacious style“, as it was called at the beginning of XX century by known German art historian, author of one of the first synthesis of towns development in history -Albrecht Erich Brinckmann.

Polish examples of diamond-shaped vault cells are found almost exclusively in religious architecture. Only few examples in Poland can be find in secular architecture – in nobles palaces.



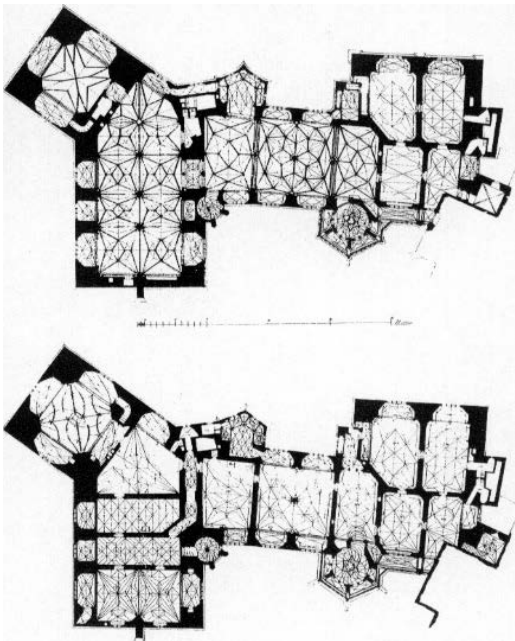


Fig.4 Cornelius Gurlitt Meissen, Albrechtsburg



Fig. 5 Meissen, Albrechtsburg - staircase

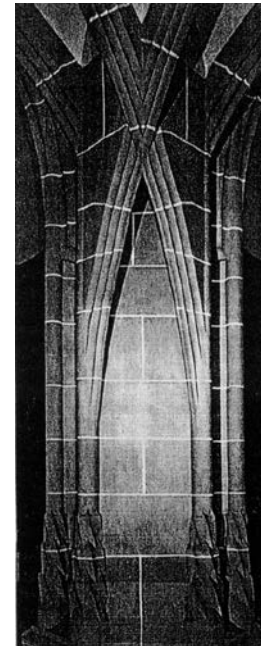


Fig. 6 Meissen, Albrechtsburg -pillar

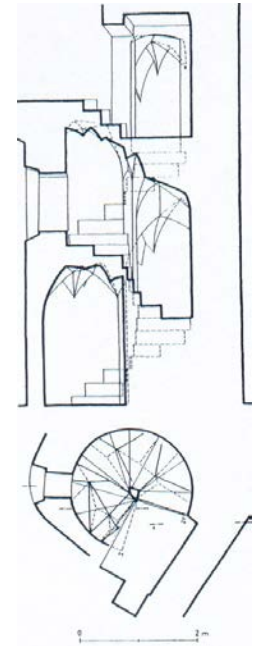


Fig. 7 Chomutov, (Czech Rep.) staircase

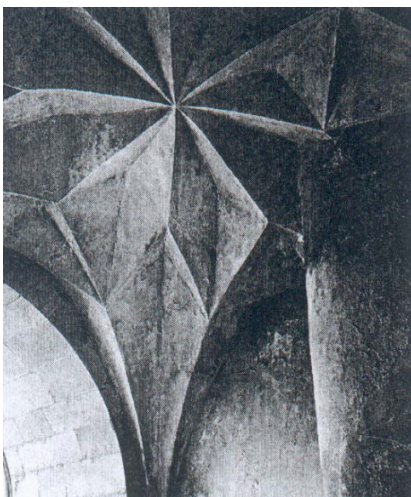


Fig. 8 Chomutov (Czech Rep.)

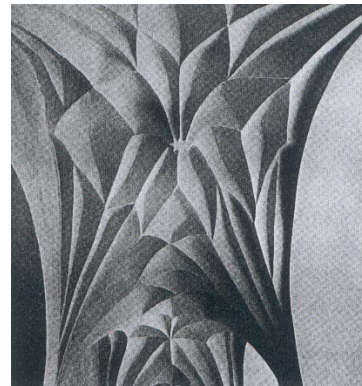
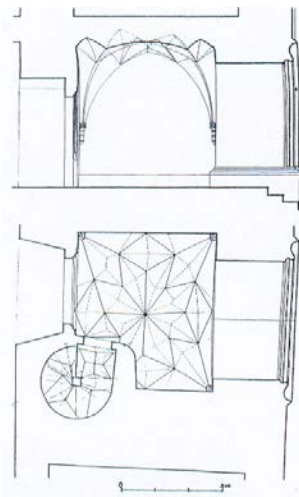


Fig. 9 Jindrichuv Hradec (Czech Rep.) – arcades to the Market Square

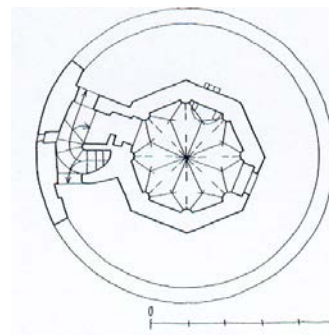
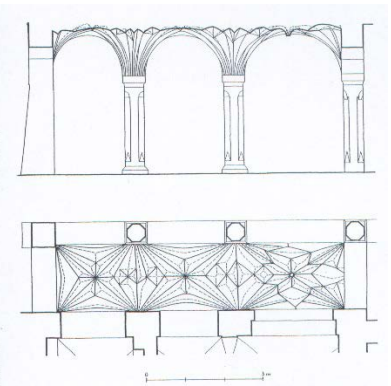
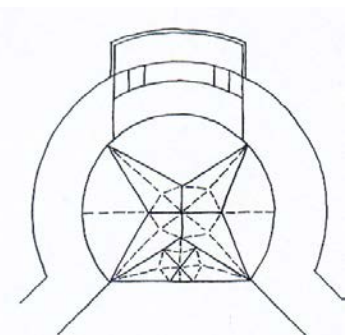


Fig. 10 Budziszyn (Germany) Zleby (Czech Rep.)



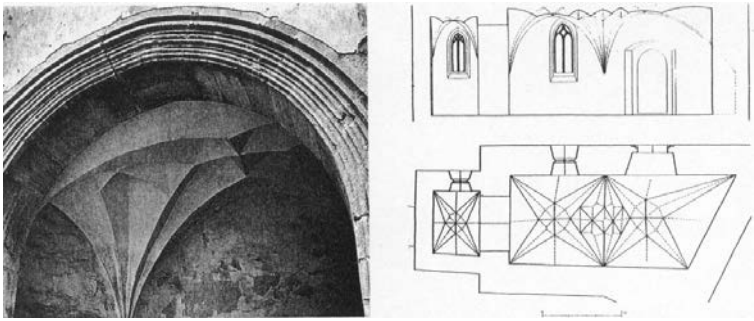


Fig. 11 Kuneticka Hora (Czech Rep.)

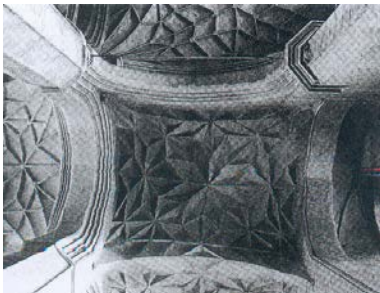


Fig. 13 Gdansk (Poland) - Virgin Mary Church

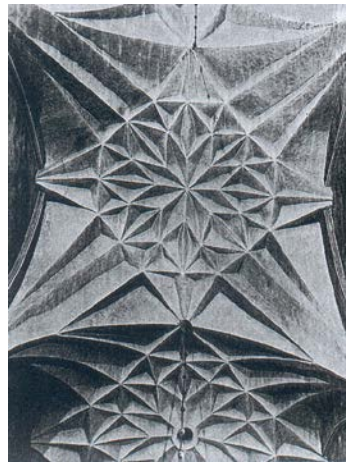


Fig. 14 Ketrzyn (Poland) - St. George Church

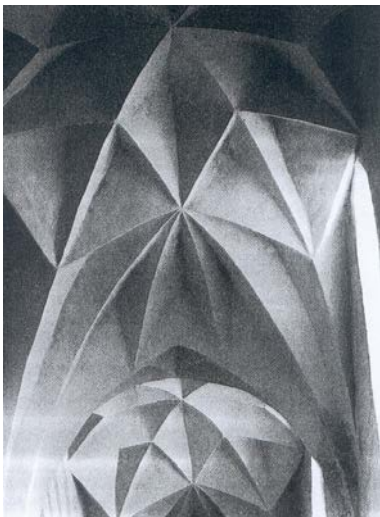


Fig. 15 Morag (Poland) - St. Peter and Paul Church



Fig. 16 Dobre Miasto (Poland) - Collegium Church

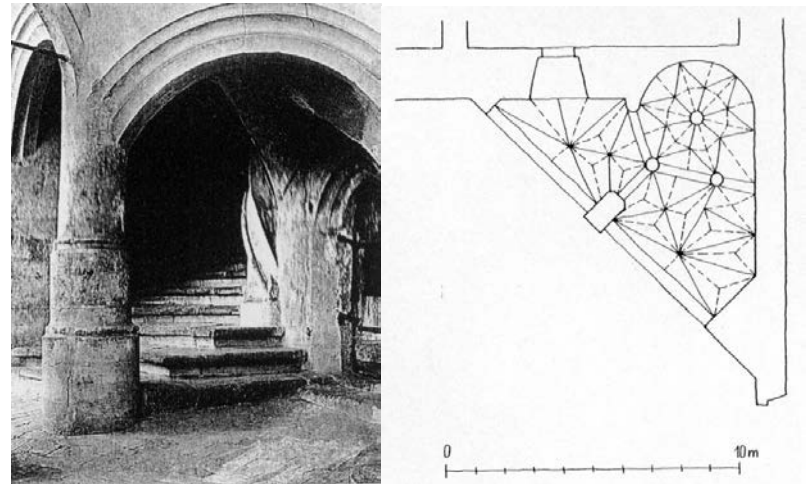


Fig. 12 Wittenberg (Germany) - The castle

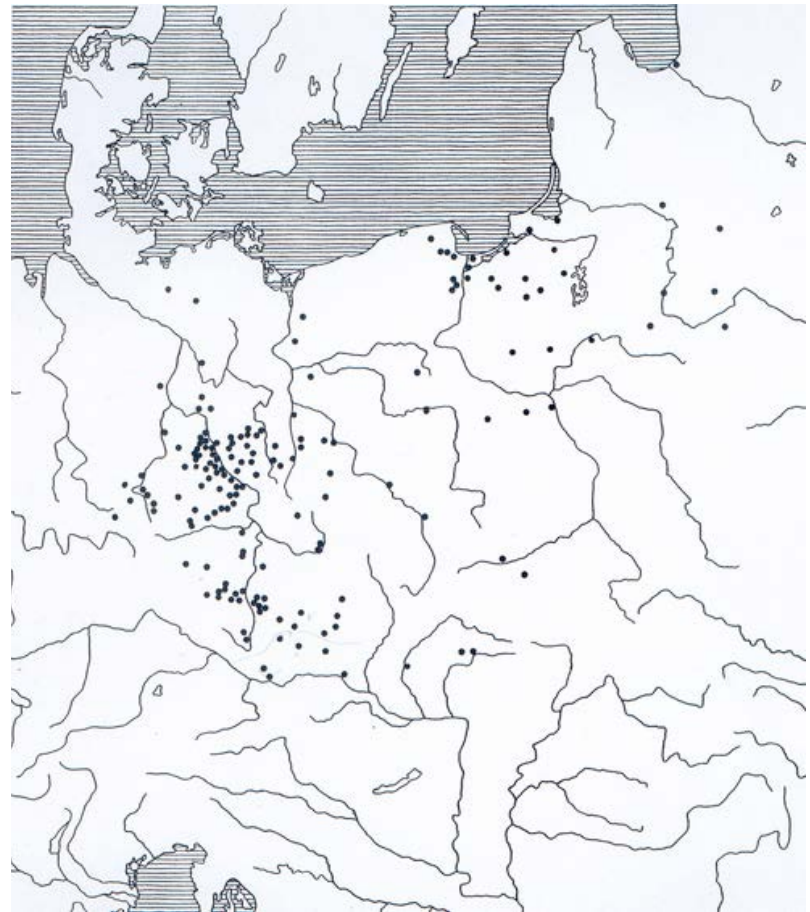


Fig. 17 Cellular diamond vaults in Central Europe elaborated by Milada and Oldrich Radovi (Kniha o sklípkových klenbách, Praha 1998)

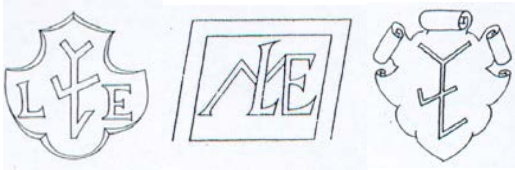


Fig. 18 Monograms of Leopold Estreicher

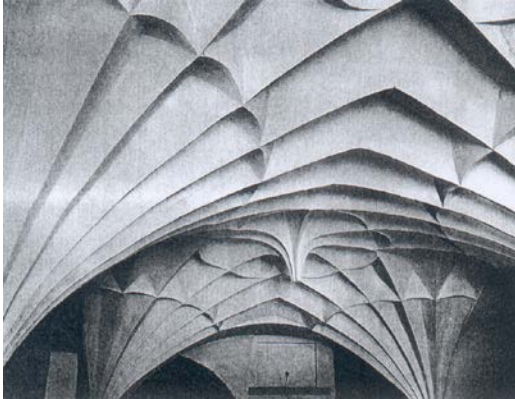


Fig. 19 Slavonice, large entrance hall decorated by vault with lowered bosses

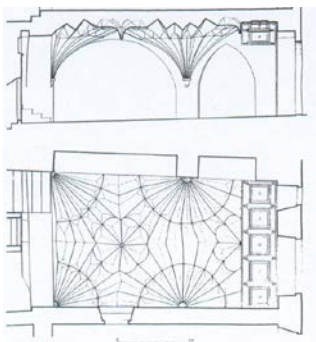
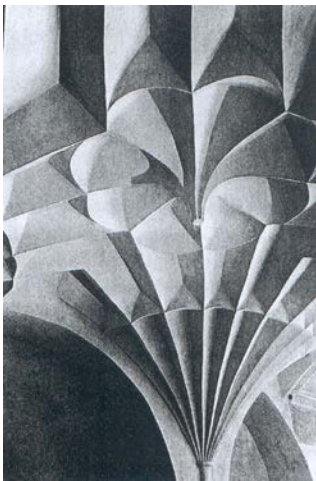


Fig. 20 Slavonice, large entrance hall decorated by vault with lowered bosses

The most spectacular results of the import of cellular diamond vaults can be found in western Bohemia. The idea, transferred from Saxony by bernardine monks, was creatively adopted by Bohemian master-builders and architects, who used it to produce absolutely exceptional shapes of vaults and spatial arrangements when modernizing secular and sacred buildings. This exceptional heritage create distinguishe feature - an outstanding universal value of cultural landscape of Central Europe, which is also unique in the world.

The diamond cellular vaults constructed about 1550 by Leopold Estreicher, a great master-builder of the Central Region of Europe and signed with his initials, have survived in the original form and structure in burger houses of the town Slavonice. The shape of the vault is always adjusted to the shape and character of the interior, and it never repeats, which, together with the authenticity of the substance and forms, makes the houses in Slavonice exceptionally valuable. (Fig. 18-29)

Leopold Estreicher's cellular diamond vaults, based on the central symmetric vaulting pattern with characteristic suspended bosses unknown outside Bohemia, testifying to the builder's great skill, created a modern living space in burgher houses. The master builder gave it a new shape and aesthetics, thus meeting the challenge of the turn of the new era concerning concept of space and living art. Diamond vaults were created also the public spaces in the center of Bohemian towns in Renaissance period.

Another equally spectacular feature of the houses in question is the rich ornamentation of their exteriors, including sgraffito facades, stone parapets and attics, and impressive stone portals. This heritage represents extremely high level of art and architecture. The very rich and valuable sgraffito decoration formulates dominant feature in appearance of the whole and witnesses of interchange of the contemporary art motifs into the building mode of the 16<sup>th</sup> century burghers life environment.

The interiors of nominated houses are also rich decorated with popular and fashionable in Renaissance time frescos and wall paintings.

The architectural details and ornamentation like horizontal parapets with crenellation, gables with small arches, attics richly decorated in figural and geometrical sgraffitos works of domestic masters is integral part of the buildings and it gives a unique quality to the Market Square. Slavonice, situated at the border of the Czech Republic and Austria, is a small mediaeval town, representative of the region in terms of scale and spatial arrangement. When it was founded in the mid.14<sup>th</sup> century, it absorbed into its new structure an older stronghold and a thirteenth-century settlement (historic core with parish church), whose marketplace became the Market Square of the town – narrow triangle-shaped. The shape of the Market Square and the overall pattern of plots have not changed much until today. The development of the town and the high standard that its merchant houses reached in the 16<sup>th</sup> c. was a result of its increasingly privileged position in region (center of local market) and favorable economic situation during long time. The establishment of the point of courier and post station opened the new international and cultural business route between the greatest royal towns in Central-european region: Vienna, Prague and Krakow - via Silesian Breslau.

In the town structure can be seen a great variability of lay-outs of houses depending of plots and older remains incorporated to new structure, from a „shallow“ house without any courtyard to a „deep house“ on a narrow site and atypical design. Among nominated burger houses can found houses with large entrance halls ceiled by vaults with central columns or pillar divides a hall longitudinally build by Jorg Oesterreicher another great master builder active in Slavonice.

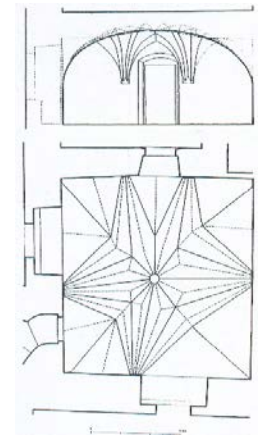
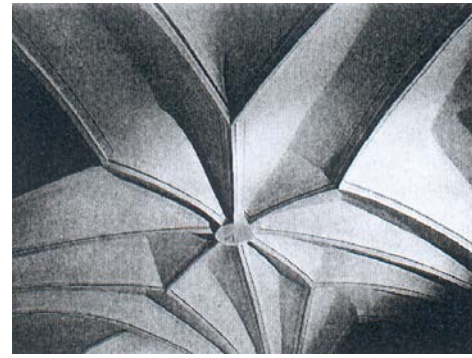
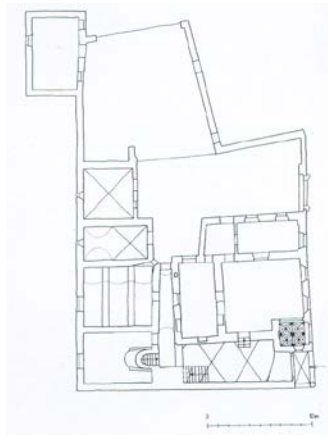
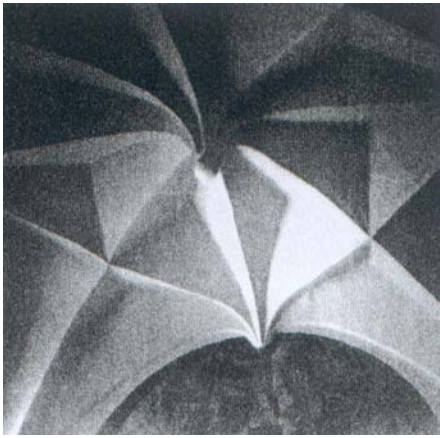


Fig. 21 Slavonice, old post office decorated by vault with lowered bosses

Fig. 22 Telc, (Czech Rep.) – The castle

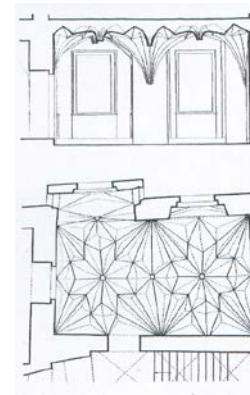
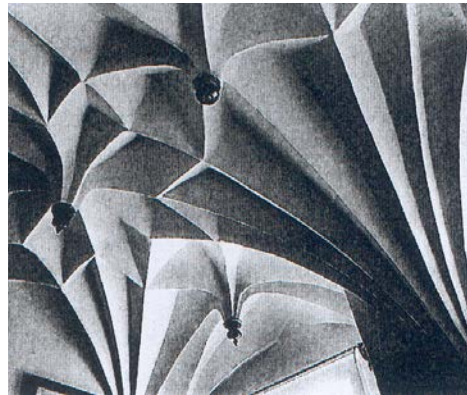
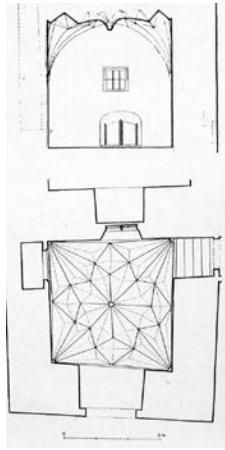
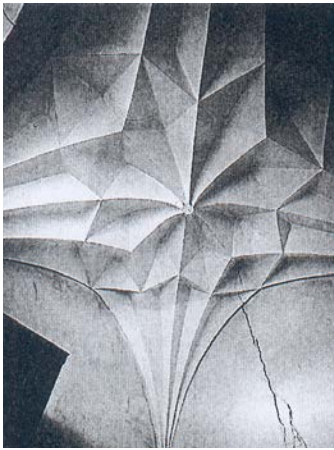


Fig. 24 Znojmo, (Czech Rep.) arcades to the Market Square

Fig. 23 Telc, (Czech Rep.) - The castle

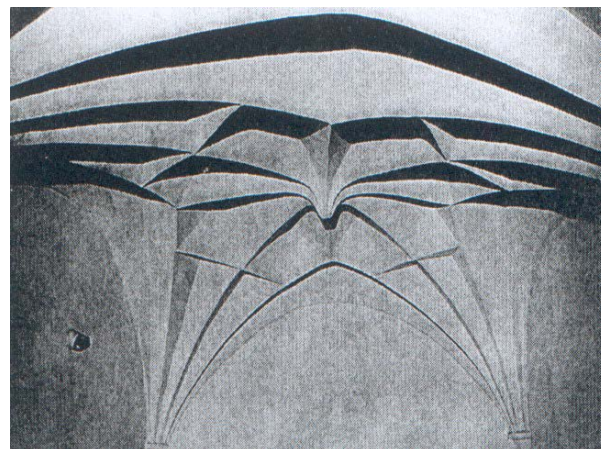
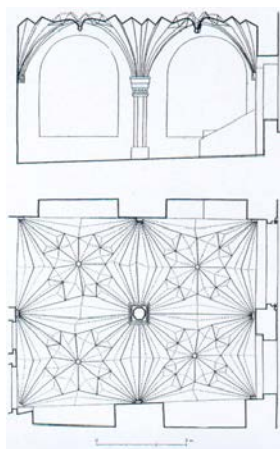


Fig. 25 Chomutov, arcades at Market Square

Fig. 26 Slavonice, large entrance hall with central column ceiled by vault

Fig. 27 Slavonice, large entrance hall decorated by vault with lowered bosses



Fig. 28 Slavonice – Venetian gables and sgraffito decoration



The authenticity of the structure of the houses, which is crucial in determining the value of heritage was confirmed by architectural studies undertaken together with conservation work in the Market Square area in the 1990s.

The mediaeval burger houses modernized or built in Renaissance at the Market Square in Slavonice, with its highly original and well-preserved historical structure and decorations of top European works, is particularly suitable for studying the development and transformations of urban space and structures in various phases of the town's history. This is an exceptional value for the study of historic towns in Europe, since this kind of continuity, connected with prolonged economic stagnation started in this region at the end of 17<sup>th</sup> century, and the impossibility of restructuring historic urban arrangements, can be found only in Central European historic towns.

The complex of Renaissance burger houses in Slavonice is quite unique due to its rich decorated fasads and attics, which formulate a very specific local Renaissance public space. The attics decoration which appear about 1550 in various localities in Central Europe are preserved at Slavonice in a very original forms of so called „Venetian gables“, richly decorated also in sgraffito, the work of domestic Czech-Austrian masters. Another type of attics - horizontal parapets with crenellation and characteristic diamond-pointed rustication on the facades are linked to an older group of houses built about 1540. Such unique and valuable heritage of cities in Cental Europe its exceptional beauty and value enrich the Central and Eastern European cultural landscape To understand it must be analyzed with all the background of the region.

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Fig. 29 Slavonice – Burger Houses, sgraffito decoration and horizontal parapets

# Case study Banská Štiavnica – St. Trinity Square, Slovakia

*Pavel Gregor*

## Summary

The most important place in European historical sites, were the market square and adjacent streets, which primarily reflect the economic functions of the town. They were, however, also spaces for social interaction where took place all public life. The architectural form of a square will changes depending on its functions that influenced the change in the paving, small architecture and greenery. Fundamental changes in the image and use of historic public spaces brings up to the 20<sup>th</sup> century, with the development of automobile transportation. Its enormous increase gradually break the traditional way of using public spaces, when the pawn were pushed to the edge and the bulk of the space has become a place for car and rail transport. Negative consequences of this development, related with limitation of the social function of public spaces has began to eliminate from the early 60 's of the 20<sup>th</sup> century with proposals of the projects restricting traffic. In Slovakia, the pedestrian zones in that time limited only to administrative measures forbidding the entrance of cars, without adequate architectural and artistic rehabilitation of the spaces. Return of social life in public spaces of historical sites in Slovakia was held after the 1989, when it gradually implement projects of rehabilitation and reconstruction of selected public spaces.

The paper deals with example of renovation and revitalization of public spaces of historical sites, which have been generated by architects and students of Faculty of Architecture in Bratislava. The revitalization of Trinity Square in Banská Štiavnica (World Heritage Site) is still only in draft student projects. St. Trinity square is the main public space of the city from the 16<sup>th</sup> century, however at present it is not the real centre of the city with more than 10,000 inhabitants, whereas 90% of the population lives in a new housing development outside the historical centre. The paper deals with the causes of the depopulation of the historic core, the gradual loss of importance of the square and finding solutions in design studies that currently processed Faculty of Architecture students for the needs of Banska Stiavnica.

## Quality of Public Space in World Heritage Cities, case study Banská Štiavnica – St. Trinity Square, Slovakia

The most important place in European historical sites were the market square and adjacent streets, which primarily reflected the economic functions of the town. They were, however, also spaces for social interaction where took place all public life, not only trade, but also special holy days, the process and the promulgation of official regulations. Not lack neither the provides entertainment in the holidays and fairs, in the form of street comedians and magicians. The architectural form of a square has changed depending on their functions that influenced the change in the paving, small architecture and greenery. Mostly medieval character of these areas were remain essentially maintained until the period of the 19<sup>th</sup> century, which in middle Europe region comes with an initiative called “beautification associations” related with increased planting of greenery along the front objects facades, eventually with creation of parks in the centre of the square. Fundamental changes in the image and use of historic public spaces, however brings up to the 20<sup>th</sup> century, with the development of automobile transportation. Its enormous increase gradually breaks the traditional way of

public spaces using, when the pawn were pushed to the edge and the bulk of the space has become a place for car and rail transport. Negative consequences of this development, related with limitation of the social function of public spaces has began to eliminate from the early 60s of the 20<sup>th</sup> century with proposals of the projects restricting traffic. Especially in Western Europe in the heart of historical sites they create a lot of pedestrian zones in order to recovery their environment and to return social life to this areas. In Slovakia, the pedestrian zones in that time limited only to administrative measures forbidding the entrance of cars, without adequate architectural and artistic rehabilitation of the spaces. Return of social life in public spaces of historical sites in Slovakia was held after the 1989, when it gradually implement projects of rehabilitation and reconstruction of selected public spaces.

The paper deals with example of renovation and revitalization of public spaces of historical site Banská Štiavnica, which have been generated by architects and students of Faculty of Architecture in Bratislava. Revitalization proposal of St. Trinity Square in Banská Štiavnica has focused to analyzes that have immediate link with the issue of conservation, restoration, interpretation and presentation of cultural and historical values, as well as search of architectural tools for revitalization of life and new features in these areas.

Banská Štiavnica is a famous historic town of UNESCO, that has prospered from the middle ages thanks to the rich sources of the gold and silver. This old mining royal town is important not only for its considerable size, already in the Romanesque period, but also for the character of its architecture and large complexes of technical facilities concerned the exploitation and processing of gold and silver. (Fig. 1)

In 18<sup>th</sup> century the unique water system had been elaborated for the mining machinery as the system of interconnected artificial lakes, whose waters propelled not only mining crushers but also the pumping facilities as well (more than 60 lakes with more than 72 kilometres interconnected channels). The richness of the golden and silver mines had reflected development of the culture, education and the admirable medieval architecture covered with “layers” of next centuries. The town of Banska Stiavnica since the half of 18<sup>th</sup> century belonged to the biggest and most influential free royal towns of the Hungarian kingdom. The mining industry in Stiavnica was experiencing its golden period. Favourable economic conditions provided for unprecedented cultural development of the town and brought about changes in its outer appearance including the introduction and establishment of new artistic values. The significance and picturesque town’s character are intensified also by the surrounding protected countryside region of the Stiavnica Mountains, which are one of the largest volcanic mountain ranges in Slovakia.

Today is Banská Stiavnica a town with admirable medieval architecture covered with “layers” of next centuries. Despite of the historical importance of the historical town, actually it is a small city with approx. 11 000 inhabitants. However in 18<sup>th</sup> century it was the 3<sup>th</sup> largest city in Hungary, at present has the historical part in fact only two public spaces. The first one is the area of the former main street with elevated walkway, locally known as “trotuár”. The second area is the historic main St. Trinity square.

Looking at everyday usual picture of this square the uninitiated visitor is surprised by the fact that the square is full of cars and with almost no visitors. (Fig. 2) To understand the problem, we have to explain the history of this public space. Originally Štiavnica village in the early 13<sup>th</sup> century transformed to the urban structure. At that time the river Štiavnica flowed through today’s square and the structure of the space create a series of solitary objects. During the 14<sup>th</sup> and 15<sup>th</sup> centuries, the area gradually had grow to more coherent buildings structure.

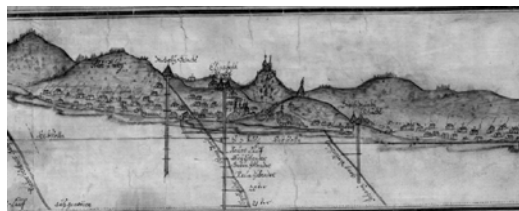


Fig. 1 Banská Štiavnica, historical view with a schematic diagram of mining works



Fig. 2 Banská Štiavnica - St. Trinity Square, as being out of the tourist season (Source: author’s archive)

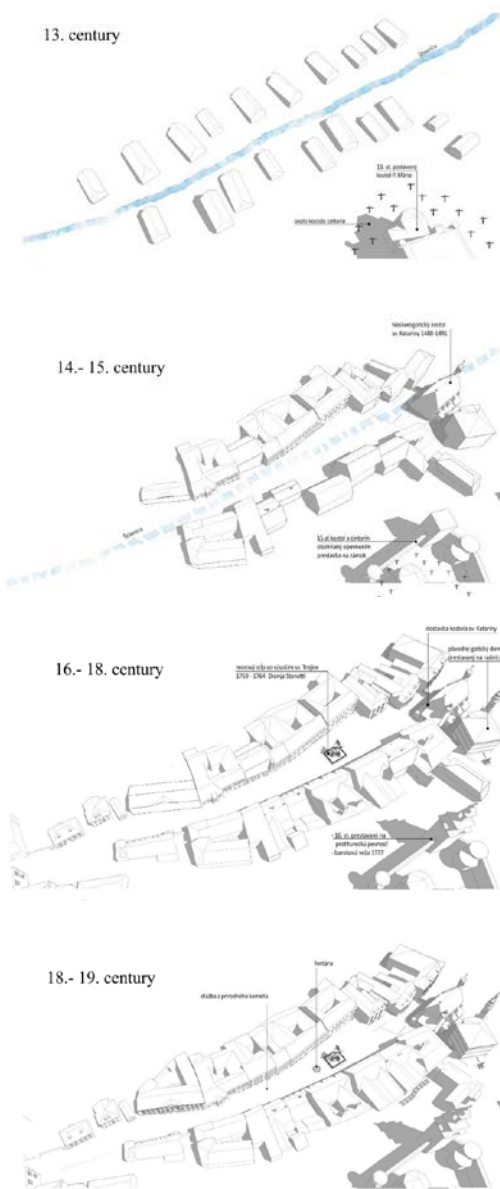


Fig. 3, 4, 5, 6 Banská Štiavnica - St. Trinity Square, the development of an area of the square from the 13<sup>th</sup>-19<sup>th</sup> century (Source: E. Szókyová, P. Gregor, Revitalisation Study of St. Trinity Square in Banská Štiavnica, FA STU Bratislava, 2016)

The square itself was formed on the beginning of the 16<sup>th</sup> century, after significant land modifications when the river was hidden under the ground. During this period consisted the square as a town centre. Important role in its formation played the town hall building and the church of St. Catherine. Houses along the sides of the square are the opulent burgher palaces, which was rebuilt from the original medieval architecture and belonged to rich burghers and mining businessmen.

Architectural and compositional development of the square was completed in the 18<sup>th</sup> century, when it was in its centre seated plague column, one of the most beautiful and largest in Slovakia. 18<sup>th</sup> and 19<sup>th</sup> century is a period of the second great prosperity of the city. In the square was added smaller fountain, probably mainly from commercial reasons, since the area of the square was the site of regular markets. (Fig. 3, 4, 5, 6, 7)

Early 20<sup>th</sup> century brought a solid paving of the square area, increased with the addition of greenery at the end of its space. At this time the city loses its importance, reducing the mining and the decline of the city was boosted by transferring important Mining and Forestry Academy to Hungary after the establishment of independent Czechoslovakia.

Although after the second world war was the building structure of the historical city in a relatively good condition, due to a lack of maintenance begins gradually erosion of the historic core, helped by its functional degradation for public parking in context of development of the car traffic. (Fig. 8)

Paradoxically, the biggest blow to the historical value of the square was a period of comprehensive restoration, begun in the 70's of the 20<sup>th</sup> century. After the change of political-economic system in 1989, the square remained unfinished for almost 10 years, in a very bad technical condition and without any inhabitants. (Fig. 9)



Fig. 7 Banská Štiavnica - St. Trinity Square, photograph record of the market on the site (Source: author's archive)

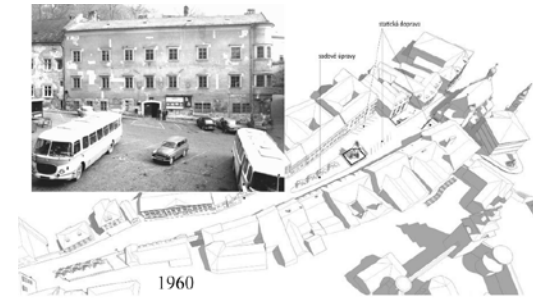


Fig. 8 Banská Štiavnica - St. Trinity Square, situation in 1960 (Source: author's archive)



Fig. 9 Banská Štiavnica - St. Trinity Square, situation after 1989 (Source: author's archive)

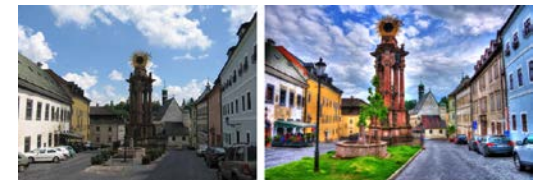


Fig. 10 Banská Štiavnica - St. Trinity Square, situation before and after the experimental equipment (Source: author's archive)





Fig. 11 Banská Štiavnica - St. Trinity Square, example of a market activity on this place (Source: author's archive)

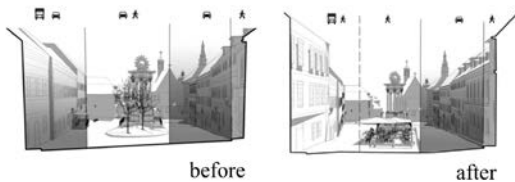


Fig. 12 Banská Štiavnica - St. Trinity Square, proposals for reorganizing traffic and functions in the area of the square (Source: E. Szókyová, P. Gregor, Revitalisation Study of St. Trinity Square in Banská Štiavnica, FA STU Bratislava, 2016)

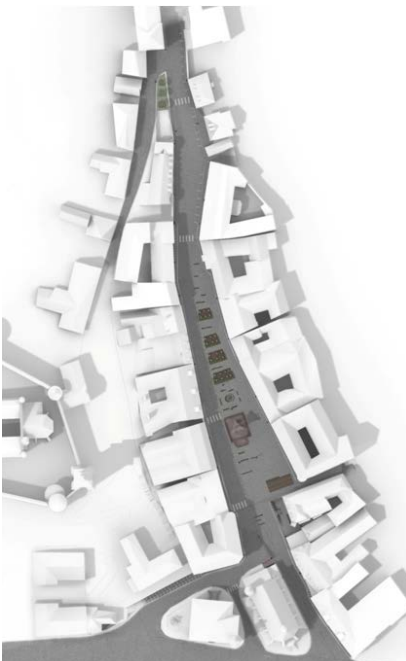


Fig. 13 Banská Štiavnica - St. Trinity Square, the revitalization project - floor plan solution (Source: E. Szókyová, P. Gregor, Revitalisation Study of St. Trinity Square in Banská Štiavnica, FA STU Bratislava, 2016)

During the architectural - historical researches of the square (before 1989), the inhabitants of the historical centre were moved to a new residential area on the edge of the city in which lives today the vast majority of the population of Banská Štiavnica. It is even one of the main reasons why the square, after the year 2000 restored in the form of the 19<sup>th</sup> and 20<sup>th</sup> centuries, is not very often used like a public space for the city's inhabitants.

Today, the square is experimentally equipped with green space, not because of greenery features, but as a place that can give to visitors a space for sitting, lying, short stop or rest. At the same time the square was equipped with mobile elements of a small stage for cultural activities. (Fig. 10)

Nowadays the square is a few times per year a place for traditional crafts markets, and various cultural activities. These activities are however sporadic, particularly to tourists and act more chaotically than conceptually. In the summer season, when the square finds more people as during the rest of the year, they very often produce incredible collision with car traffic, as for them it is hard to recognise the zones for pedestrians. (Fig. 11)

Following the agreement between the town of Banská Štiavnica and Faculty of Architecture in Bratislava (Architectural Research Centre on Heritage and Art education - ARCHA) was created just this year several student projects which aim to analyze the main causes of unsatisfactory condition of the square and bring new ideas to eliminate them. Conducted analyzes have focused on the use of public space of the square, building functions and organization of the transport. Most of the projects proposed to move the automobile traffic on one side of the square, to create a space for rest and various activities in the centre of the square and on the opposite side of the square to create space for pedestrians and time segregated supply. (Fig. 12)

Since the square is part of the protected conservation area, with high demands on maintaining the authenticity of space, most of the proposals respect in his expression, character of the square from the 19<sup>th</sup> and 20<sup>th</sup> centuries. New elements have the visual nature of external mobiliary (without significant construction impacts). One example is the selected student project, with the main idea of multifunctional terraces in the centre of the square for various activities. (Fig. 13)

Construction of terraces integrates its utility function (sitting, markets, exhibitions) with greenery and illuminated at night. (Fig. 14, 15) Prepared proposals are waiting for a public debate with the leadership and citizens of the town, but it is assumption that these studies and ideas will help the city to start the process of conceptual revitalization of the St. Trinity Square, to become a popular space not only for the tourists but also to be a real live public space for residents of Banská Štiavnica.

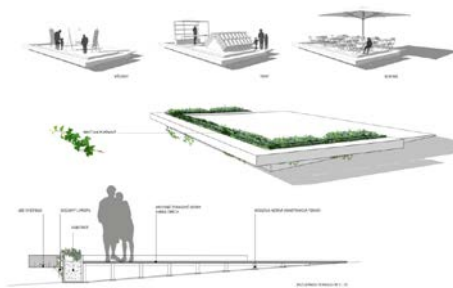


Fig. 14 Banská Štiavnica - St. Trinity Square, the revitalization project - external multifunctional terraces (Source: E. Szókyová, P. Gregor, Revitalisation Study of St. Trinity Square in Banská Štiavnica, FA STU Bratislava, 2016)



Fig. 15 Banská Štiavnica - St. Trinity Square, the revitalization project - visualization (Source: E. Szókyová, P. Gregor, Revitalisation Study of St. Trinity Square in Banská Štiavnica, FA STU Bratislava, 2016)

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# The past and future and the World Heritage Site of Budapest, Hungary

*Gergely Nagy - Judit Janotti*



Fig. 1 Details of a historic building from the end of the 19<sup>th</sup> century



Fig. 2 One of the jugendstil building (arch. Ödön Lechner) in Budapest, Hermina út.

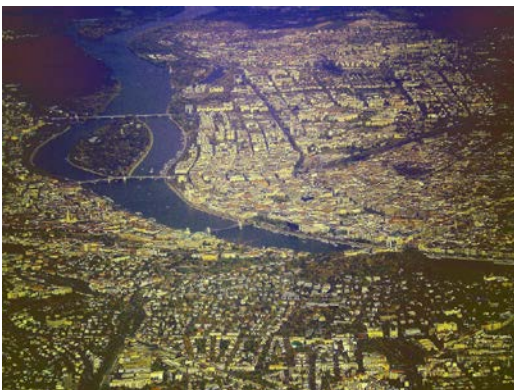


Fig. 3 Aerial view of Budapest

For a visitor Budapest is a historic revival style town where characteristic jugendstil buildings are there too. (Fig. 1, 2) Budapest – the capital of Hungary - was born in 1873, so it seems to be a relatively young town. This opinion may be true if we speak about Budapest, but the architectural tradition of the town drive us back to thousands of years. 1873 was only the year when the three towns Buda, Pest and Óbuda had united founding a real new European town, with other words the birth of Budapest. In the united town the history of the three former towns is visible even now. More than two thousand year old relics are represented by the remains from the Roman Ages. Mediaeval churches, renaissance palaces, Turkish bathes, Baroque style churches and palaces, classic revival public and residential buildings are represent the historic past of the former towns and the unified town as well. After the unification the common development represented by the Revival Style architecture. From the second half of the 19<sup>th</sup> century, these three towns have common urban development history. (Fig. 3)

Traditionally the three towns have own architectural identity. Óbuda is the oldest one being provincial capital in the Roman Ages. Danube had been natural border of the Roman Empire. The ancient town had commercial and military importance in Pannonia province. Aquincum as the capital of Pannonia Inferior had cultural and governmental importance as well. There were a roman town for citizens and another one for the legionary soldiers. They had two amphitheatres. The remains of the residential area of the ancient town have been excavated for ages. The most representative building from these is the Palace of Hadrian. Large area has restored, but the further archaeological researches still in process. These are conceptual works or organized according to the permanent and actual development of the larger city. Approximately the River Danube was the frontier (This part of the Limes was Ripa) of the Empire. (Fig. 4) Hungary made a management plan for the managing the remains of the ancient fortification line. This is on the World Heritage tentative list of Hungary. The German and the Britanic part of the Limes have been listed. Hungary has been nominated to the List the Roman Limes Line of Pannonia (Ripa).

Later the capital of Pannonia Inferior - Aquincum – developed as Óbuda. To South at the neighbouring hilly area were the best crossing point of the Danube - being the opposite banks of the river is the closest position to each other here. From the ancient ages this geographical potential make good place for settlement as well. At the best crossing point at the right side of the river settled town was Buda, at the left side was Pest. This crossing place was popular in Roman ages as well. At Pest side there was a Roman fortress (Contra Aquincum) defending this crossing place against the offender tribes arriving from east, from the Barbaricum. From the mediaeval ages - during the conquest of the land in 896 - this part of Danube bank gave a good position for mediaeval settlements as well. On the left side flat area of Pest had been developed a new fortification using the Roman remains. (Fig. 5) The street network followed the roman main rectangular system. Later on the hilly right side founded Buda and formed on the Buda Hills a new mediaeval town. (Fig. 6) In the 13<sup>th</sup> century due to the Mongolian attacks was strengthened and built the Gothic stone fortress by King Béla IV. Since 1247



Fig. 4 The Danube (Ripa) and Pest from Buda Hill



Fig. 5 Aerial view of Pest Inner City

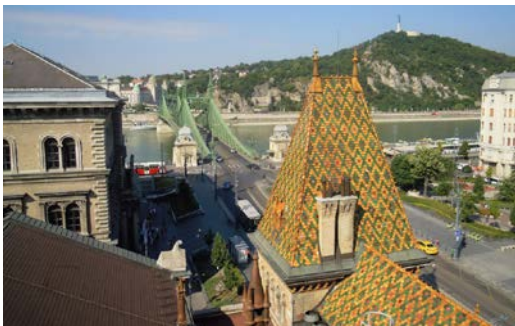


Fig. 6 Gellert Hill in Buda

it has been the seat of the Hungarian kings, which was later developed to a magnificent Renaissance palace by King Matthias. In the second half of 15<sup>th</sup> century Hungary was the centre of renaissance culture following Florence. Thousands of Italian artists were invited and worked in Hungary at that time. But the following 150 years long Turkish occupation stopped the development. In 1686 Austrian and French relief troops withdrew the Turks from Buda but they occupied part of Hungary. The following two hundred years were the historic period of a special colonization, because the Austrian Empire occupied the country. Austrian and France nobles got large Hungarian lands for their military participation in the independence war. The positive historic aspect, that the new foreign land owners reorganized the local economy. The architecture of this age reflects German influence. The cities and larger houses, castles built in Baroque style. Most of our mediaeval towns renewed in the 17<sup>th</sup> and 18<sup>th</sup> century. The palaces of Buda rebuilt or enlarged in this period, too. Against this colonization rebelled the local people. In 1848 the Independence War was even successful in the first one and the half year. Later the Austrian troops with the support of Russian czar's Army broke down the Hungarian National Revolution. The Austrian Empire controlled Hungary, but two decades later they had to find the peace with Hungary. The Compromise (1867) gave possibility for Hungarian social, political and economic development. The new Austro-Hungarian Empire accepted the Austrian Emperor as a Hungarian King, and Hungary got independent monetary, industrial home affair and other rights. From that time the industrialization fundamentally reorganized the agricultural area. The needs of the industrial centres force a social movement from villages to towns. The new settlers represent new social character and behaviour.

That time Buda was the capital of the country and the territorial development of Buda, Pest and Óbuda reached each other. After the Compromise, in 1873 these three towns were unified as Budapest. Buda, Pest and Óbuda have developed according to common concept. The common urban development plan and the economic consequence of the industrial and agricultural growth gave unique economical background to urban development. From the second half of the 19<sup>th</sup> century a grand industrial development resulted a new metropolis in Europe. New urban structure had been built; a lot of residential buildings were erected along the new boulevards. New public buildings had been built for the new administration. Other available public buildings - like the Buda Castle - were rebuilt using the middle age remnants but characterised by Baroque features. Till the first decades of 20<sup>th</sup> century the permanent growing results a unique town. The town and the architectural development followed the same concept representing their own age. In Buda around the Castle Hill built new residential areas, new industries settled. Pest was developed along the new ring and radial roads. During this period the whole town renewed and started a grand scale development of Budapest according the Revival Style.

Unfortunately in the World War II Budapest had been fatally destroyed by bombings and heavy fights. Most of the residential and public buildings got dangerous damages others totally collapsed.

The former Royal Palace and its supply buildings are organic but separate part of the Castle District. The new political concept was destroying the past and building up the future according the new social idea. (Fig. 7) After the Second World War during the Soviet Period the remains of the historic monuments were not appreciated at all, because of their original function. From the other hand, the former architectural styles were representatives of the former political regimes. In this way their restoration didn't followed the original concept

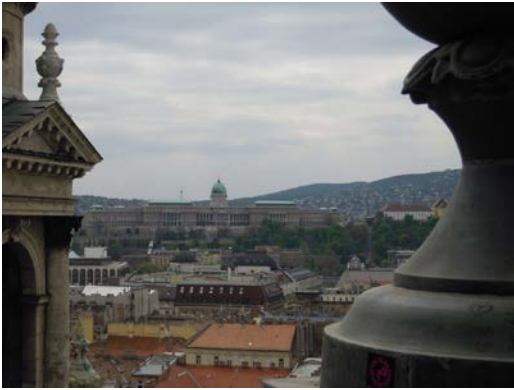


Fig. 7 Royal Palace on Buda Hill



Fig. 8 Buda Hill with the Castle and Matthias Church from Pest side



Fig. 9 The Chain Bridge



Fig. 10 The Houses of Parliament

and style of the building. The hated buildings didn't renew according to their original function after the war. The royal and other governmental buildings got new function and they were rebuilt according a socialist art concept. These works were not restoration. This political principle didn't managed the historic values. In connection with the Royal Palace restoration the authentic remains were destroyed. The whole complex rebuilt according to a modernist new style. The Royal Palace got new function in the socialism. Some of today's most important cultural institutions have moved to there. After the socialism raised a new trend, to rethink the function of the traditional area of Buda Castle. According this program the formal residence of the Prime Minister, the Alexander Palace, is the President's Residence today again.

The Trinity Square is dominated by one of Budapest's most characteristic building. This is the Mathias Church, which is over 700 years old. The church itself is almost of the same age as the Royal Palace, and gave home to many coronation ceremonies. Many kings and emperors left their mark on the church, even before the Turkish occupation, when the church was converted into a mosque. Today's version of the church was finalized at the turn of the 19<sup>th</sup> century, when it was renovated in the Gothic Revival style. The Fishermen's Bastion situated behind the church was designed and built between 1895 and 1902, replacing the former castle wall. **(Fig. 8)**

The Castle and its buildings are in strong architectural unity with the rows of residential homes on the Danube embankment and with the medieval Rudas Baths, as well as with the rocks of the Gellért Hill and the bridges spanning across the Danube. The Chain Bridge was built in 1849. **(Fig. 9)** It was the first bridge that connected Buda and Pest. The sleekest one is Erzsébet (Elizabeth) Bridge, which was one of the first suspension bridges in the world. Along the embankment of the Danube important other public buildings there are. They are the Technical University, the Gellért Bath and the Citadel on the top of the Gellért Hill next to the Statue of Liberty. The Baroque churches and Turkish baths of the so-called Water Town - these are all parts of the World Heritage Site today.

In Pest, stands the Houses of Parliament. **(Fig. 10)** The Neo-Gothic edifice was built by Imre Steindl master architect. Not far behind from it is the biggest church of Budapest, St. Stephen's Basilica, whose height is equal with the Parliament (96 metres). **(Fig. 11)** At the Pest bridgehead of the Chain Bridge the Building of the Academy of Sciences stands. That was finished in 1865. Next to it the art-nouveau style Gresham Palace was erected in 1907. The wonderful panorama is completed by the buildings of the Redoute (Vigadó). Till the end of the 20<sup>th</sup> century this Revival Style architectural style was not appreciated as important art historian period, but the unique architectural world survived these ages. By now this unique Revival Style town became an outstanding architectural heritage of the world.

The UNESCO World Heritage Committee had listed the view of the Danube embankments and the Buda Castle District as a World Heritage site in 1987. The World Heritage site is only in the centre of Budapest. Only a small part of this unique architectural urban unit became World Heritage, but the whole area would need a strict protection and management plan.

In 2002 the Andrassy Avenue became part of the World Heritage List too, with its unique environment, along with the Millennium Underground Line and the Heroes' Square. Both of them were built to commemorate the thousandth anniversary of the conquest in 1896. The avenue, named after Gyula Andrassy (former Prime Minister of Hungary) is two and a half kilometres long.



*Fig. 11 The two highest points The Houses of Parliament, and the Basilica in the silhouette of the town*

The most beautiful avenue of Budapest was decided to build up in 1872. In about a decade from then, nearly all the buildings were ready.

The Avenue, is divided into three parts. Its downtown section, a 1-kilometre part stretching from Bajcsy-Zsilinszky Avenue all the way to the eight-sided Oktogon square. This first part is bordered with rows of tall residential houses and expensive shops in the front of the houses. In the midsection - from Oktogon to Kodály Körönd - two tree-lined esplanades run parallel to the pavement. These used to be paved with wooden cubes for the sake of the riders (today this part is a bicycle path and a walkway).

The third part, between Kodály Körönd and Heroes' Square, the houses are farther away from the road, which widens at this point, and gives space to the magnificent mansions and villas, which, with their luxurious tranquil atmosphere, give the impression of a wealthy country town.

Between Oktogon and Kodály Körönd is a gloomy building, which used to house the secret police of the Nazis in World War II, and also the state police of the communist regime, the dreaded AVH. Today it is a museum called the House of Terror, commemorating the victims of these brutal regimes in a permanent exhibition.

In the downtown part of the avenue the most impressive building is the State Opera House. The avenue also gives home to the Old Academy of Music, the Old Art Hall, the Budapest School of Fine Arts and the apartment-museum depicting the life of Zoltán Kodály.

The first underground railway of continental Europe, the Millennium Underground was built under Andrásy Avenue. Used by the public since the year 1896, it is still an important part of Budapest's public transport system.

Heroes' Square the great personalities of our history are represented by the statues of György Zala in the colonnade. At the two sides of the square the Museum of Fine Arts and the Art Gallery are facing each other.

In 1949 the border of the capital significantly enlarged. The neighbouring characteristic towns and villages with their centre became an average district in the outskirts of Greater Budapest. All the original strong inner connections fatally changed in the satellite towns. The conceptually unified greater urban development couldn't protect these individual units, however they had own history and urban structure. And from other hand they have important role even now in the history of the capital. During the last fifty years the surroundings of these areas have totally changed because of the increasing traffic and because of the new connections of public transport and others. New housing estates, office blocks have been raised; new industrial units have been built up at the expense of the historic centres. But these satellite towns are also very significant units of the town by now. They lost their individual character. How is it possible to fit them to the modern town, in order to preserve their values? But nowadays there is a new tendency in the development. These part regions of Budapest – the former individual villages – have a strong ambition to restore their old local identity as a district of Budapest.

But these satellite towns are also very significant units of the town by now. They lost their individual character. How is it possible to fit them to the modern town, in order to preserve their values?

But nowadays there is a new tendency in the development. These part regions of Budapest – the former individual villages – have a strong ambition to restore their old local identity as a district of Budapest.

These programs renewed only the public areas and not the public areas bordering with



Fig. 12 The prize at a public area

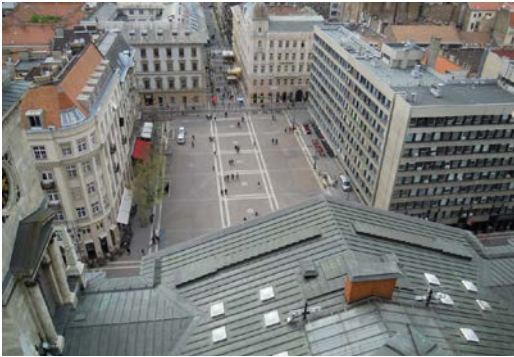


Fig. 13 A new public area



Fig. 14 The urban structure of Pest

historic buildings. The goal was only to pave new surfaces, to plant trees and to build a music pavilion and even a fountain, irrespectively of the surroundings (the bordering buildings and the urban function) ICOMOS Hungary and Association of Hungarian Urbanists organised a common prize to introduce the best practices of renewing of urban public areas. (Fig. 12) The well renewed common places can be a model to the others in other urban restorations. The positive example when the urban function and historic value can be realised and survived. (Fig. 13)

Budapest became a European metropolis by today. The pressure of investors endangers the preservation of the whole unique Revival Style unit. The preferences of the new buildings instead of the restoration, and the sanctity of tourism cannot help the renewing of the historic city. The personal sudden value is more valuable than the permanent human value. The globalization manages the unification. Only the individuality and the survival of the local value represent real value for the World. (Fig. 14) The future of Budapest depends on the appreciation of its own past.



Fig. 1 Berlin Gendarmenmarkt, Photo Berlin Partner / FTB Werbefotografie



Fig. 2 Depiction of Munich (Michael Wolgemut, 1493), in: HABEL, Heinrich, HALLINGER, Johannes, WESKI, Timm, Landeshauptstadt München Mitte, vol.1. Denkmaltopographie Bundesrepublik Deutschland. Denkmäler in Bayern, München 2009, pp. XIX



Fig. 3 Munich, the oldest part of the city, maquette in wood (Jakob Sandtner, 1570), in: HABEL, Heinrich, HALLINGER, Johannes, WESKI, Timm, Landeshauptstadt München Mitte, vol.1. Denkmaltopographie Bundesrepublik Deutschland. Denkmäler in Bayern, München 2009, pp. XXII

# Safeguarding of Public Spaces in a Historic City and in World Heritage City in Germany

*Claus-Peter Echter*

## Summary

Urban open spaces include green areas, public gardens and parks, cemeteries, street spaces, pedestrian zones and squares. In regards to the last mentioned spaces the conservationists turn their attention to historic squares. These public spaces are important as artistic, historical and cultural monuments of architecture, gardening and urban design.

The article deals with the history of squares, their past eras and with their preservation and conservation. Squares are designed since the renaissance but especially in the Baroque period as artistic ensembles with uniform building fronts and occasionally decorative paving. With the beginning of modern urban planning in the 19<sup>th</sup> century urban planning elements of the Baroque are further developed and equipped with new functions that were necessary for the supply and to absorb the increase in traffic of the industrial society. Gender and safety aspects of historic public spaces have also been considered more recently.

The task of conservation in dealing with historical squares places is first a systematic account of history and preserved traces of history of the square, the analysis of the current situation and the development of planning recommendations for consideration and preservation of the local historical substance and character.

Historic squares in German towns, in Munich, a historical city and In Regensburg, a World Heritage city will be analyzed.

The following article deals with the history of squares, their past eras and with their preservation and conservation. Public spaces in German towns, in Munich, a historical city, and in Regensburg, a World Heritage city, will be analyzed.

## Historic squares in Munich

Munich (**Fig. 1**) was founded in 1158 by the duke of Saxony and Bavaria, Henry the Lion. The salt street, a 400 metres long east-west axis was cutting through the oval of the newly laid out market settlement. (**Fig. 2**) This shape is still readable in the city floor plan. To the east in the reconstructed tower of the old town hall there is still a gate situation easy to perceive. The market square, broadening of the east-west axis, the main artery of the foundation, the area around the church of St. Peter, the *Alte Hof*, and the church of St. Mary were the nuclei of the early settlement.

Since the end of the 13<sup>th</sup> century the entire outer residential areas were encompassed through a new, elaborate enclosing wall with towers. In the 15th century this wall complex was doubled, facing west in a wide semicircle. (**Fig. 3**) To the east, there were limits to growth because of the terrain traversed by watercourses. An extension of the city wall was here only possible in a wedge shape following the oldest town oval. The new city wall had four main gates. Three of them are still completely preserved as the Isar gate in the east or in parts like the Sendlinger gate in the south west and the Neuhauser gate in the west. A modern rampart in the Netherlands manner with bastions, earthen walls with palisades, a moat and the glacis was built between 1619 and 1645. (**Fig. 4**)





Fig. 4 City Plan of Munich (Mattäus Merian, 1644), in: HABEL, Heinrich, HALLINGER, Johannes, WESKI, Timm, Landeshauptstadt München Mitte, vol.1. Denkmaltopographie Bundesrepublik Deutschland. Denkmäler in Bayern, München 2009, pp. LVIII



Fig. 5 Munich, Innercity of Munich, Photo Gert GOERGENS

The fortification with the double ring of medieval city wall and the baroque rampart were demolished from 1791 on. The old removed city wall was superseded in the west by new wide streets and avenues with a loosened arrangement of buildings. In the eastern and southern part of the old city the continuation of this broad street was not possible because the urban and topographical situation was more complex.

The old town and historic center of Munich is regarded as an ensemble bounded by the main lines of the former city wall.<sup>1</sup>

### Marienplatz

Named after the Baroque Mariensäule (Marian column, 1637) in the middle of the old town with New Town Hall (1867-1908) in neo-Gothic style and the old Townhall (as of 1470) after World War II a reconstructed fragment. Up to 1854 it was called Schranzenmarkt, a market for grain trading. The central square unified at all times traffic and trade functions with those of public life. Most important for the general supply were the weekly markets: the two very important ones were the Schranzenmarkt transferred in 1854 in the new Grain Hall (Schranzenhalle) and the fish market, who was moved in 1831 to the Viktualienmarkt, where the supply markets were concentrated gradually since the beginning of the 19<sup>th</sup> century. The buildings on the south side were newly built. (Fig. 6, 7)

### Viktualienmarkt

Der Viktualienmarkt, Munich's central, food-, fruit-, and vegetable market on workdays through its folk milieu distinguished, since 1802 according period-typical antiquity fashion called in neo-Latin, is no systematically planned, architecturally defined square, but in the course of the 19<sup>th</sup> century mainly sectionwise by demolitions increased. The northern half of the square was formerly for the most part occupied from the spacious complex of the Hospice of the Holy Spirit, which was founded in the early 13<sup>th</sup> century, the southern half lies in the area of the former (second) fortification. (Fig. 8)



Fig. 6 Munich, Marienplatz, Photo Claus-Peter ECHTER



Fig. 7 Munich, Viktualienmarkt, Photo Claus-Peter ECHTER



Fig. 8 Munich, Gärtnerplatz, Photo Claus-Peter ECHTER



Fig. 9 Munich, Max-Joseph-Platz, Photo Claus-Peter ECHTER



Fig. 10 Munich, Pedestrian Zone: Kaufingerstraße/Neuhauser Straße, Photo Claus-Peter ECHTER



Fig. 11 Old Town of Regensburg, Photo Peter FERSTL

### Gärtnerplatz

The Gärtnerplatz, named after the famous architect, Friedrich von Gärtner, was built in 1860 as the central square of the Isarvorstadt. Its outline is circular with four narrow and two wide fronts. Despite the extensive destruction in the Second World War, the square has not completely lost its unity, thanks to its circular form and the colossal effect of the 1983 reconstructed front of the Gärtnerplatz Theater. Today, the square with its Mediterranean flair is the center of Munich scene-district. (Fig. 9)

### Max-Joseph-Platz

The Max-Josef-Platz is an inner-city nearly quadratic square. Northern and eastern buildings fronts surrounding the square are erected by monumental and joined together at a right angle elements, all from the architect Leo von Klenze designed: by the royal house of the residence and the national theater. The southern part is formed by the former post office. In 1963 under the square an underground garage was built. Currently new planning considerations are made. (Fig. 10)

### Pedestrian Zone: Kaufingerstraße/Neuhauser Straße

This is the main east-west axis of the high medieval town in the course of this area crossing salt street, today's main shopping street. The pedestrian zone opened in May 1972. The Kaufingerstraße connects the market (Marienplatz) with the west gate of the first city wall, the former Kaufinger Tor, while the Neuhauser Straße continues the Kaufinger Straße to the new West Gate of the city, the Karlstor. The approximately 370 m long road is considerably wider than the Kaufingerstraße, especially in its western part extending to Karlstor. (Fig. 11)

### Squares in the World Heritage City of Regensburg

The geographical position in a valley basin at the northernmost point of the Danube, near the confluence of the Naab and Regen rivers, as well as at a shallow river crossing, offered around 500 B.C. the favorable location for a Celtic settlement in the region of today's urban area. The core of the city of Regensburg (Fig. 11, 12) has been inscribed in the UNESCO World Heritage List in 2006 with the following description: „Old town of Regensburg with Stadtamhof.



Fig. 12 Regensburg, Map Ensemble Old Town, in: ECHTER, Claus-Peter, Die Denkmaltopographie als Erfassungsinstrument und kulturgeschichtliches Unternehmen, Berlin 2006, p. 180: 12



Fig. 13 Regensburg, Domplatz, 2002-2005 kubische-panoramen.de



Fig. 14 Regensburg, Fischmarkt, Photo unterkunft-reise.com. Veröffentlicht am 8. Juni 2013 von gg



Fig. 15 Regensburg, Neupfarrplatz, Photo Karsten DÖRRE

Located on the Danube River in Bavaria, this medieval town contains many buildings of exceptional quality that testify to its history as a trading centre and to its influence on the region from the 9<sup>th</sup> century. A notable number of historic structures span some two millennia and include ancient Roman, Romanesque and Gothic buildings. Regensburg's 11<sup>th</sup>- to 13<sup>th</sup>-century architecture – including the market, city hall and cathedral – still defines the character of the town marked by tall buildings, dark and narrow lanes, and strong fortifications. The buildings include medieval patrician houses and towers, a large number of churches and monastic ensembles as well as the 12<sup>th</sup>-century Old Bridge. The town is also remarkable for the vestiges testifying to its rich history as one of the centres of the Holy Roman Empire that turned to Protestantism.“

### Domplatz

Dominated by the south and west front of the cathedral, the Domplatz (Cathedral Square) together with the northward subsequent cabbage market forms the centre of the ensemble old town. The west area is circumscribed by major historical secular buildings. There you will find also the eagles fountain (Adlerbrunnen). (Fig. 13)

The place south of the cathedral was created by the demolition of several buildings in the years 1893-1895. Originally, the space between the cathedral and the building adjacent to the south was not a square but a street entirely in the tradition of French cathedral architecture. According to the new situation, the area formerly known as Domstrasse was renamed Domplatz. For the medieval structure of the town the demolition of the Salzburg court house is especially regrettable, because of this building structure most likely from the tenth century A.D but surely at least of the twelve century 12 A.D. had been lost.

### Fischmarkt

The fish market is a square-like street extension for the medieval market between Goldene-Bären-Straße and Keplerstraße. Since 1529 the sale of fish took place in the eastern part of the square. For this market place, a part of the square was raised terraced, paved, framed with stones, and provided with a well. (Fig. 14)

### New Parish Square-Neupfarrplatz

The Neupfarrplatz was built in 1519 after the violent expulsion of the Jews and the devastation of the Jewish ghetto, which had occupied the northern part of the square and the subsequent houses. The development of the north, east and west sides of the square is therefore exclusively from the modern era. The center of the square is dominated by the Neupfarrkirche, which was erected instead of the Jewish synagogue - built around 1220/1230 - and placed on a pedestal. The church is surrounded by imposing civiv buildings. The stucture and the appearance of the square were severely disrupted by a new building at No. 8. Burgher houses on the east side of the square were demolished and an oversized department store was built in 1972. As a final testimony to the historical buildings, the neo classicist façade of the former main guard the neo-classical square was included in the complex of the Kaufhaus but looks like a back drop architecture. (Fig. 15)

## History and preservation of squares

In urban planning and landscape architecture public undeveloped areas within a settlement area are referred to as green or open spaces:

- Urban open spaces include green areas, public gardens and parks, cemeteries, street spaces, pedestrian zones and squares;
- Open space planning is an important part of urban development;
- Urban space is a medium of numerous urban features whose pattern characterizes the whole town and are crucial to development boundaries, as types, forming elements of architecture and urban areas, public institutions such as hospitals or universities, but also residential quarters like villa districts with parks.

The importance of local open space planning was recognized in 1900 as a social policy and human health concerns serving (town hygiene). Then there were aspects of the city outline, conservation and the social and communicative cooperation in the urban society. The topic also had an effect on the garden city movement.

Since the turn of the 21<sup>st</sup> century the open space planning is an important part of urban development planning. The inventory of monuments and sites must therefore also provide and edit historical-spatial information, so that this can be immediately incorporated into planning processes.

A significant conservation objective in the open space planning is the preservation and enhancement of historic gardens, parks and cultural landscape areas, but also the historical spatial structure and layout. Therefore, the preservation and conservation of monuments and sites should be involved at an early stage in the context of open space planning, especially in the development and transformation of large-scale areas, which are considered worthy of preserving and conserving, historic sites or historic gardens, to may be able to work out a specialist contribution that matches the standards of monuments and sites. The open space in terms of spatial planning or regional planning concerns the conservationists for example in the planning consultation on issues related to determination and delimitation of historical cultural landscapes or as public bodies at public sector planning to line corridors, wind- or solar farms and excavations.

The square is an open space in towns and villages framed by buildings. Squares are focal points of public life in the settlement. They are a central topic and a space element of town planning. The French word place derives from the Greek plateia, the broad path. The square is an intensely functional specific area in the city structure that is kept free of construction, and is intended to transport and changing special use such as meetings and trade. Amidst the built environment the main square of a town or city is usually characterised by the most important buildings of public life. The town square is the center of the elaborate representation of secular or civic power with the town hall, mint, weigh-house, department store, sometimes opposite to the spiritual power with surrounding churches like for example in the Gendarmenmarkt in Berlin. (comp. Fig. 1) The square itself is decorated with monuments and fountains, the paving of square is often made of precious materials.

In regards to the above last mentioned spaces the conservationists turn their attention to historic squares. These public spaces must not only be regarded as surroundings, forefield or space in-between the monuments but moreover important as artistic, historical and cultural monuments of architecture, gardening and urban design.

Squares are designed since the renaissance but especially in the Baroque period as artistic ensembles with uniform building fronts and occasionally decorative paving. These squares

have special importance from an aesthetic and functional point of view besides the large space-opening and structuring axes of the absolutist town planning. The forecourts of baroque palaces and cathedrals are still unmatched examples of highly expressive and spatially effective design. The free-standing of the cathedrals in the nineteenth century followed the desire for a representative demonstration of the ecclesiastical power. In post absolutist time, with the beginning of modern urban planning in the 19<sup>th</sup> century town planning elements of the baroque period are further developed and equipped with new functions that were necessary for the supply and to absorb the increase in traffic of the industrial society. After the defortification of the cities the square became a currently used element of town scaping in extension plans, laid out in a grid pattern. Its shape varies: rectangle, oval or circle. The streets are usually built in an axial or symmetrical way. In the central axis there is often a church, a monument as a “point de vue” or a smaller green space. Under the influence of totalitarian regimes in appropriate cities large marching grounds and parade squares have been built. Like that the Königsplatz in Munich has been remodeled by the Nazi Regime in 1934.

The task of conservation in dealing with historical squares places, for example, is first a systematic account of history and preserved traces of history of the square, the analysis of the current situation and the development of planning recommendations for consideration and preservation of the local historical substance and character.

Streets and squares are usually considerably older than the adjacent buildings. With its historically shaped components, structural elements of public spaces are well-suited to give authentic testimonies to the development of a city and settlement structures in general. In an inventory the traces of history shall be presented at all elements of the street or square, the framing, the setting, the profile, furnishing, the design of streets and squares and the surrounding settlement structure.

Major transformations are not appropriate at historically important streets and squares. A preserved structure and pattern, historic street furniture, traditional surfaces or pavements should be carefully repaired and where necessary completed. Gender and safety aspects of historic public spaces have also been considered more recently.

Cities are not museums and hence conservation should not come at the cost of use and life of cities. Historic squares should be attractive places to live and visit and utilized as much as possible for market, playground and leisure purposes. The houses surrounding squares should serve commercial as well as residential activities. Historic squares are often facing huge threats: unrestricted access of cars, composition of shops and services significantly mainly addressing tourism, exploitation by entertainment and festival events and traffic congestion. Management of historic squares requires a true interpretation of local values, regular monitoring and urban data collection and more sound policies at all levels including those addressing tourism. Participatory engagement in town planning is also needed, including stakeholders such as citizens, business interests, and visitors.

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## **Notes**

- 1 Heinrich Habel, Johannes Hallinger and Timm Weski, *Landeshauptstadt München Mitte*, vol. 1 *Denkmaltopographie Bundesrepublik Deutschland. Denkmäler in Bayern*, München 2009, pp. 3-7.

# Modern Urban-Planning Proposals and the Public Space of the Historic Center of Athens

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## Abstract

The urban design of Athens, immediately following the independence and the formation of the new Hellenic state, was a synthetic and complex endeavor. The proposals for the 19<sup>th</sup> c. Athens urban development centered around references on the historical landscape and ancient monuments. The problems that this urban design was called to resolve were very challenging. Kleanthis and Schaubert were called to design the first plan of the city (1832). They introduced the neoclassical tracing, beginning from the palace and extending on three axes, whose points of reference were the Acropolis, the Kerameikos and the ancient stadium. Before even being implemented, the plan was modified to adjust the initial plan in order to follow the political and financial capabilities of the new Hellenic state. The public spaces belonging to civilians were reduced. This procedure continued during the 20<sup>th</sup> century. During the last decades new proposals have been expressed on Athens and its historic center through its Master Plan and the debate on public space of Athens remains opened.

## Preamble

The modern history of our city of Athens begins in 1833, when the Acropolis was restituted to the Greeks. At the time, it was a semi-deserted city from the ravage it had undergone during the War for Independence (Traylos Ioannis 1960, Biris Kostas 1966), The history, the spiritual wealth and the unequalled monuments representing the age-long and diachronic history of Athens and its symbolic meaning, not only for Hellenism, as well as for the broader European culture, were the factors behind the decision of the young Bavarian king Otto, to institute Athens as the capital of the modern Hellenic state. The city had a few houses on some barely traced streets filled with dust, some ancient relics and byzantine and post-byzantine churches scattered across the neighborhoods, among olive groves and fields. (Fig. 1)



Fig. 1 Athens in 1837, F. Altenhoven

## The context of the urban design if Athens as the capital of the modern Hellenic state

The urban design of Athens, immediately following the independence and the formation of the new Hellenic state, was a synthetic and complex endeavor. It had to satisfy the requirements of a modern capital, as well as highlight the particular importance and the global allure of the Athenian cultural heritage.

Bearing these facts in mind, the proposals for the 19<sup>th</sup> c. Athens urban development centered around references on the historical landscape and ancient monuments. However, the problems that this urban design was called to resolve were very challenging. The reality was that of a city abandoned because of war (Biris Kostas 1966). But the existing ideological stance, albeit unfounded, anticipated the restitution of the ancient glory and it was represented by the royal court in Athens. Many questions were in need of an answer:

- A new city should be built on the ancient one, or on its expansion?
- How could the new modern streets, the boulevards, work alongside the irregular and narrow streets which already existed?

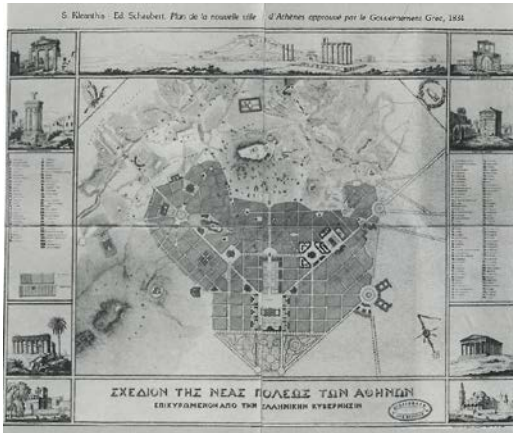
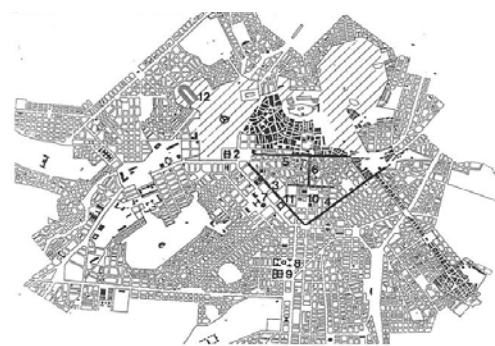


Fig. 2 The Kleantis and Shaubert first urban plan of Athens



- The old town, Plaka district
- ▨ Archeological sites of Athens
- 1. Acropolis
- 2. The Otto King Palace, current Parliament
- 3. Stadiou street
- 4. Pireos street
- 5. Ermou street
- 6. Athinas street
- 7. The academic district (Academy of Athens-National Library of Greece-University of Athens)
- 8. Technical University of Athens
- 9. National Archaeological Museum
- 10. Town Hall
- 11. Arsaikon School Complex
- 12. The Stadium

Fig. 3 The historical center of Athens, current situation

- How could the people losing their properties be indemnified through the necessary expropriations?
- How would land prices be formed in order to implement the design?

### The first urban planning suggestions for Athens

Kleanthis and Shaubert were called to design the first plan of the city (1832). They introduced the neoclassical tracing, beginning from the palace and extending on three axes, whose points of reference were the Acropolis, the Kerameikos and the ancient stadium (Ministère de la Culture de Grèce, 1985)

Their urban proposal constitutes an inspired creation of a singular neoclassical garden-city, adapted to the Southern climate. It was a daring endeavor, combining the spirit of the South with the existing European urban planning models, such as elaborate geometry, axes and perspective.

A basic choice of this proposal was to directly oppose the 'new' city alongside the 'old' one. The 'new' city, extending to the north of the 'old' one, would reach 210 hectares and it would encircle as a horseshoe the existing 'old' city, which would be linked to the 'new' city through opening streets and other interventions. (Fig. 2, 3) The total anticipated surface would reach 289 hectares for 35-40,000 residents.

The basic points in this proposal were the following:

- Its star-shaped disposition, where the main road axes were disposed radially, centered around the seat of the royal authority (the palace).
- The symmetry in the composition around a main axis, which headed south through Athinas Street and lead in a symbolic movement towards the Acropolis, while going towards the north it would lead to the palace, bordered by important governmental buildings.
- The ingenious use of a general plan in the form of a right triangle, defined by the basic road axes, so as to create a system of diagonally placed individual rectangular grids. This general plan allowed for flexible combinations in order to create individual building ensembles, thus avoiding the monotony of a unified rectangular disposition.
- The triangular plan was based on two principles:
  - a. highlighting the imaginary axis of the ancient stadium by creating Stadiou street, which ended at the palace,
  - b. tracing Pireos Street, connecting Athens to Piraeus. Athinas street bisects the angle between Stadiou and Pireos Streets, while Ermou Street forms the third side of this basic triangle. The course of the two basic and symmetrical axes (Stadiou-Pireos) is almost identical to the ancient connections between the hills and the ancient settlements of the Athenian basin.
- Placing a rectangle at the right angle of the aforementioned triangle, formed by four large boulevards which surrounded the palace and the so-called garden of the People.
- Placing important public buildings at the nodes of the plan and anticipating a considerable number of gardens and squares.
- Highlighting the landscape of Ancient Athens at the north foot of the Acropolis, after the necessary expropriations and excavations.



### **The difficulties and the revisions of the initial plans**

Before even being implemented, the plan was modified in 1834. King Otto called the Bavarian Leo von Klenze to adjust the initial plan in order to follow the political and financial capabilities of the new Hellenic state (Biris Kostas 1966). Klenze followed the basic elements of the initial plan, but he reduced the size of public spaces and of the total built surface. He also reduced the open spaces belonging to civilians, replacing the free garden-city system suggested by the previous plan by that of continued buildings. He also transferred the palace and the governmental buildings to the western extremity of the plan, in order for them to be in contact with the antiquities. At the triangle's northern corner, he placed the Mitropoli (Athens cathedral) and at the middle of Stadiou street the city's intellectual center.

Nor the design by Kleantes and Schaubert, nor that of Klenze could be thoroughly followed. These initial plans preserved the triangular disposition of the main road axes, the juxtaposition of the new city to the old one, and the disposition of important axes within the old city (Ermou, Athinas, Aioulou Streets).

Another important change which emerged was the final placement of the palace at the triangle's eastern end, chosen as the most 'healthy' position. This choice was advantageous in many respects. The palace was finally built on a low hill; it had panoramic view of the Saronic gulf, the Acropolis, the Sanctuary of Olympian Zeus and the Lycabettus hill. The garden was created to the east of the palace through a series of expropriations initiated by Queen Amalia and it finally reached 16 hectares. The idea behind this park is singular, as it is an urban grove with dense vegetation, free disposition and interesting vantage points towards its surrounding monuments.

A third plan ensued, which was implemented by combining the two initial proposals.

Finally, in 1860 and under the responsibility of the Municipality of Athens, a new plan was elaborated, within the context of the Klenze proposal. It became known as the Plan of the Stavridis Committee. It was gradually realized by the engineers of the Ministry of the State, who on numerous occasions modified and gradually complemented the proposal on a local scale, with the Municipality's consent.

Within this context and along with the crucial need to organize and operate the young capital, some haphazard and inopportune interventions resulted in the limitation of public space and the width of the streets, and hasty and extemporaneous interventions also took place on buildings which dated since the Ottoman period. Numerous byzantine monuments were also destroyed in an effort to create squares or widen the narrow streets of the old city, in order to highlight the heritage of Antiquity, according to the suggestions of the first urban-planning proposals.

### **Athens during the 20<sup>th</sup> century**

The population of Athens had doubled by 1910; however no plan was yet implemented, due to the pressure of land commerce and brinkmanship acts. Nonetheless, Athens acquired important buildings which bequeathed her neoclassical character.

The inflow of refugees after the destruction in Asia Minor in 1922 and the agricultural crisis brought on the intensive urbanization of the capital, which is characterized by the constant population increase and the concentration of services and financial activity. The interventions of that period's governments pertained to an organized planning in order to relocate the refugees through organized constructions at the outskirts of the capital.

Serious social pressure imposed since the 1930's the overexploitation of urban land, allowing urban constructions in the central urban areas to acquire height. The dream of the city's reformation was not able to become reality, again due to the interests of land owners. The fact that the Greek state did not dispose the necessary plots was an additional hindrance for the realization of large-scale interventions.

The new General Construction Regulation of 1955 increased the exploitation coefficients in an effort to reinvigorate the Greek economy through the valuable consideration procedure. Within the context of the increasing abandonment of the agricultural regions, Athens receives the influx of internal immigrants of the post-war period, many of whom would settle in unauthorized residences at the outskirts of the city. In the center, a new type of construction was to gradually replace the neoclassical city's residence.

Starting from the central areas of Athens, the increase in the height of the urban constructions and the overexploitation of urban land are generalized through the institution of the corresponding framework during the colonels' Dictatorship (1967-74). The purchase of real estate turns into a profitable enterprise, through the valuable consideration system. Obeying to the maximization of construction profit, the new multi-storied buildings gave the city the features of the impersonal, massive residence of a uniform, international style. The result was that neoclassical Athens became homogenized and it lost its distinctive morphological rhythm, which was replaced by the overcrowding of buildings and the aesthetic degradation. During the period after the fall of the Dictatorship, Athens faced crucial issues concerning its quality of living, its environment and the protection of its historic heritage.

### The modern highlighting of the cultural heritage of Athens

In the early 1980's, the intention of urban planning concerns the «Reorganization of Athens» and the proposals of its Master Plan are presented through the «Athens and Athens again» campaign launched by the competent ministry (1985).

With the creation of the necessary institutional framework, which formulated the necessary financial and urban-planning procedures, this Master Plan was implemented, albeit partially. It is the first time that an effort is being made to correlate the capital's design with its financial base, and with its national and international milieu. These large-scale targets concerned the improvement of the quality of living, the financial reorganization, the mitigation of socio-spatial differentiations, and the capital's protection from natural hazards, the development of the residents' environmental and urban-planning conscience. However, the element preceding all is the promotion of the capital's character, as defined by its historic past and by its symbolic meaning. Important proposals were brought forward to that end, such as the initial idea expressed by Kleanthis and Schaubert to create an *archaeological park*, through the proposal for the *unification of the city's archaeological sites* (Fig. 4, 5), the aesthetic formulation of the entrances to the city and the highlighting of the Iera Odos (the Sacred Way), the pedestrianizing of Panepistimiou street and the reformulation of Santaroza Square, the interventions inside the historic center in order to protect architectural ensembles of historic and traditional heritage (neoclassical Athens), the protection of the attic landscape and of the mountainous volumes encircling Athens.

Although partially implemented, the 1985 Master Plan still remains valid, with the updates it received for the Olympic Games. According to its directives, large-scale construction and circulation regulations took place, while some collateral legislation contributed to the urban diffusion, but mainly to the change of the capital's physiognomy, which acquired

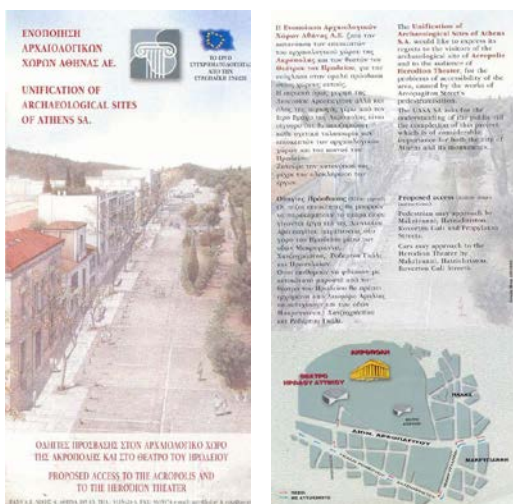


Fig. 4, 5 The unification of the Athens's archaeological sites

metropolitan features. These changes are particularly visible in the city's center and in its public spaces. Striving for easier circulation servicing, enterprises shift towards new venues and administrative services are translocated accordingly. At the same time, slowly but surely, public space and down-town neighborhoods experience important social and financial change.

Close to the antiquities and to Athens's neoclassical heritage, down-town historic neighborhoods have always had a mixed character, with residences as well as traditional artisanal activities. But over the past few years, traditional know-how and the professions which used to persevere gradually become extinct or they are translocated towards new places within the broader urban area. These changes were influenced by determining factors which were initially connected to urban-planning directives and measures emanating from the 1985 Master Plan. However, the city's function itself contributed to this phenomenon, primarily the circulation and supply conditions. At the same time, the low rents requested for the depreciated, old buildings favor the installation of underprivileged social groups, such as the various minorities, marginal elements and financial external immigrants having arrived over the last few decades in Athens. Simultaneously to this, the problems of social marginalization and of the lack of social equipment are rapidly increasing. Some of the projects aiming to upgrade public space and these projects' relevant reformations are being implemented – and they are causing an increase in the prices of land-rents, as well as gentrification phenomena.

The financial and social crisis of the past few years is deepening the crisis in the center of Athens. The exclusion and impoverishment of a large part of the residents are spreading. Numerous typical small and middle-sized commercial and artisanal firms downtown are closing. Interventionism and violence are also present. The contradictions and depreciation noted within this context bring back the discussion on the great visions and expectations on Athens, where large-scale cultural projects and the public space seem to take center stage.

Like every city, Athens is a living financial, social and spatial organism, and for this reason her numerous problems cannot be dealt with outside this perspective. It therefore needs a long-term conception, tending simultaneously and on multiple levels to the issues of the quality of living, social housing and services, the protection of the city's natural and cultural environment, the restitution of the productive base and the revival of traditional productive activities which can still exist in the market, the recovery of public space and the guaranteeing of its quality, viable mobility and circulatory function with the necessary infrastructure projects.

The conditions formed by the crisis of the past few years bring us before the responsibility of an integral financial, urban and environmental reconsideration of Athens. In this sense, the request is formulated that each intervention and infrastructure project be corresponding to the dictates of this broader spatial design and to serve public interest.

Over the past few years, new and numerous proposals have been expressed on Athens and its historic center. These proposals reopened the discussion on the capital's future. Some are organizational and mostly functional in character, thus responding to broader imperatives. Other proposals stress their goals on the aesthetics and the embellishment of the Athenian urban landscape. Within the context of this discussion, the proposal on central public spaces and more specifically on the pedestrianizing of Panepistimiou Avenue returned as an individual case, in order to contribute to upgrading the center of Athens. This proposal (*Rethink Athens* project, **Fig. 6**) which is brought forward by the Hellenic state and the



Fig. 6 *Rethink Athens*, 1st prize Junction Korai Panepistimiou

Municipality of Athens, concerned a semicircular zone containing the historic center, of a total length of 6 km and a surface of 350 hectares. This surface anticipates basic pedestrian routes, allowing the visitor to arrive at the archaeological sites. At this point, one can therefore rightfully wonder on the project's character and effectiveness. That is, whether it is connected to broader functional design or whether it favors aesthetic targets, and most of all, whether the proposed project to pedestrianize Panepistimiou Avenue is feasible and whether it will finally have a positive outcome for modern-day Athens.

However, it would be equally easy to answer this question. A large-scale public utility work, emphasizing the promotion of public space and of the historic urban landscape is always necessary, under the condition that it will be part of a broader design for the capital, following the aforementioned presuppositions and that it will be supported by substantial works of circulatory infrastructure. Solving the circulatory problem will not be easy and, as emanates from the relevant study conducted by the Department of Civil Engineers of the National Technical University of Athens, it entails a considerable construction cost.

We were therefore faced with important dilemmas.

Athens needs to reclaim the symbolisms represented by its diachronic intellectual and cultural heritage, in order to retrieve its primordial place. Besides, throughout its long history, the city of goddess Pallas Athena has been using its intellectual and cultural capital in order to reclaim its intellectual hegemony within the Hellenic world, like it did when the Parthenon and the other Acropolis temples were reconstructed following the destruction caused by the Persian wars.

Promoting the Panepistimiou axis, including the neoclassical Athenian trilogy of the University, the Library and the Academy, constitutes an effort to capitalize the city's modern heritage and symbolisms.

But there is more that needs to be done in Athens. The city needs to retrieve its financial base, its social cohesion, the joint responsibility and participation of its population in managing its space. The hopeful tradition created by the contribution of the scientific community and the city movements moves towards this direction, and these bodies have contributed so far towards the sensitization of the rulers and the awakening of the public. Besides, experience has shown that in order for urban-planning interventions to be successful, they must take place with the consent and participation of the public and the experts.

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Fig. 1 Aerial view from de Grand-Place of Brussels  
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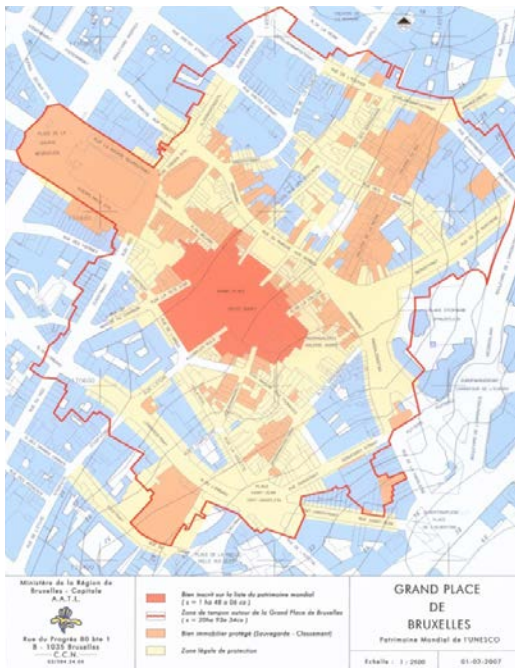


Fig. 2 Grand-Place, buffer zone © Directorate of Monuments and Sites

# Public Space – a Case Study of the Buffer Zone of the Grand-Place of Brussels

*Paula Cordeiro*

## Summary

The inclusion of the “Grand-Place” on UNESCO’s World Heritage List in 2 December 1998 required the delimitation of a buffer zone, which corresponds to the old core known as “Ilot sacré”, mainly made up of buildings dating from the 17<sup>th</sup> century. This recognition at international level has encouraged a new approach to the management of this area.

At urban level, since 2007, projects were implemented in the buffer zone to create a pedestrian area around the square.

To improve the quality of this public space, the projects were developed taking in account historical studies, new regulations and the demands of the users (cyclists and persons with disabilities).

The Historical Heritage Unit made a series of historical studies about the pavement of the Grand-Place and the buffer zone, which underlined the importance of this public space and identified all the modifications through the years.

This paper presents the case study of the some streets in the buffer zone of the Grand-Place of Brussels. Coordination meetings were organized with all the participants in the process. Tests with different pavement materials were done in situ. (Fig. 1)

## Brief historical introduction

The “Grand-Place” of Brussels was listed on UNESCO’s World Heritage List in 2 December 1998, according to two criterions:

ii: “The Grand-Place is an outstanding example of the eclectic and highly successful blending of architectural and artistic styles that characterizes the culture and society of this region.”

iv: “Through the nature and quality of its architecture and of its outstanding quality as a public open space, the Grand-Place illustrates in an exceptional way the evolution and achievements of a highly successful mercantile city of northern Europe at the height of its prosperity

A buffer area was defined around the site that corresponds to the old core of the city “Ilot Sacré”. (Fig. 2)

In the Middle Ages, only the main streets were paved. Over the centuries, this type of pavement became progressively widespread and it was the only one used until the third quarter of the 19<sup>th</sup> century.

The streets surrounding the Grand Place are very well illustrated by engravings and old photographs for the last two centuries. This situation remained unchanged from 1850 to 1950. (Fig. 3)

The sidewalks were introduced in Brussels at the end of the 18<sup>th</sup> century. The sidewalk was separated from the road by a curb and had a specific pavement.

The choice of materials, always stones, is rather limited and the placement is very similar.

The description of the streets can be summarized as follows:

- For roads: pavement made of porphyry cobblestones or sometimes sandstone, rectangular



Fig. 3 Rue de l'Homme Chrétien Rue au Beurre, 1900

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Fig. 4 Roads:  
Porphyry cobblestones or sandstone, rectangular shape

© Pavés de Bruxelles



Sidewalks:  
Sandstone cobblestones,  
square shape

shape, staggered poses perpendicular to the edges, except for the water drain, made with the same material but staggered poses parallel to the edges;

- For sidewalks: borders of blue stone; sidewalks in sandstone cobblestones, staggered poses rectangular shape. In the more prestigious streets or in front of the important buildings, the sidewalks were done in blue stone, with large rectangular elements. (Fig. 4)

In December 1911, piping works were done on the Grand Place. The municipal archivist G. Des Marez observed two levels of old pavement under the top layer. He synthesized his observations on the stratigraphic section below and identified a first level of roughly squared sandstone, found at approximate 1.30 m depth, as the original level from the 12<sup>th</sup>. Currently, the pavement is in porphyry cobblestones. (Fig. 5)

In the second half of the 20<sup>th</sup> century, some streets were partially asphalted and, in 1971, after the decision to interdict road traffic in the center, a project for a new pavement was proposed for four streets next to the Grand-Place.

Three different types of materials were proposed: cobblestones, terracotta bricks and Belgian bluestone (limestone) slabs. The city chose the terracotta bricks, commonly used at that time in the Netherlands and in Germany.

The sidewalks were removed and the streets were paved with terracotta bricks. (Fig. 6, 7)

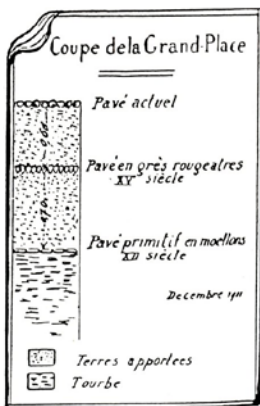


Fig. 5 Archeological levels  
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Brussels

Grand-Place  
© Pavés de Bruxelles

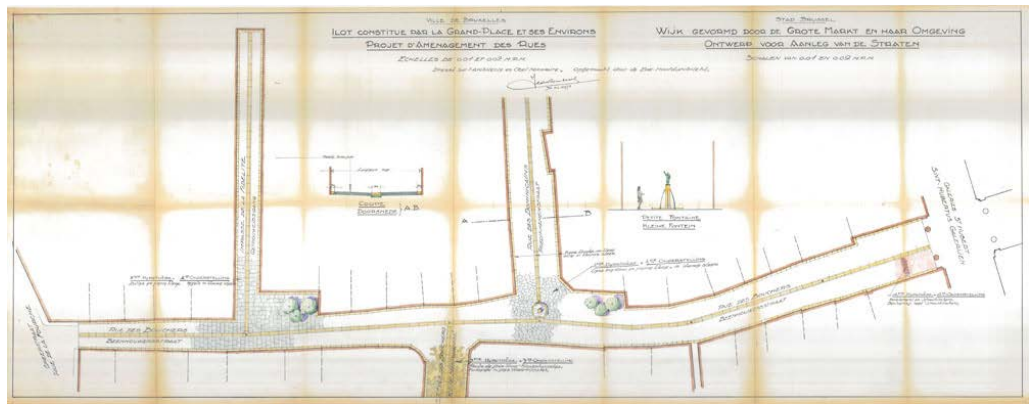


Fig. 6 Project for a new pavement: rue des Bouchers, Petite rue des Bouchers, rue des Dominicains and impasse de la Fidélité. 30 November 1971. © Archives of the City of Brussels



Fig. 7 Rue des Bouchers, before (1959) and after (1980) works



Fig. 8 2007  
© Mobility and Public spaces unit

2011



Fig. 9 Petite rue au Beurre, Jacques Carabain, 1897 and 2012  
© Archives of the City of Brussels



Fig. 10 Rue des Fripiers, 2012  
© City of Brussels

## Pedestrian area

In 2007, the City of Brussels decided to establish a “comfort zone” in the center of the city. That meant creating an area with a speed limit of 30 km per hour and diverting the traffic by introducing a loop system that brings the car to the initial point.

The project evolved and, in 2009, the City decided to create a pedestrian area instead. (Fig. 8) These improvements were inspired by the traditional cobblestones pavements of the 19<sup>th</sup> century, but they took into account the needs in terms of comfort of the present forms of mobility (pedestrian streets, bicycle traffic, persons with disabilities).

All the streets were changed: sidewalks were removed and all the pedestrian streets were made on one level. The central part, “the road” is in porphyry cobblestones, the area of the sidewalks is in re-used sandstone cobblestones. Between the two, a water drain in blue stone is placed, a graphic reminder of the traditional curb. (Fig. 9)

There follows a debate about the comfort (or rather the discomfort) of the pavement with cobblestones and the heritage aspect.

Three arguments were used against this choice: the cobblestones do not hold in place, they are uncomfortable and they are noisy. Those arguments can be easily contradicted: they don't hold because they are incorrectly placed; they are uncomfortable because it's necessary to choose the right material of the right size and to place it appropriately according to the use of the street; they are noisy because they are not well placed.

A careful placement, using appropriate materials, makes it possible to ensure both comfort of use and circulation and to limit the noise.

Under the pressure of the cycling and persons with disabilities associations, the city proposed to replace de “curved” cobblestones by “sawn” cobblestones. This solution was refused in the beginning.

The question was whether to reconstitute the historical pavement or to change the material to satisfy the present requirements of comfort.

After numerous meetings, in particular with Icomos Belgium, it emerged that what characterized most the streets of Brussels were the materials used, rather than the typology of the streets.

A detailed report was then prepared to justify the choice of sawn porphyry cobblestones on the technical, aesthetic and heritage level.

But how are these sawn cobblestones made? The cobblestones recovered on the site are transported to a specialized enterprise that processes them (sawing the round part) and replaces them again.

At the environmental level, the re-use of cobblestones avoids the production of a new product and of waste by limiting transport. The re-used of paving stone is therefore an example of circular economy.

The works were carried out on 14 streets; they took 16 months and were finished in 2012. (Fig. 10)

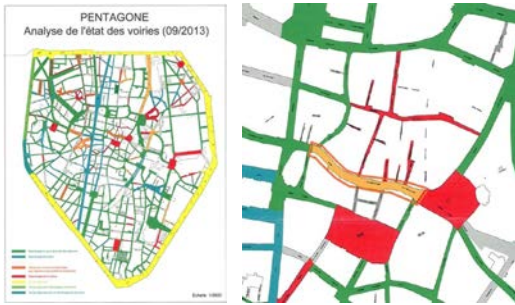


Fig. 11 Inventory of the condition of roads established by the roadworks Department in January 2013.  
© Road Works Department



Fig. 12 Existing situation since 1971 - terracotta bricks



Political proposal : pedestrian area - red colored asphalt; terrace area - ochre colored asphalt; cobblestone line



Fig. 13 Rue des Bouchers, Pavement test, 13 February 2014

## Intervention area - from methodology to project

Another project that is important from the heritage point of view is now under study on the buffer zone.

In 2013, started an inventory of the state of conservation of all the streets of the center of Brussels, the so-called “Pentagone”. A color code is established according to the priorities: red corresponds to works to be planned, orange to works to be planned for functional reasons, blue to ongoing works and green to already concluded works. (Fig. 11)

An intervention area was selected in the buffer zone, corresponding to the 4 streets that were transformed in 1971. The actual pavement in terracotta bricks is not in a very good state of conservation and it's difficult to walk in an irregular surface.

The same debates took place concerning the choice of materials, but this time more political than technical. A proposal to use asphalt was considered at political level. (Fig. 12)

The historical study carried out by the Historical Heritage Unit provided a basis for reflection. A coordination group was set up to prepare this project and to find an answer to the contradictory opinions about the type of pavement to be used.

Meetings were organized with the heritage committee “Grand-Place, Patrimoine Unesco”: 19 April 2013, 11 October 2013 and 14 May 2014 to prepare some recommendations.

Neither the materials nor the present street profiles correspond to the original situation.

Some criteria were established for the choice of pavement materials:

- Respect of the heritage
- Adaptation to the local uses (restaurants, walking comfort, dirt resistance)
- Material available in the market
- Experience and know-how

Some pavements tests were done in situ with several materials but the results were inconclusive because the setting up was not perfect. Joints were badly done, and they could not resist to intensive cleaning. (Fig. 13)

The final proposal is to return to the traditional organization of the streets of Brussels. They were characterized by regular and structuring sidewalks with a water drain system and a road in the middle.



- A - terracotta bricks - dim : 20\*6,5\*9,5
- B - terracotta bricks - dim : 20\*6,5\*9,5
- C - blue stone - « Briquettes » flamed finish dim : 20\*7\*8
- D - bluestone- « sables » “spuntato” finish dim : 15\*15\*8
- E - cobblestone platines « Sandstone from Meuse »
- F - cobblestone platines « candla »





Fig. 14 Rue des Harengs, 2014

This typology can be applied on the same level as in the *Rue des Harengs*. The choice of materials should be as close as possible to that of traditional streets. The final choice is cobblestones. (Fig. 14)

### Conclusion

The aim of this project is the requalification of the public space in the buffer zone. Many questions were asked. Should the historical pavement be reconstituted or should the material be changed to answer to the present requirements in terms of comfort and the demands of the users' associations (cyclists and persons with disabilities)? Many aspects were taken into account when choosing the material, related to the way it would be used, its quality and durability, the placement and the comfort of use. When carefully placed, cobblestones can offer a maximum of comfort. The use of traditional materials as cobblestones can be seen as an element of cohesion of the landscape and of respect for heritage.

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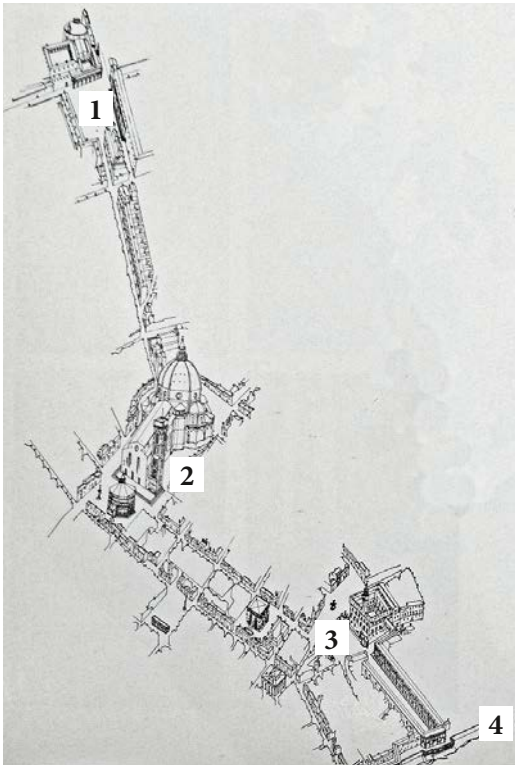


Fig. 1. Articulation of Florence's public spaces (sketch by P. Lombaerde). (1) Piazza Santissima Annunziata; (2) Cathedral of Santa Maria del Fiore; (3) Piazza della Signoria; (4) Arno River.



# The Public Spaces Networks of Florence and the New University Town of Louvain-la-Neuve

*Pierre Laconte – Piet Lombaerde*

## Summary

In 1969 the French-speaking Catholic University of Louvain had to leave its original location (dating from 1425) because of restrictions on teaching in the French language in Flanders. It decided to create a new university town (not a campus) on a new 920 ha site on farmland south of Brussels, and appointed the “Groupe Urbanisme-Architecture” to make the master plan of the new town and ensure its architectural coordination. The directors were R. Lemaire, architectural historian (later co-founder of ICOMOS), J-P Blondel, architect/planner and P. Laconte, economist/planner. The master plan was indirectly inspired by the university towns of the Renaissance, including Florence. The public spaces network of old Florence was first compared with the new town's urban design in architectural magazine articles by P. Lombaerde in 1977. This paper elaborates on this comparison between a World Heritage city's network of public spaces and the pedestrianised public spaces designed for the new university.

## Florence

### *The sequence of public spaces from Piazza Santissima Annunziata to Piazza Vecchio*

In Florence there is a clear linear continuity between:

- Piazza Santissima Annunziata and Giardini Boboli, through
- Via dei Servi,
- Cathedral of Santa Maria del Fiore and
- Piazza della Signoria.

This line extends through the Uffizi and Ponte Vecchio towards Palazzo Pitti and Giardini Boboli. (Fig. 1)

### **The central part of Renaissance Florence's linear urban design**

The core of the scheme is the iconic complex made up of the Duomo, the Battistero and the Campanile. The front of The Duomo's facade shows the public space in front of the complex, heavily used by pedestrians as in the time of the Renaissance. The “rear” of the complex is also heavily used, for both pedestrian and vehicular traffic. (Fig. 2, 3)

The photo illustrates how the huge space occupied by the market hall has been divided vertically between the existing market level and a huge newly built food court. This food court is a very lively public space, accessed from the market level by escalators. The spectacular roof is part of the urban design. The public space around the Campanile is used partly by pedestrians and partly by automobiles. In other parts of Florence's historic Florence, new demands for public space were met through adaptive reuse of former “industrial space” (Fig. 4, 5)

Fig. 2 Florence, The front of The Duomo's façade. Photo P. Laconte



Fig. 3 Florence, 'The Duomo'. Photo P. Laconte



Fig. 4 Florence, the public space around the Campanile. Photo P. Laconte



Fig. 5. Florence, former "industrial space". Photo by P. Laconte

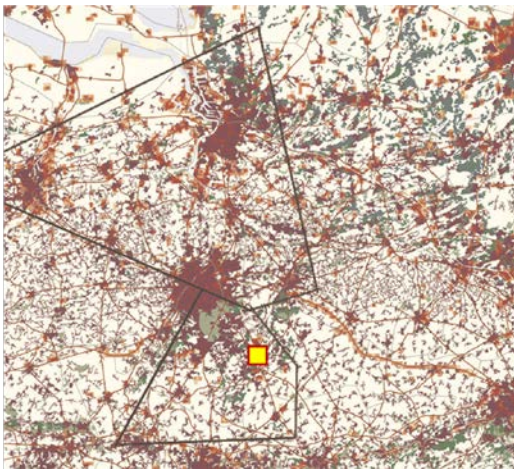


Fig. 6. Map of the urbanised zone of central Belgium around Brussels

## Louvain-la-Neuve

### *Location and sequence of public spaces from the existing infrastructure to the centre of the new town*

Let us now turn to the urban design of New Louvain, culturally linked to historic cities including World Heritage's central Florence. The location of the university town of New Louvain is shown on a map of the urbanised zone of central Belgium around Brussels (Fig. 6). Antwerp lies 50 km to the north, Ghent 60 km to the west and Louvain/Leuven 25 km to the east of central Brussels, in the Flemish region, forming a kind of diamond. The loose conurbation south of Brussels forms a kind of triangle. New Louvain has been located (see yellow dot) in part of the Walloon region, some 30 km south of central Brussels. The university bought 920 ha farm land with a view to building a complete town on it.

The size of the site bought by the Catholic University of Louvain was of the same order of magnitude as central Florence. The land was totally rural and was accessed by only one road, the route from Brussels to Luxemburg. The motorway came at a later stage (Fig. 7 – Box).

The link to the only road became the starting point of the new university town's pedestrian spine which Lombaerde compared with Florence (Fig. 7 – Main part).

The detailed sequence of piazzas through the whole of the new university is the essence of its urban design (Fig. 8).

There is a recognisable continuity from the first piazza, Place du Levant, to:

- Auditoires Ste Barbe,
- Place des Sciences and its iconic Bibliothèque des Sciences,
- Place des Wallons,
- The Place la Gare and its iconic central administration building,
- The Place du Marché (i.e. the market place, adjacent to the railway station, and also, from 2005, the entrance to the shopping mall),
- The commercial Grand-Rue (1975) and the later (2005) parallel commercial Rue Charlemagne and
- The Grand-Place, the heart of urban public activities (built by stages from 1976).

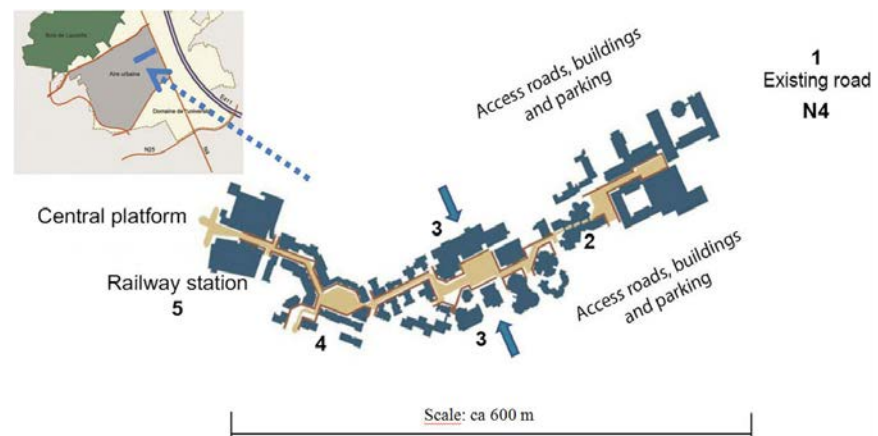


Fig. 7 Louvain-la-Neuve, the starting point is thus the existing N4 road from Brussels to Luxemburg (1), followed by a string of public spaces and passages through buildings, indicated by dashes (2). The diagram shows the location of access roads and car parks. The arrows indicate the vehicle underpass and parking below the "Place des Sciences" (3). The public spaces have various shapes and the alignment of their street access is either perpendicular or tangential to that of the spine (4). The sub-surface railway station (5) marks the beginning of the street covering the subterranean slab.

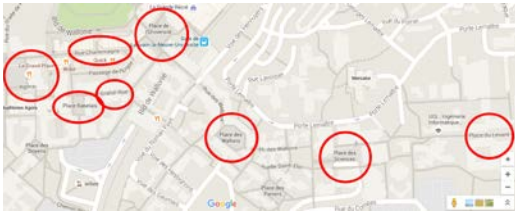


Fig. 8 Louvain-la-Neuve, the detailed sequence of piazzas through the whole of the new university



Fig. 9 Louvain-la-Neuve, social gathering place with university buildings, shops and restaurants. Photo by P. Laconte, taken in 2015

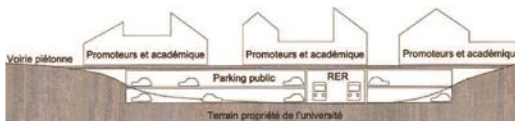


Fig. 10 Louvain-la-Neuve, the subterranean rail station tunnel



Fig. 11 Louvain-la-Neuve, the pedestrian streets surrounding the market place. Photo P. Laconte

The scale is comparable with that of central Florence: around 1 km, easily accessible on foot, but with no cars.

The design is focussed on a pedestrian main street, all automobile traffic and parking being showed on the previous illustration, starting in the east from the existing road and continuing through the Place des Sciences, the Place des Wallons, the new subterranean railway station and Place de l'Université towards the west.

### ***The central part of Louvain-la-Neuve's linear urban design***

The centre of the first phase (1972) was the Place des Sciences, dominated by the Science Library, a huge concrete building seen as the cathedral of a university town, with its dedicated public space ("parvis") above an automobile underpass (Fig. 9). It is a social gathering place with university buildings, shops and restaurants, built by the architect A. Jacquain.

After 1972 the pedestrian spine was extended westwards towards the Place des Wallons and the railway station.

The subterranean rail station tunnel created the opportunity for underground road access and parking covered by the pedestrian streets network (Fig. 10). The diagram shows that the underground space remains property of the university while the infrastructure and buildings are leased (for up to 99 years) to public and private investors.

The pedestrian streets surrounding the market place are lined by offices and apartments, with shops on the ground floor - "architectura minor". In contrast, the iconic library and the station building are both "architectura major". (Fig. 11)

The upper entrance to the railway station building from the pedestrian spine (Rue des Wallons) is the starting point of the slab. (Fig. 12)

The main pedestrian street (Grand-Rue) was designed by Group Urbanisme-Architecture as the continuation of the pedestrian spine, on artificial ground. (Fig. 13) The Figure shows the work in progress (1976).



Fig. 12 Louvain-la-Neuve, the upper entrance to the railway station. Photo P. Laconte



Fig. 13 Louvain-la-Neuve, the main pedestrian street (Grand-Rue). Photo P. Lombaerde, 1976

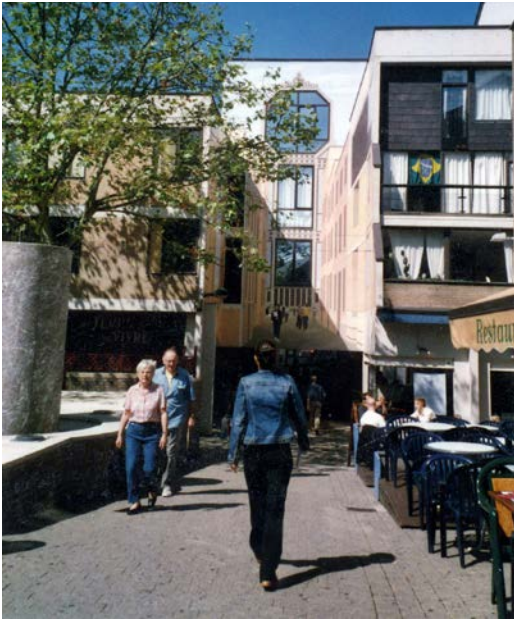


Fig. 14. Louvain-la-Neuve, the main pedestrian street (Grand-Rue). Photo P. Laconte 1980



Fig. 15 Louvain-la-Neuve, the main pedestrian street (Grand-Rue). Photo P. Laconte 1980



Fig. 16 Louvain-la-Neuve, high-density low-rise buildings

The same place seen around 1980 is shown in **fig. 14**. The public spaces, shops, cafés and a first theatre (Théâtre Jean Vilar) are now in use. Vegetation is taking hold, later to become trees. Cafés and restaurants adjoin pedestrian spaces. Automobile access is via the underground parking areas. (**Fig. 15**)

High-density low-rise buildings with interlocking courts and piazzas - architect E. Verhaegen (**Fig. 16**). They replicate the university colleges of traditional university towns.

The Grand-Place is the largest public space supported by the slab. It is planted with trees and sidewalk cafés. (**Fig. 17**)

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Fig. 17 Louvain-la-Neuve, the Grand-Place. Photo P. Laconte

# Vital Public Places in Historic Towns: Challenges to Enhancing the Self-Organization Capacity for Local Action. The Case Study of Nessebar, Bulgaria

*Elena Dimitrova*

## **Abstract**

Sheltering both tangible and intangible cultural values, public urban space is a key element of urban structures, its vitality being a major factor of sustainable urban development. Urban processes after the political changes in Bulgaria in 1990 have resulted in clearly visible physical shrinking of open public space, the commercialization and gentrification of some traditionally vibrant public places, the degradation of some and the emergence of others. Despite the estimated positive effects of the “revitalization” of traditional urban centers in the country funded through the EU Operational programmes, some controversial planning and design results have been also estimated.<sup>1</sup>

The Ancient City of Nessebar, a location where numerous civilizations have left tangible traces in a single homogeneous whole, harmoniously fitting in with Nature, is since 1983 a listed UNESCO World Heritage Site. Still being a vital urban structure, it provides a good chance for studying the challenges of continually emerging tensions between preservation and development. The claims posed to public space by the various actors involved - local community, business people, authorities, experts in the field of cultural heritage preservation, appear difficult to manage and synchronize by currently implemented tools. The Management Plan of the listed property was commissioned by the Municipality to the National Institute of Cultural Heritage and developed by a large interdisciplinary expert team. It was subjected to public discussion in July 2012. Many of the positions expressed by citizens and business actors provided important indications for the growing awareness of the local community in Nessebar about their responsibilities in a historic town enlisted in UNESCO WH List. They also brought a clear message about the need for addressing physical as well as social and economic aspects of preservation and development; they confirmed the key role of public debate when (re)defining the values, visions and priorities of local community development. A number of further undertaken local bottom-up initiatives raise questions about needed strategies in building capacity for dialogue between citizens, authorities, business actors and experts in heritage preservation and management as a key instrument of urban cultural policy, respectful to both the physical image and the urban process, and taking into consideration the self-identification and strivings of local people.

## **Introduction**

The public space of historic settlements keeps the long memory of societal transformations, functional changes and evolving images. A major challenge in keeping historic urban places alive is related to preserving their spatial and cultural identity while keeping them open to change. There are nowadays three major factors that influence the interpretation of priorities and challenges in managing public space in historic cities and towns: the enhanced understanding of heritage; the sustainable development concept with its explicit focus on the integrity of social, economic, environmental and cultural dimensions of societal development;

and the growing awareness about the potential of culture as a fundamental prerequisite and cultural heritage as an important resource for sustainable development.

Among the abundant cultural heritage monuments in Bulgaria the ancient city of Nessebar is the only historic town listed as a UNESCO world heritage site. The case study presented hereafter discusses the ongoing transformations of public space in the historic town, the factors influencing the tangible and intangible changes, and the complex interaction between experts, policy-makers, business actors, visitors and citizens in claiming their rights and responsibilities for using, managing protecting and changing public space. The urban process in Nessebar reflects some general tendencies in the contemporary development of public urban space and in appreciating the role of heritage for urban development in a globalizing world; it also reflects the peculiarities of the societal transition in South-Eastern Europe after 1990 and its impact on the physical urban environment. The emerging new interactions in the city bring new challenges to heritage preservation, yet also new chances for rethinking the value of heritage while developing a new urban and planning culture. The current manuscript is based on critical analysis of on-line publicly accessible materials, namely the summary of the Management Plan for the Ancient City of Nessebar, ICOMOS reactive missions' reports, as well as author's personal observations during field studies, personal contacts with local citizens and expert support in local cultural initiatives.

### **The Global Process to Sustainable Development: Acknowledging the Cultural Value of Public Urban Space**

The sustainable development (SD) concept has trodden a long path from the Rio Summit in 1992 where Agenda 21 was officially agreed upon, to HABITAT III Conference in Quito in October 2016 when the New Urban Agenda was adopted. The concept has proved to be a vital one and open to broad interpretations in both the scientific and policy fields. Moving from the conceptual to the practical level, it proved to be increasingly sensitive to local context; that was claimed important for the diversity of development paths throughout the globe. The issue of culture as an important development factor has been also interpreted in late 1990s in international projects (Fisher, 1999) and discussed at conferences (Bianchini, 1999) Although not really new, two major accents in interpreting the SD concept are nowadays increasingly focused upon: the understanding of cities as engines of development and the acknowledgement for the fundamental role of culture and cultural heritage for sustainable human development. Goal 11 of the overall 17 Sustainable Development Goals (SDG) 2030 adopted by UN Summit in September 2015 put an accent on cities and their role on the way to sustainable development. Under Item 11.4 of the document the fundamental role of culture and heritage for human development was explicitly acknowledged. That was unanimously supported by ICOMOS International community as it was in line with its major policy documents: Valetta Principles on historic cities and urban territories (2011); Paris Declaration (2011) regarding heritage as engine of development; and Hangzhou Declaration of UNESCO (2013) positioning culture at the heart of all policies for sustainable development. Despite being repeatedly mentioned, the term“public space” was only vaguely defined in the initial official documents, which built the frame of European urban policy. The Green Paper on the Urban Environment (*ECC, 1990*), being the start of a new focus on urban issues, insisted for preservation and development of the traditional European city, characterized by density, multifunctionality and cultural diversity. The Charter of European towns and

cities entitled “Towards urban sustainability”, the so called *Aalborg Charter*, (EC, 1994), also acknowledged that European cities have survived as centres of social life. No explicit features of the public urban space were discussed in the European Common indicators (EEA, 2001), produced to provide comparability of European cities with regard to the quality of the urban environment. Yet, a next scientific report (EEA, 2002) proposed to include the “accessibility to citizens of local open public urban spaces and services” as a main indicator (‘accessibility’ was there defined by the location within 300 m from the dwelling, and open public spaces according to the document included “parks, open spaces for pedestrians and cyclists, sports facilities, private spaces with a free access”, but no pedestrian streets with a prevailing shopping or office character). The authors however stated that open urban space is of vital importance to the quality of life and to local sustainability but did not try to assess either the quality of urban spaces or the effectiveness of their functioning.

About a decade and a half later, the topic was already in the focus of urban debate. At the European level, the Namur Declaration, adopted in April 2015 by the 6<sup>th</sup> Conference of Ministers Responsible for Cultural Heritage claimed that the European Cultural Heritage Strategy for the 21<sup>st</sup> century should be built on three main pillars: (a) heritage and citizenship; (b) heritage and territorial governance; and (c) heritage and sustainable development. The accompanying Guidelines explicitly recommended spatial governance to be based on heritage as a resource and that it should strengthen the role of cultural heritage in the development of public spaces.

The culture-related urban planning challenges were addressed by ECTP-CEU (the European Council of Spatial Planners) in the European Charter on Participatory Democracy in Spatial Planning Processes, approved at the ECTP-CEU General Assembly, Dublin in October 2015. It was there acknowledged that every planning action is basically a cultural action. The Charter explicitly underlined that participatory democracy - as complementary and not opposing to representative democracy - has to be used in spatial planning processes as a core value for an advanced and healthy democracy. It was also claimed “crucial for the future of European societies based on freedom, human rights and respect for cultural diversity, to make sure that planning processes are fair and respectful of the diversity of opinions and needs” by ECTP-CEU Honorary President Luc-Emile Bouche-Florin. The need for moving from policy formulation to practical social action is increasingly focused upon as a major challenge of the present day. Planning for public space was also unambiguously linked to urban culture by the annual European Prize for Urban Public Space 2016 in the selection criteria applied: (a) the urbanistic character of the intervention; (b) public ownership of the project; (c) clearly addressed functions of the public urban space; (d) contribution to overcoming social fragmentation by removing physical and symbolic barriers to the use of the space; and (e) citizens’ participation in the creation and maintenance of the place (Angeles, 2010). The interlinkage between policies for safeguarding cultural heritage and these contributing to sustainable urban development was comprehensively addressed by the EU funded HerO (*Heritage as an Opportunity*) project (lead partner: Regensburg, Germany), which put in its practice-oriented guidebook (2011) a special accent on civic action for heritage preservation through Local Support Groups and on the importance of identifying diverse needs and motivations for acting.

One of the major thematic areas of the Third United Nations Conference on Housing and Sustainable Urban Development (HABITAT) III Conference in Quito, that of social cohesion and equity, repeatedly addressed urban public space when keeping an explicit focus



on urban culture and cultural heritage. UNESCO Global Report 'Culture: Urban Future' launched at the conference on 18 October 2016, and the Alameda Village project presented by ICOMOS International in Quito, claimed for the important role of culture and urban heritage for Sustainable Urban Development and provided sound argumentation and practical examples of culture-based approaches to conceptualizing and managing historic public places in the city in a way supportive to the cultural continuity of the urban process. They concluded, yet, that deeper research on urban public space is to be encouraged in order to enhance various actors' capacity to respect, understand and influence the cultural dimensions of the urban process.

### **Contemporary Urban Processes in Bulgaria and Public Space Transformations**

The profound societal transformation in the country, which started in 1990 brought about considerable changes in all spheres of urban life – political as well as economic and sociocultural ones. The democratization and pluralism of political life went in parallel with increasing political dynamics and instability. Changes in the constitution, as well as amended or new laws and regulations provided the frame for the shift from centrally planned to market-led economy and enabled privatization and restitution of real estate properties. That was accompanied by incoming foreign capital and companies. The stratification and polarization of society and the ineffective mechanisms of social security went hand in hand with the emergence of civil society.

### **Urban transformations since 1990: impacts on cultural heritage**

The transition processes influenced all aspects of urban life. The urban process was increasingly dynamic in larger cities – it resulted in a changing scale and densification of the urban fabric in city centers, social and spatial segregation, and urban sprawl at the peripheries of large cities. Structural unemployment and emigration flows caused dramatic shrinkage of population in medium-size and smaller settlements. The general retreat of the public sector from the responsibility for managing urban space resulted in long-term negligence and growing ineffectiveness of the outdated technical urban infrastructure. Regretfully, the multifaceted nature of urban spatial restructuring in that period and its influence on public space functioning has not been studied enough yet, except for very few exceptions.

The country's accession to EU in 2007 brought new chances and new challenges to urban planning and governance. The Operational Programs enabled the access to funding for regional development and social cohesion; a broader exchange of experience was motivated and put into action through EU projects and networks. Starting from the larger municipalities and going to the middle-sized and smaller ones, integrated and strategic planning approaches and relevant planning instruments were introduced and promoted. It also stimulated changes in the established planning culture by bringing participatory planning aspects to the focus of public debate. A transition from imperative solutions to continuous coordination of interests and actions was claimed to be a relevant response to the dynamics of the planning process. Yet, the paradigm shift from "planning for people" to planning with them proved to be a difficult process – it was considerably hampered by hidden agendas, bureaucratic procedures and corruption. It still requires building of mutual respect and potential for dialogue, providing available and understandable information, guaranteeing transparency of the decision making process and taking the responsibility for effectively putting decisions and plans into action.

The abundant cultural heritage in Bulgaria is the result of millennium-long development. Monuments of national and international importance had been during the previous, socialist, period owned or/and explicitly protected by the State. Yet, in the first decade after the changes in 1990s there was a general retreat of the public sector from both urban planning and heritage protection in terms of funding and expert services. The restitution process resulted in changing the ownership on numerous real estate cultural properties of considerable value. The new private owners were however largely incapable for maintaining their property (both financially and with lacking expert support). It should be, however, also mentioned that the emergence of civil society was largely linked to citizens' groups standing in defense of threatened monuments of culture in various Bulgarian settlements. Despite recent efforts for updating and improving the national legislation on cultural heritage protection, the expert capacity at all levels was continually shrinking and cultural heritage vulnerability was growing up fast.

Two parallel tendencies are increasingly visible in and around Bulgarian settlements of today: (a) general lack or insufficiency of public funding for the protection of cultural heritage in parallel with the inadequacy of active legislation in the field, and (b) a growing number of conjecture-based reconstructions of cultural monuments supposed to provide economically beneficial tourist attractions in the lagging regions of Bulgaria, which were funded through EU program for regional development. The pressure on cultural monuments and on historically formed urban structures caused the start of a heated public debate on who needs heritage, who knows how to protect it, and who should decide on how to use it. It also made the lack of management, institutional and expert capacity clearly visible.

### **Public urban space and public life**

At the beginning of the 'transition' period in 1990s public urban space underwent fast functional as well as morphological transformations due to the undertaken privatization and restitution of urban real estate properties. Changes and emerging problems were many times addressed in political and professional debate and as a reason for civil protests; they were attributed to the imperfect and continually amended legislation basis, to the restitution and privatisation model applied in the country, or to the lack of competence and suspected corruption of local authorities. There was also a presumption that these were all part of general global tendencies, undermining the ability of traditional urban space to effectively provide for contemporary social interaction. Yet, neither concept provided guidance to urban practice.

Open public space in small Bulgarian settlements was at the beginning of the transition period largely neglected by both policy and research. Yet, an early research attempt in late 1990s, an academic research project on the spatial development of small settlements in Sofia Municipality (Dimitrova et al., 2000) aimed at tracing the interaction of the economic, social and cultural values of sustainability that influence spatial development of the settlements. The study tried to build the basis of a conceptual vision about the qualitative information and respective 'soft' indicators needed in support of sustainable spatial planning policy at the local level. The research results outlined that the traditional foci of public life - the square, the mayoralty, the church, the local cultural centre, were still estimated by local inhabitants as most important places in their settlements. It became also regretfully obvious that these places often failed to meet the value expectations of the inhabitants and as a result many social activities were moving away from public to private space. The results gave the ground

for a recommendation to policy and planning practice to carefully detect and respectfully treat the publicly valued public foci – the ‘strategic points’ in the settlement structures in order to support the ‘cultural dimension’ of development (Dimitrova, 2000). A number of further internationally supported academic efforts (Austrian-Bulgarian ACT project; FP5 PETUS project, etc.) contributed to providing insights on various aspects of the ongoing processes in public urban space. Indicatively, civic action in defense of public space brought about a stimulus to the civil sector development in the country. The increasing interest in refurbishing public space was motivated since 2007 by the funding provided through EU Operational programmes for regional development. The renewal and refurbishment of the central squares and streets of the settlements sought for broader visibility and attractiveness of the efforts undertaken. Yet, the first programme stage addressed only several larger cities with no monitoring of long-term results envisaged. A number of undertaken architectural competitions in Sofia in the last decade with a focus on central public places made clearly visible the risks of fragmented efforts with mainly aesthetic considerations and minor sensitivity to the urban process and to socio-spatial identity. An initiative of the new architect-in-chief of Sofia, that brought the worldwide famous architect Jan Gehl to Sofia in 2017, was a chance for broadly discussing problems and priorities in organizing public urban space in the city. It also confirmed the need for interdisciplinary urban research in order to provide practical guidance on how to understand, forecast and influence the transformations of open public space, what is the rationale of defending it, who has the responsibility for that and how to build up the capacity of doing it in an equitable manner.

### **The Historic Town of Nessebar: Public Space in the ‘Preservation vs. Development’ Dilemma**

The Ancient City of Nessebar town has been under State protection as a national monument of cultural heritage as an archeological and architecture reserve since 1956. It was inscribed in the WHL of UNESCO in 1984 under criteria (iii) and (iv)<sup>2</sup>. Being the only Bulgarian settlement enlisted in UNESCO World Heritage List (WHL), the Ancient City of Nessebar has got a unique statute of preservation in the country. It is therefore indicative for the challenges to meet in preserving the cultural value of a site of millennia long history while providing high-quality urban space for the local community of today and meet the demands of increasing tourist flows. The number of inhabitants in the town has been considerably fluctuating since early 20<sup>th</sup> century – growing from 2 065 in 1934 to 8 604 in 1992, then shrinking to 6 187 in 2000 and growing again to 10 921 in 2007. According to published data the overall number of the inhabitants (in both the historic and the contemporary part) in 2015 amounts to 12 275, yet details about the exact number of population in the historic part are difficult to access in published data<sup>3</sup>.

### **The Ancient City of Nessebar: historic and early 21<sup>st</sup> century real-life context**

Situated on a small peninsula, 850 m long and 350 m wide, and linked with the mainland with only a narrow winding isthmus, Nessebar is one of the most ancient towns in Europe with a history of more than 3200 years (**Fig. 1**).



*Fig. 1. The Ancient city of Nessebar – location and contemporary image (source: Nessebar municipality website, <http://nessebarinfo.com/>)*

The ancient Thracian Melsambria was colonized by Greeks of Dorian origin at the end of 6<sup>th</sup> century BC and under the name of Messambria reached impressive prosperity in 3 – 2 c. BC. Through its two convenient harbors the city maintained commercial links with the towns from the Black, Aegean and Mediterranean coast; that provided the basis for its economic, cultural and spiritual prosperity. Permanently included in the limits of Roman Empire in the beginning of the 1st century AD, Messemvria remained an important trade and cultural center along the Black sea coast of Roman Thrace. Moving the capital of the Roman Empire to Constantinople and accepting the Christianity as official religion provided favorable conditions for the renaissance of the Black Sea towns - basilicas, fortification walls, new water supplying system and town terms were built in Messemvria. The town was first included in the Bulgarian State in 812 and then later on from 1201 to 1263. It played an important role in the political history of Bulgaria and Byzantine Empire. During the 12th - 13th century active trade links were developed with the Mediterranean and Adriatic lands and with the kingdoms in the north of Danube. The two churches - *St. Stephen* Church and *St. John the Baptist* Church (still well preserved today), were built in the 11<sup>th</sup> c.; they were the prototypes of later masterpiece churches from 13th - 14th century when Nessebar enjoyed particular prosperity and developed as an important spiritual and religious centre. In 1366 the town was conquered by the knights of Count Amedei VI of Savoya and later turned over to the Byzantine Emperor to fall under the Ottoman rule together with Constantinople in 1453. During the centuries of the Ottoman rule Nessebar harbour continued functioning as a main import and export center on the Black Sea coast; some of the monasteries and their scriptoria were still operative until the 17th-19th centuries. The traces left in Nessebar from the Bulgarian Revival period comprise residential buildings of the Black Sea house type, some windmills, a public bath and fountains for drinking (Stancheva, 2010). In early 20<sup>th</sup> century Nessebar was a small town with a community mainly relying on fishing, vine- and flax-growing (Fig. 2).

Tourism developed as a leading economic sector in the area in mid-1950s by decision of the socialist State when the peculiar climate and the 8 km long and 30-60 m wide beaches of high-quality sand were estimated as valuable natural resource to use. Following a decision by the Council of Ministers, first the design (arch. Nikola Nikolov and team) in 1957, and then the construction in 1958 of *Sunny Beach* Resort started north to Nessebar isthmus. The resort later on developed as the largest and most thriving seaside resort of Bulgaria<sup>4</sup>. There are 11 cultural centres in the municipality. The first cultural centre in the town of Nessebar, established in 1905, is still actively functioning, complemented by a municipal theater. A second one, named *Mesemvria-2015* People's Cultural Center<sup>5</sup>, was established in 2015, the founders proud of it being the only cultural centre in the country with no municipal or State funding. The cultural life of the municipality is nowadays enriched by a number of international art festivals, the *Sun, Joy, Beauty* International Children's Festival and a traditional Honey Festival in the town of Nessebar.

The development of international tourism in the close vicinity of Nessebar stimulated the development of cultural tourism in the historic town and motivated the fast growth of the so-called New town of Nessebar in the mainland. After the fall of socialism Nessebar agglomeration, including the totally restructured *Sunny Beach* resort, developed as the largest tourist agglomeration at Bulgaria seaside with overall 155 000 beds and 3500 catering facilities. The area was regrettably overdeveloped with no adequate planning and urban infrastructure; it irreversibly lost its initial charm – the unique forests landscape and the human scale of the



Fig. 2. local inhabitants - traditional fishing in early 20<sup>th</sup> century



Fig. 3. (a) The Nesebar Bay; (b) The Old and the New Town of Nesebar (source: <https://mapcarta.com/Nesebar/Map>)



Fig. 4. Recent development in the New town of Nesebar: (a) densification and resulting silhouette; (b) damages on the beach

Modernist resort architecture of early 1960s (Zinganel et al, 2013). The densely built resort agglomeration is still growing today despite the degrading quality of the environment. Agricultural activities, mainly in orchards and small family farms, are prevailing outside the resort complexes. The fast growth of the New Town of Nesebar in close proximity to the historic property in the post-socialist period responded to market demand and short-term investment interests for providing tourist accommodation and real estate property for sale (Fig. 3).

The transition processes in the country after 1990 - the retreat of the state from heritage protection and management, decentralization of governance greater power to municipalities, tourism pressure, left their visible traces in both the Ancient Town of Nesebar and the surrounding area. The fast and intensive development in the new town have considerably changed the scale and the silhouette during the recent two decades (Fig. 4a); striving for maximum profit have caused visible damages to the sand beach (Fig 4b). Shopping and entertainment activities have largely conquered ground floors, buildings facades and open public space during (Fig. 5). While being overcrowded during the season open space in the historic town remains deserted and empty after its closing down (Fig 6); existing public greenery in the historic town was carefully maintained, yet new hotels intruded the space around protected monuments (Fig. 7); the dense new development in the buffer zone aimed at maximum profit in close proximity to the site (Fig.8a), while large hotels in the historic town started appropriating adjacent pedestrian area and street space claiming concern about pedestrians' safety and calmness for (Fig. 8b).

It was within the turmoil of current development that local people, not always easily visible among visitors, live their everyday life, keep their traditions and try to balance all the benefits and restrictions of being inhabitants of an enlisted historic town (Fig. 9) and the municipality provided needed essential educational infrastructure and place for mobile shopping services (Fig. 10).



Fig. 5. Street vendors during the tourist season



Fig. 6. Street catering facilities during and after the tourist season

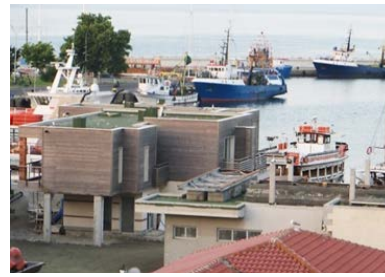


Fig. 7. Medieval churches and the surrounding urban space (a) Christ Pantocrator Church (13<sup>th</sup> – 14<sup>th</sup> century); (b) St. John the Baptist Church (11<sup>th</sup> century) and the newly built Royal Palace hotel behind it.

Fig. 8. (a) dense new development in the buffer zone; (b) pots hampering free movement and street parking in front of the Castro Mesemvria Hotel



Fig. 9. (a) Jazz players in front of a cafe; (b, c, d) Local citizens in the urban space of Ancient Nessebar



Fig. 10. (a) A mobile bookshop parked at the buffer zone; (b) the kindergarten gate; and (c) the primary school yard in the ancient city of Nessebar

### The ‘experts-politicians-citizens’ action and debate on Nessebar cultural heritage

The continuous effort aimed at the preservation of the unique cultural heritage of the ancient city of Nessebar covers a broad process with a variety of actors involved - international funding institutions, international, national and regional experts in heritage preservation; national, regional and local authorities; public and private cultural institutions; business actors from the tourism sector; inhabitants and visitors, real estate owners and tenants, etc. The process of complex interactions has been difficult to trace in detail but admittedly difficult and conflictual over time as it was influenced by complex development factors – international and regional as well as national and local. The action of heritage preservation experts and institutions was complemented by local authorities’ action, but also often misinterpreted and opposed by local inhabitants and numerous business actors.

### Heritage experts: efforts for preservation of heritage integrity and authenticity

The protection and management of the WHL property is carried out under the auspices of UNESCO and subject to ICOMOS international monitoring and advisory missions; it is comprehensively regulated by national legislation and respective regulations and plans<sup>6</sup>. The continuous investment interest, the unauthorized changes to protected buildings and the persistently increasing pressure from tourism, street vendors and catering services were the reason for the experts' growing anxiety about the effectiveness of efforts for protecting the historic urban structure and for their recommendations for applying stricter measures to counteract negative tendencies.

Following the long-term concern of Bulgarian national and regional institutions, ICOMOS reactive missions reports recommendations and the decisions of the World Heritage Committee (2010 and 2011), a comprehensive Management Plan (MP) for the property (still to be enacted) was commissioned by the Municipality and developed in 2014 by a national team of 27 experts and 2 consultants from the National institute of Cultural Heritage (Krestev et al., 2012). The Plan claimed to provide a collaborative framework for all stakeholders involved in cultural heritage protection. The MP team declared that cultural heritage is regarded in its broader urban context including the development of the urban functional systems and integrating the strategy of heritage preservation into the broader global aim of sustainable development.

The Management Plan analyzed the unfavourable tendencies in the public space of the ancient town and provided expert recommendations on a number of steps considered urgent: (a) gradually getting public space free from street vendors and catering activities by moving them to the designated areas in the buffer zone and the harbour; (b) preserving and restoring the structure and the authentic pavement of the traditional street network in the property and the buffer zone. The Plan team developed specific regulations on the spatial organization of activities in the site<sup>7</sup> and a locational scheme of information and advertising<sup>8</sup>; it identified nine zones of key importance with complex historic stratification. A pilot project of the Municipality named “Faith in Nessebar”, which received EU funding through the Operational programme for regional development (2007-2013) the conservation and preservation of several churches, for developing a cultural route to link them and for upgrading their adjacent public spaces, was successfully implemented in the period 2012-2014.

The Management Plan also tried to conceptualize the interaction among all the stakeholders involved in the heritage protection by developing an *Organizational scheme of the management process* (Fig. 11). The scheme however seems rather putting an emphasis on local institutions and their links to national and international ones. Population, business and NGOs are mentioned there as separate groups with no clear interaction with one another or with the political and expert levels. Yet, real-life processes seemed to follow a more complex pattern and indicated the need for further elaborating the scheme and identifying gaps and missing links at the local level.

ICOMOS monitoring and advisory missions provide reports about important on-site observations on the urban process and discussion on the effects of action undertaken or not undertaken yet. The latest ICOMOS reactive mission report on the WH site of Nessebar in late 2012 have distinguished three main groups of protection instruments – legislation acts, spatial development plans and management tools for the conservation system. It explicitly claimed the need for providing expertise on both heritage protection and urban development and current insufficiency of heritage protection expertise relevant the size and scope of the

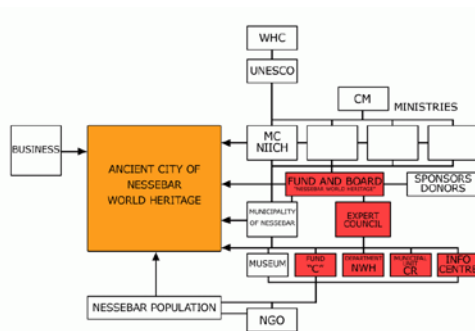


Fig. 11. Organizational scheme of the management process. (source: management plan of the ancient city of Nessebar, abstract published online, <https://pou-nessebar.org/en>)

particular task. The report, moreover, stands for guaranteeing particular expertise in contemporary urban planning and architectural design within historic urban environment. Integrated planning approaches are strongly recommended in developing the urgently needed new Master plan of the town, which should consider traffic and environmental issues in the old and the new town in an integral manner. The report places a special emphasis on needed prohibitions and restrictions to any action compromising the OUV of the site, yet also outlining the importance of expert support to private initiatives and interventions by means of guidelines and standards in order to meet residential and business needs. Real estate owners are mentioned with their obligations for keeping the integrity and authenticity; their logical striving for getting profit through leasing the facades is regarded as a factor of negative impact on cultural heritage appearance. The demolition of illegal buildings undertaken by local authorities in the historic town was highly appreciated as an important message that no such action would be tolerated in future. Yet, serious concern was also mentioned about identified interventions with legal building permits that had caused visible negative impact to the OUV of the property. The report accentuated on the importance of the Management Plan as a precedent in the country on how to treat actors' positions and linkages. The need for developing an integrated multi-institutional strategy for tourism development was claimed vitally important. Although standing for a 'double-priority' system in planning for movable facilities and relevant infrastructure, the report generally addresses local community as 'the population', being just a recipient of both support and restrictions.

#### **Local policy and action: municipal authorities, business and citizens**

The current mayor of Nessebar, Mr. Nikolay Dimitrov, was first elected as an independent candidate, supported by an initiative committee, during the local elections in 2007; he won a third mandate as a mayor in the autumn of 2015. He has taken a set of difficult responsibilities in managing the contemporary urban system integrating the historic town (the WHS), but also the New town of Nessebar and the Sunny Beach resort. An official positive message by the Mayor, welcomes visitors to the municipal website with a call to all citizens of Nessebar municipality to "be active and ambitious for the prosperity of our community". Local citizens had been surely active in an overall difficult political and socio-economic situation in the country. In the autumn of 2010 they had even initiated a petition for getting out of the World Heritage List as a reaction to the public authority's attempt for stopping illegal construction in the town. The petition had never been officially submitted - citizens themselves entered into debate, estimated costs and benefits and finally came to a consensus not to submit it; yet the initiative was indicative of growing tensions between experts and authorities on one hand, and local citizens, property owners, small local business on the other.

The public hearing on the Management Plan was organised by the municipal authorities in July 24, 2012, in line with the requirements of the active national regulations; it turned out to be an arena of heated policy debate where different positions – these of heritage protection experts, municipal authorities and local inhabitants, were expressed and defended. Heritage experts from the MP team insisted that the inhabitants should take their responsibility for preserving the world heritage site. They claimed the urgency for adopting the Management plan and the need for a new Master plan of the municipality; a clear national strategy on cultural tourism development was claimed fundamental and missing. On the other side the inhabitants of the historic town claimed being generally "tired of restrictions" and eager to



earn their living and “not to get compensations for doing nothing”. They expressed their disappointment for being needed “only as part of the tourist show” and insisted for justice in treating street vendors, who “should be allowed only among local citizens”. The further development of the process proved that despite being overloaded with emotion and too lengthy, the public hearing had its important impacts on all the actors involved.

In the updated version of the MP summary published online after the public hearing, the expert team repeatedly mentioned public involvement as an important aspect in the process. The team members were also aware of the importance of the Plan as a blueprint document for all next action on heritage management in Bulgaria. They claimed the document produced to be the first the country to take into consideration public needs and to envisage public participation in the discussion in order to stimulate public-private partnership in heritage protection and management. The space typology developed, identified five types of functional areas in the historic town, yet public space was mentioned in the one-year programme with only general terms and with no particular measures to consider and implement. The team put however a major focus on the temporary vending stands in the streets and squares of the town as major negative factors and recommended the provision of flexible movable services and the use of ground floors and yards instead. The team explicitly acknowledged that working legislation is important but also fair accessibility to urban space should be guaranteed. Experts also agreed that compensating local people for the lack of economic activity is not a solution.

Local activists focused their further efforts on two main priorities: (1) putting continuous pressure to the municipality for greater transparency of the decision-making process; (2) search for expert and business support at the regional, national and international level in building local capacity for action.

A Public Forum on “The role of local business for the protection and enhancement of local cultural wealth”, organized by *Mesembria-2015* Cultural Centre in June 2016, as an initiative for pragmatic self-organization of local inhabitants, invited as lecturers experts in the field of sustainable urban development and in tourism management. Despite the small number of inhabitants who attended, they were predominantly young ones, deeply dissatisfied with current situation and strongly motivated for a discussion (**Fig. 12**).

A small university educational project was initiated in the autumn of 2017 with the support of the Cultural Centre. It is supposed to result in a message about possible innovative approaches to the organization of the urban process. The students’ on-site investigation already identified inhabitants’ needs that are not adequately met in the historic town: lack of healthcare and other social services, unreliable public transport, difficult access to the administration services located in the New Town, lack of accessible and comfortable public space for local people. A public presentation of students’ ideas is intended in early 2018 that would be expected to be mutually beneficial to students and citizens by provoking a debate on values, priorities, needed and possible action.

A next step of *Mesembria-2015* Cultural Center was establishing contacts with the Organization of World Heritage Cities (OWHC). As a result, a representative of the Mesembria Cultural Centre was invited to attend the XIV World Congress of the organization, held in the city of Gyeongju, Republic of Korea, in November 2017 under the theme “Heritage and Communities: Tools to engage local communities”. Information was then presented to Nessebar citizens and discussed at the Traveler’s Club of the Centre. The Mayor was also invited, yet regretfully busy and not able to attend.



Fig. 12. Public forum discussion about the role of local business for the protection and enhancement of local cultural wealth, June 2016

### **The Learning Community: Challenges in Building Local Capacity for Action**

The process in Nessebar has developed within the dynamic context of Bulgarian transition to market-led economy evolving at different levels and characterized by specific conflictual interactions and numerous hidden agendas. It is, yet, also indicative for broader contemporary tendencies influencing open public space in historic cities and towns where the efforts for cultural heritage preservation have to find a meeting point and enter a dialogue with local inhabitants' striving for prosperity and better quality of life.

### **Public space, the Right to the City and the changing urban culture in Nessebar**

When speaking about defending and promoting the role of public space in the historic city, we need to keep it related to urban culture but also to human rights and responsibilities. Beyond seemingly a 'preservation vs. development' dilemma, the process in the historic city of Nessebar brings back to public and expert attention the 'right to the city' concept (Lefebvre, 1968). It was a clash of various claims for the right to using urban space, logically rooted in various needs and visions related to economic prosperity and local development. Continual restrictions and limited development opportunities through the years have turned to be a burden too difficult to cope with. Regarding culture as a framework for sustainable development requires defining cities by the opportunities they provide for human development. By putting economic activity principles in open space first in the public hearing debate, citizens claimed their right to relevant and equitable economic development and it could be surely considered a good starting point for the debate, yet a common long-term vision among experts, citizens and local authorities was still missing. Effectively working urban space is expected to acknowledge difference, diversity and conflict; to stand for developing tolerance, sense of community and shared values through interaction and debate. Cultural heritage is within such a framework "a unique resource, fragile, nonrenewable and non-relocatable, a key component of general public interest contributing to the creation of a more peaceful, just and cohesive society; a shared responsibility" (Namur Declaration, 2015). It would surely need time but also another type of competence on all sides to identify motivation and capacity for action, to outline conflicts but also potentials and possible synergies.

### **Promoting cultural values: whose responsibility, what expertise, which tools?**

The preservation of cultural heritage with an outstanding universal value in Ancient Nessebar has been in the focus of numerous actors working at different levels have been involved and all have been doing the best of effort – national and international expert institutions, national and local authorities, local and regional business companies, local citizens. A more efficient national legislation in the field of both urban development and heritage preservation would be surely needed to enable effective and participatory planning procedures and to guarantee effective defense of public interest and cultural values; and for applying transparent and efficient control mechanisms. Yet, a broader societal debate on values, priorities and needed practical steps would also require capacity for dialogue and strategic thinking by all the stakeholders and at all levels. Some steps undertaken by different actors after the public hearing in 2012 should be explicitly acknowledged. The expert team of the plan published an updated summary of the document online (in both Bulgarian and English language); an opportunity for uploading comments (regretfully with no comments yet) was also added at the updated site. An ICOMOS advisory mission invited to Nessebar by the State party in late

2017 was complemented by a workshop organized on-site in order to provide expert support capacity building for local action in the field of heritage preservation. In the meantime, a small proactive group of local citizens in Nessebar have already discovered the practical value of culture in community life and have undertaken strategic efforts for stimulating local dialogue and self-educating local people so that they could be efficient in heritage preservation on a more sustainable local development path.

Continual interactive education for all actors involved in the urban process still needs to be provided in order to guarantee reliable information, understandable to all the actors; effective communication procedures; legitimate decision-making process. The effectiveness of planning approaches in protecting and enhancing the cultural value of urban public space would still require a broad transdisciplinary dialogue in order to re-conceptualize values in a broader societal context.

Urban planning and monitoring instruments are nowadays extremely complex and require specific expert knowledge. Planning approaches would therefore need to develop efficient control mechanisms but also greater sensitivity to the urban process, as expert and local knowledge could be mutually supportive and educate each other only if built upon trust and respect. A competent but also sympathetic eye kept at today's multilayered picture of cities and towns of varying historic fate, location and spatial identity would be capable of discovering the cultural value of emerging processes in public urban space.

## **Conclusion**

The modelling of physical space in the city is the material manifestation of social interactions. Physical space then influences back the urban process in a variety of ways – both tangible and intangible. A living public space shelters multilayered practices to discover and understand, speaks in various voices to hear and respect; it requires action to undertake at both the expert and policy level. Public space in the contemporary urban context reflects complex, both local and global, interactions. Heritage preservation is nowadays considered an integral part of planning and governing urban development, and it is moreover increasingly acknowledged as a precious resource for going along a more sustainable development path to the future. Yet, tools for doing it are still to be conceptualized and mastered. We, as urban planning and heritage protection experts, are nowadays facing difficult issues of localizing our expertise in an ongoing societal debate: Is it worth to preserve buildings, complexes and landscapes, to “socialize” cultural monuments, to provide for the “beautification” of their environment without listening carefully and respectfully enough to the rhythm of our settlements and the values still kept alive under their physical image. Whose is the responsibility for keeping the town alive? Who is to decide on who should be admitted or excluded from urban public life – also through the way in which we design and manage public urban space? It seems nowadays urgent, and not only in Bulgarian cities, to firstly agree upon what the cultural values of the urban process are that we stand for, and only after that - what physical substance we want to remove or preserve in the city. Approaching local communities with respect and sympathy and acknowledging them as potential partners in the process is a first step on a long path of mutual learning and capacity building for practical action and interaction. It is probably worth reminding that cultural values are not to be taken for granted, they need to be continually re-conceptualized in a changing societal environment, integrated in everyday life and persistently defended when inventing the future.

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## Notes

- 1 *A first version of this paper has been presented at the International Conference of CIVVIH Sub Committee for Central and Eastern Europe “Quality of Public Space in World Heritage Cities. Opportunities and Threats”, 29th of June – 3rd of July, 2016, Český Krumlov, Czech Republic*
- 2 <http://whc.unesco.org/en/list/217>
- 3 *About 1 000 inhabitants of the ancient town are mentioned in the extended abstract of the Management Plan published at the official website of the municipality.*
- 4 *In 1959 the first foreign tourist of the resort was welcomed and up to 1969 one million tourists were already reported to have spent their holidays there. By September 1989 the number exceeded nine million. The first edition of the highly popular Golden Orpheus international pop-song festival was organized in the resort in 1965 and the tradition was kept alive till 1999.*
- 5 *The major activities of the Centre comprise book publishing support, organization of photo competitions, foreign language and drawing courses, etc.; a travellers’ club is also established and functioning. The main objective claimed at the website is “to promote the image of the town and to educate the inhabitants and guests of the town of Nessebar in a free spirit, sense of beauty and harmony” <https://mesemvria.com/>*
- 6 *Cultural Heritage Act (State Gazette No.19/2009); Ordinance No. 8 of the Culture Committee and the Committee on Architecture and Public Works of the architectural historical reserves Sozopol and Nessebar, SG 9/1981; the Directive Plan developed by the National Institute for Monuments of Culture (since 2009 National Institute for Immovable Cultural Heritage); The Construction and Regulatory Plan of the Ancient city of Nessebar, adopted in 1981, and the preliminary construction and regulatory plan (adopted on 30.07.1991 by the Ministry of construction and urban planning), which regulates land use, building types, etc.; The Spatial Planning Act (SG, No. 1 /2001 with amendments) and sub-delegated legislation relates to spatial and urban planning, investment projects and buildings in Bulgaria, which also determines particular territorial and spatial protection, and the areas of cultural heritage.*
- 7 [http://nessebarinfo.com/rules/Reklama\\_PRAVILA\\_12.07.2011.pdf](http://nessebarinfo.com/rules/Reklama_PRAVILA_12.07.2011.pdf)
- 8 [http://nessebarinfo.com/rules/Razpolagane\\_informacionni\\_elementi.pdf](http://nessebarinfo.com/rules/Razpolagane_informacionni_elementi.pdf)
- 9 [www.2017gyeongjuowhc.org](http://www.2017gyeongjuowhc.org)

# The Threatened Values of the Historic City of Vyborg, Russia

*Netta Böök*

The alarming condition of the rich multicultural built heritage of Vyborg calls for the attention of an international audience. In 2015 the historical centre of Vyborg was included on the World Monument Watch list of cultural heritage sites around the world that are at risk, and in 2017 an ICOMOS Heritage Alert process was initiated.

Vyborg (Fin. Viipuri, Swe. Viborg) is a north European city of medieval origin nowadays located in Russia approximately 40 km east of the Finnish border. It has always been a border city between east and west, and the borders have moved a number of times. Consequently, it has over the course of its history been part of different cultural and political spheres – German, Swedish, Russian, Finnish, and Soviet – and developed multicultural layers. Nevertheless, it retained a continuity of architectural development until the mid-20th century, and the layout is based on the general town plans of 1642, 1794, 1861 and 1932.

The city features 264 heritage objects, of which 17 are classified as federally valuable, 81 as regionally valuable, and 166 are listed as cultural monuments. These include one of northern Europe's first stone fortresses, medieval stone buildings, bastion fortifications from the 17<sup>th</sup> and 18<sup>th</sup> centuries, Revival and National Romantic-style buildings, and Modernist buildings from the 1930s, including the world-renowned city library designed by Alvar Aalto, which was beautifully restored in a Russian-Finnish cooperation project in 1994–2013. In the vicinity of the historical centre lies the impressive Mon Repos Park, established in the beginning of the 19<sup>th</sup> century.

Part of the charm of the town lies, in the words of Victor Dmitriyev, a Vyborg-based architectural heritage specialist and member of the St. Petersburg Regional Section of ICOMOS, in the “buildings dating from different epochs, varying in size, with straight facades along the streets and picturesque internal courtyard spaces” (Dmitriyev 2015, 59).

## **A short history of Vyborg**

The history of the city is generally seen to begin in the Middle Ages, in 1293, when Swedes built Viborg Castle on an island at the mouth of the Vuoksi River that connected, until the 17<sup>th</sup> century, the Baltic Sea to Lake Ladoga. The town of Viborg was officially founded in 1403 east of the castle island, and during the 1470s was surrounded by a stone wall, similar to the medieval towns of more southern regions of Europe. The town walls were later torn down, but Vyborg still has recognisable layers of its medieval past: the Clock Tower, the tower of the Town Hall and St. Olaf's Tower still dominate the town's silhouette, and the circular Cannon Tower from the 1550s dominates the Market Square that lies between the old and new parts of the city proper.

In the 17<sup>th</sup> century a regular town plan was laid out and a system of bastion fortifications constructed in defence against the Russians. Nevertheless, Russia captured Viborg in 1710, and the town, now called Vyborg, was annexed to the Russian Empire. Low stone houses and some fine pieces of neoclassical architecture were built in the city. Annenkrone, that is, the St. Anne's Crown bastion fortifications were built – in defence against the Swedes.

Soon after Sweden ceded Finland to Russia in 1808, Vyborg was incorporated into the



Fig. 1 Vyborg, the new general plan of Vyborg from 1861, after the demolition of a substantial part of the town wall. Drawing from the Provincial Archives of Mikkeli, Finland

newly established Grand Duchy of Finland, which was subordinate to Russia but had its own government and laws which were based on those from the Swedish era. There was no longer any need for fortifications; those in the town proper were demolished and a new, more modern general plan was approved in 1861. (Fig. 1) The commercial boom of the latter part of the 19th century led to a building boom in Revival and Art Nouveau styles.

In 1917 Finland gained the position of an independent democratic country, and Vyborg again became a border town. It was a markedly multilingual and multicultural centre of commerce and culture, which was effectively developed in terms of both planning and individual building projects. Several buildings in the town are representative of Modernist architecture.

After the Second World War Finland was forced to cede Vyborg and other territories to the Soviet Union. The inhabitants of Vyborg were evacuated to areas of present-day Finland, and the town was repopulated with Soviet citizens from elsewhere and with no prior knowledge of the town and its past. The Soviet authorities considered the surviving building stock of Vyborg a fundamental material resource that was to be utilized maximally, although it did not quite meet the ideals of Soviet society. The historical centre of Vyborg was, in the early Soviet plans, prioritized as a target of restoration and conservation, though the results of the plans remained modest.

The dissolution of the Soviet Union in 1991 marked a change of political atmosphere and enabled unrestricted interaction across the border. Vyborg was now recognized as an example of shared heritage. Vyborg had received already in 1970 the special status of a *historical town*, but its heritage values were officially reinforced in 2010 when it was included in the new plan of historical settlements of Russia. The historical settlements of the Russian Federation are supposed to have an approved master plan, legalized protection zones, building development regulations, and with special status for the historical part.

This is where the problems begin.

### **Concern about the common heritage**

The dissolution of the Soviet Union brought about serious threats to the heritage of Vyborg. The state-funded maintenance of buildings ran out of resources, and the privatization process led to an unclear chain of ownerships. Consequently, several sites registered as building heritage monuments fell into disuse and, due to lack of repair, are rapidly decaying. In April 2013, following a decision by the local government, the major part of one of the blocks in the historical centre was demolished, despite the fact that the block included buildings that had been registered as built heritage by the Leningrad Oblast Inspector of Protection and Conservation of Historical and Cultural Monuments. New construction that is not in accord with the historical surroundings is being built.

Concerned about the disquieting development in the historical centre of Vyborg, the Finnish National Committee of ICOMOS and several other Finnish architecture and building conservation expert organizations appealed in 2013 to the Governor of Leningrad Oblast and to the Minister of Culture of the Russian Federation. Also the St. Petersburg Regional Section of ICOMOS appealed to high-level Russian authorities in order to prevent the further destruction of nationally and internationally valuable joint European building heritage.

In February 2014 an international seminar on the preservation of the multicultural heritage of Vyborg was held in the newly restored Alvar Aalto Library in Vyborg as a joint venture



*Fig. 2 The Vyborg City Library, designed by Alvar Aalto and completed in 1935, is a celebrated example of a well-managed and high-quality restoration of a Modernist building. Photo Netta Böök*

of the Finnish National Committee of ICOMOS, the St. Petersburg Regional Section of ICOMOS and the Finnish Architectural Society. (Fig. 2) The two-day seminar produced a road map for the preservation of Vyborg's heritage that was also approved by the Leningrad Oblast Branch of the All-Russia Society for Protection of Monuments of History and Culture VOOPiK, the Committee for the Historic, Cultural and Spiritual Heritage at the Civic Chamber of Leningrad Oblast, the St. Petersburg Association of Architects, the University of Turku (Landscape Studies), Aalto University Department of Architecture (History of Architecture), Tampere University of Technology Department of Architecture, and Europa Nostra Finland.

In March 2014 there were positive signs from the Russian Federation and the Leningrad Oblast regarding the preservation of Vyborg's values. Ample funding was allocated for the development and restoration of the town's historical centre, which was now envisaged as a tourist attraction of great potential. Vyborg also received approval for the federal programme for the preservation and use of Russian cultural heritage, and the Russian Ministry of Culture's development programme for "the preservation and development of small historic towns and settlements" under the category "large-scale investments".

Within the framework of the above-mentioned programmes, Vyborg would receive generous funding for projects and activities that encourage, among other things, cultural tourism: restoration of cultural heritage sites, reconstruction of lost monuments, promotion of art-related trades, branding, and a general upgrading of the standard of services and dwelling. Already in 2014–2015 the boundaries and objects of protection of the historical settlement were developed by the Moscow-based company Mosproject 2, and the concept plan for the development and preservation of the historical centre by another Moscow-based company, Tsentralnye Nauchno-Restavratsionnye Proyektnye Masterskiye [Central Scientific and Restoration Project Workshops] that worked in collaboration with the scientific, production and project-oriented association Soyuzstroyrestavratsiya of St Petersburg. The concept plan recommends that the multi-layered historical building stock, spanning in time from the medieval stone fortresses to the "Constructivist" architecture, should be utilized as the key capital for the evolving tourism industry, and that restoration and repairs should aim at returning the townscape to its 1939 appearance.

Thus, the prospects for the preservation of the cultural heritage of Vyborg seemed, at least on a theoretical level, promising – although the above-mentioned projects, despite the indisputable quality, did not correspond to the concrete needs and solutions regarding the acute problems in the protection of the Vyborg built heritage. This is made particularly evident by the construction of a highway, initiated in 2015, that runs through the historical park of Papula, which is located within the recently determined boundaries of the historical city of Vyborg that should be the object of preservation.

### **Two years having passed...**

When analysed in June 2016 in light of the road map, the situation had deteriorated according to the accounts of, among others, Victor Dmitriyev and Sergey Gorbatenko, the chair of the St. Petersburg Regional Section of ICOMOS Russia. Nothing much had changed for the better, but there had been devastating fires in buildings listed as heritage, as well as additional new construction incompatible with the historical city. Dmitriyev summarized the situation as follows, when comparing the current situation with the recommendations of the road map that had been addressed to the country's highest authorities in 2014:



Road Map: *“The territories of the cultural heritage objects in Vyborg, their protection zones, and specific town-planning regulations should be ratified.”* (a process that was initiated in the 1980s)

June 2016: No protection zone plan has been ratified. Few cultural heritage sites have confirmed protection zones. Specific town-planning regulations have not been ratified. New construction continues to take on disturbing forms and continues to have a detrimental effect on the historical urban structure.

Road Map: *“Historic buildings in need of urgent emergency repairs should be protected against violence and further deterioration.”*

June 2016: The rebuilding of the buildings that were damaged by fire or just by the ravages of time is proceeding extremely slowly.

Road Map: *“Any demolition and construction work or establishment of new building plots in the historical centre of Vyborg or within the proposed protection zones of cultural heritage sites should be immediately prohibited.”*

June 2016: Demolition and construction work continues.

Road Map: *“Creating new plots without any historical justification in the historical centre or within the proposed protection zones should be immediately prohibited.”*

June 2016: These have not been prohibited.

Road Map: *“Land use planning and infill development should follow as much as possible the historical land division and lot boundaries and scale of building.”*

June 2016: They do not follow these. New plots are being created without any regard to the historical boundaries; new buildings appear disproportionate to their surrounding cityscape.

Road Map: *“Historical buildings in need of urgent emergency repairs should be protected against violence and further deterioration.”*

June 2016: Nothing has been done. None of the sites listed on the conservation programme in 2014 have been conserved.

Road Map: *“The ownership of historical buildings that need protection and preservation should be examined and settled.”*

June 2016: They have not been examined and settled.

Road Map: *“It should be urgently resolved whether it would be appropriate to transfer the management of federally important and federally owned monuments to Leningrad Oblast, so that the questions of responsibility would not cause delay to immediate repairs.”*

June 2016: This has not been done.

Road Map: *“Professional and international cooperation should be organized in the field of research, restoration and heritage maintenance, including long-term management projects, based on the Russian legislation for building conservation and restoration techniques, and on the international principles for preserving historic cities.”*

June 2016: No professional international cooperation has been organized.



Fig. 3, 4 The medieval Dominican church served as a factory during the Soviet era. It now stands abandoned. Photo Netta Böök



Fig. 5 The fine Art Nouveau building Domus or Goving (Rus. Hoving) House from 1903 has ended up as a ruin. In the 1980s there were plans to convert the building into a hotel, but the works were interrupted, and eventually Domus was robbed of its interiors. Photo Margaretha Ehrström, 2015

Road Map: “Communication on the methodological approach to the conservation of Vyborg should be facilitated by a regularly convening international group (methodological board).”

June 2016: No methodological board has been organized.

Road Map: “A long-term management plan for the preservation of Vyborg should be produced as a joint effort of both domestic and international stakeholders.”

June 2016: The management plan has been produced as an exclusively domestic effort.

Road Map: “An ICOMOS Heritage Alert process should be prepared in cooperation between the St. Petersburg Regional Section of ICOMOS and the Finnish National Committee of ICOMOS.”

June 2016: The process was prepared in 2016.

### Summary of problems (Fig. 3, 4, 5, 6, 7, 8, 9)

The legislation of the Russian Federation on the protection and conservation of the cultural heritage is relatively well established and provides a theoretical framework for protection. Nevertheless, it seems that this legal instrument dealing with the protection of the cultural, archaeological and architectural heritage has become a complex, bureaucratic and hierarchical system, and one, moreover, that is ineffective. In June 2016 it was obvious that in the case of Vyborg there were several great problems that hindered the application of an efficient preservation policy, including the following:

- Ignorance of the values of the historical city.
- An inadequate general plan that contains no ratified protection zones for cultural heritage sites.
- Extremely meagre financial resources.
- No local professional resources in the field of heritage / conservation (the above-mentioned large-scale development projects are not steered by local authorities in Vyborg, but rather by the federal authorities in far away Moscow).
- No organized heritage management.
- Lack of interest among the town’s administration.
- Unclear ownership of properties.
- Unclear responsibilities between the town of Vyborg and Leningrad Oblast (federal monuments).
- Other structural problems, such as corruption and a hierarchical power structure and bureaucracy.
- Policy of hollow phrases and promises that are not fulfilled.
- Despite mutual attempts for a dialogue, no options exist for Finns for a productive participation in the discussion of Vyborg’s heritage and development.

### Signs of improvement

As an update of the situation in March 2017, there are some encouraging developments to announce. The federally owned monuments – mostly dating from the Middle Ages or early Modern Era – are now managed by the Vyborg Castle Museum, and their restoration is, according to the information from the director of the Castle Museum, Vladimir Tsoy, mostly scheduled to begin in the course of this year. These monuments include the Clock Tower, the City Hall Tower, and St. Olaf’s Tower. Also a regularly convening advisory restoration council of



Fig. 6 In July 2014 a fire destroyed the roof, corner tower and two upper storeys of the Neorenaissance building at Severnyi Val 11 dating from 1897. In June 2016 the building was still unprotected from rain and snow. Photo Netta Böök



Fig. 7 The ruins of the urban quarter delimited by the streets Krepostnaya, Krasnoarmeyskaya, Storozhevoy Bashni, and Krasina, in 2013. There are places in the town where it seems as though it was only yesterday that the war ended. The city-owned block that was almost completely demolished in 2013. Photo Netta Böök



Fig. 8 The ruins of the building on 8 Vyborgskaya street. Photo Netta Böök 2010

domestic specialists in the field of conservation and heritage preservation has been organized; according to Tsoy, they are “independent experts, not involved in current projects in Vyborg”. According to the information gathered from Russian colleagues, another fundamental change should take place in April 2017: the Department for Protection, Preservation and Use of Cultural Heritage Sites under the Culture Committee of Leningrad Oblast is being reorganized, and a new department should be formed on the local level, that is, in Vyborg. This would be a significant step in terms of heritage management and would certainly have a positive effect on the general attitude towards the cultural heritage of Vyborg. Nevertheless, the challenges will be numerous.

#### The present short article is to a large extent based on the following sources

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ICOMOS Heritage Alert for the Historic City of Vyborg Russia, 2016.

e-mail communications with Victor Dmitriyev, Sergey Gorbatenko and Vladimir Tsoy, 2016-2017.



Fig. 9 Guardhouse in the Annenkronne fortress, damaged in a fire, viewed in 2013. Photo Netta Böök

# Quality of Public Space in World Heritage Cities Opportunities and Threats

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