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MANAGEMENT PLAN OF HISTORIC CENTRE OF OPORTO - WORLD HERITAGE

II. LEVEL MASTER'S THESIS

Giulia La Face Architect

Mentor/s: Professor Falini Paola

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TO MY FRIEND JESSICA

THANKS TO

A SPECIAL THANKS TO PROFESSOR PAOLA FALINI, WHO TAUGHT ME A RIGOROUS WORK METHOD AND SUGGESTED VALUABLE REVISIONS TO MY TEXT

TO PORTO VIVO SRU ENTERPRISE AND IN PARTICULAR TO THE PHILOSOPHER- ARCHITECT RUI RAMOS LOZA OF WHOM I ADMIRE THE DAILY WORK FOR THE RECOVERY OF THE HISTORICAL CENTER OF THE CITY OF PORTO

TO MR. CARLOS MARTINS WHOSE PERSEVERANCE, STRENGTH AND RIGOR HAVE INSPIRED MY CREATIVITY

TO MY FAMILY, FOR ALL

This experimental thesis is applied to a practical case study on the Management Plan of the Historic Centre of Porto World Heritage, which was sent to UNESCO on 5th December 2008, and in which I actively participated in the analysis drafting and in the composition of texts.

It was very useful for me to make a comparison with the Italian method learned during the master course. My supervisor, Professor Falini, during the year of study, showed us her excellent work.

My contribution to the work done has helped me to decide which topic I would deal with and to find the enthusiasm to develop a possible model of management for the historic centre of Porto.

Most of the supporting materials for the analysis is part of a bibliographic research; although my personal preparation leads me naturally to focus on architecture component of the city system, I will shortly comment some/many of the studies developed by citizens of Porto that I have analyzed about other areas of influence such as engineering, economic, socio-anthropological, environmental, infrastructure.

In light of the analytical information available for the plan and collected for his writing, I used the statistical studies in the socio-economic and tourism area to develop my analysis and my proposal. My personal contribution is primarily in the area of architecture and the state of conservation of the property, which I attended personally and the whole plan of action.

Since the city system is vast and complex and the involved areas are many and different, the team study of analysis and of plan model for administration must be multidisciplinary and there must be willingness of all members to share, to collaborate and to interact with other spheres of influence that aren't their competence.

I can say on my opinion that is not absolutely easy to get prepared for such events, but the results obtained is the most rewarding.

Remaining parts of reflection, introduction and conclusion are a personal work of constructive criticism done on the field trying to reach a different structure, actions program and different ideas.

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1. THE HISTORIC CENTRE OF PORTO

The town of Porto, located in the northern part of Portugal, is the second largest after Lisbon. The total population of Porto's metropolitan area amounts to 1,7 million inhabitants, of which 1,200,000 only in the urban area.

Known worldwide for its wine and its historical centre, classified by UNESCO as World Heritage in 1996, Porto is called *Cidade Invicta* – invincible city. From its name originates the name of the country, Portugal which derives from *Portucale*, a name composed by "Portus" and "Cale" which means Cale's seaport.

We must start by analyzing the criteria by which any good is classified, then we should always keep those in mind as the plan is being developed so that these core values remain intact in the future.

As I like to say, just walking through Porto's streets, the striking feature of this place which is echoed in the statement of its criteria, and to which I am particularly close, is its historical and stylistic overlap found in each building of the historical centre.

It may be noted, in map but also in elevation, a number of "mending" which goes through all eras and styles, and that all together with the orography of the terrain make it a unique place. Each building is a sum of singular and popular values and mental efforts of its ancient manufacturers and inhabitants, who have inhabited this land, first forced and enclosed within the walls, to which is due a long and narrow lot typology, and then slowly and prudently populating the area outside the walls, first along the main streets, around the religious sites and centres of power and then filling the remaining spaces.

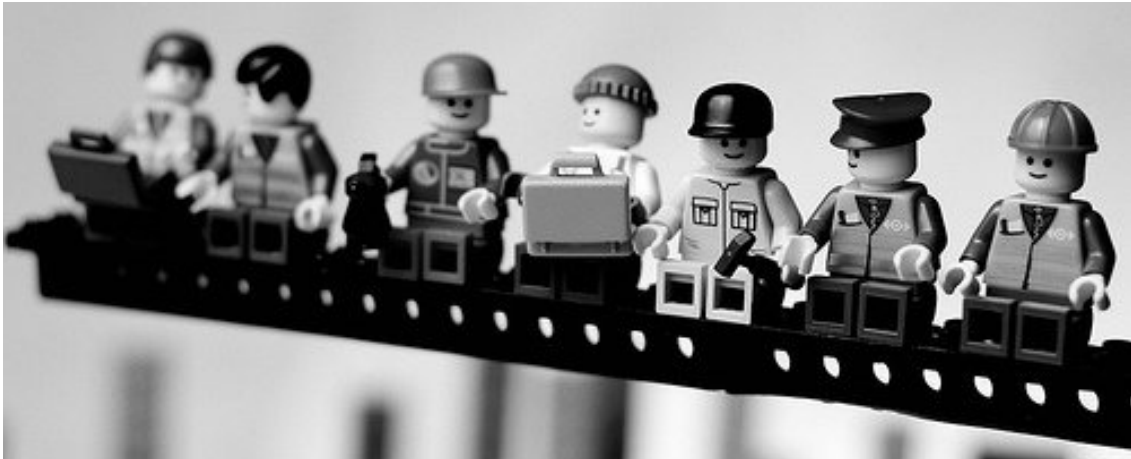
Premises built with local materials, such as stone of gray granite and wood from the bordering forests that had a specific length - 5 meters on average - required by the transport by boat, of a single span for houses. The churches are magnificent examples of granite vaults with sumptuous golden choir stalls from the Baroque century. Buildings representatives of the economic power, very strong because of relations with 'England during

the XVIII century, recall the theme of travel and use many exotic materials from the Brazilian and African colonies.

Besides that, there are many examples of large communities that had lived here or still have been staying here, like the English one, the Italian and the French. It is said that the Portuguese kings lived as French people, drank as English people and hired Italian architects.

The Catholic church has left many manifest traces. The great number of churches of the Porto's historic centre is an evidendence testifies that. What has been irretrievably lost are the remains of other minority communities such as the Jewish one, which was quite large, the Italian and the French, and now the Russian, Ukrainian and Chinese.





1.1 GENERAL FRAMEWORK AND THE INCLUSION IN THE LIST: OUTSTANDING UNIVERSAL VALUE

Below, the list:

"The Committee decided to inscribe the nominated property on the basis of cultural criterion ¹ (iv) considering that the site is of outstanding universal value as the urban fabric and its many historic buildings bear remarkable testimony to the development over the past thousand years of a European city that looks outward to the west for its cultural and commercial links."

"The authenticity of OPorto urban fabric is thoroughly genuine. It has witnessed more than two thousand years of occupation, with successive interventions, which left their imprint as time went by. The ecclesiastic buildings represent many more testimonies of its history."²

At the time of classification, the portuguese architect Viana de Lima, who cooperated with local office that was working on heritage rehabilitation of the historic centre of OPorto, proposed to local government the classification of that area. He had already dealt with classification of some others cities in Brazil, like for example the Portuguese colony Ouro Preto. ³

¹ *Criteria IV: to be an outstanding example of a type of building, architectural or technological ensemble or landscape which illustrates (a) significant stage(s) in human history;*

² *Management plan of Historic Centre of OPorto "A autenticidade do tecido urbano do Porto é total, testemunhando mais de mil anos de ocupação com intervenções sucessivas que foram deixando a sua marca. Os edifícios eclesiásticos são outros tantos testemunhos da sua história."*

³ Historic Town of Ouro Preto, **Date of Inscription:** 1980, **Criteria:** (i)(iii), State of Minas Gerais, S20 23 20 W43 30 20, **Ref:** 124

A group of ICOMOS experts in Portugal was called who at the time remained two weeks in territory and who advised local engineers about the possible site boundary corresponding to the Fernandine wall line, the medieval one, partially visible. The rest has been destroyed or has been incorporated into new homes.

Today it's recommended the creation of a Management Plan of the site with subsequent monitoring to ensure to local citizens, who are the agents and users, and to journals and international scientific community, who occasionally visit the site, the promotion, conservation and long-term management of this site.



1.2 WHAT'S HERITAGE ROLE IN OUR LIVES?

What's heritage role in our lives? Why to restore instead to loose, why not invest elsewhere or otherwise? How many times I 've made me this question along 5 work months at the Management Plan trying to giving me some personal reasons or supporting conversations with my portuguese colleagues.

There 's an answer and it's divided into two: one is because we haven't chosen: heritage in English language means "legacy", something, an object that we get from birth, that we have not asked, but we must take care, we must decide what to do with. Other is that we really recognize universal value in our lives and we defend it as a good that, if lost, leaves us poor. I find that are ideas from past and now they are part of our visual memory and they help us to maintain awareness of what it was, like a warning for what it will. They help us to train mind to difficult choices that are more challenging, they remind us that we are a thousand years old, hard and durable and it consoles us.

Process of preparation, discussion and promotion of this document is an extension of these concepts and they form the idea in our conscience that our heritage is a contribution in structuring our today society for the development of our territories.

*Cities are "ensembles of any group of buildings, structures and open spaces, in their natural and ecological context, including archaeological and palaeontological sites, constituting human settlements in an urban environment over a relevant period of time, the cohesion and value of which are recognized from the archaeological, architectural, prehistoric, historic, scientific, aesthetic, socio-cultural or ecological point of view."*⁴

Historic city centres are live realities, very different from their past, but still advantageous location in core of landscapes where distances are shorter and fabric is densify.

*The functional rehabilitation of the historic centres must try to find solutions via a balance of historical, urban and functional values of the past, current needs and the demands of the future.*⁵

It's important to return to economy life, tourist promotion and marketing of places as a source of energy for urban redevelopment.

In fact, cultural heritage is (or should be) increasingly recognised as a factor regarding:

- Cultural improving and attraction in national and international level;
- Qualification of the population.

The implementation of this plan is not only an instrument of taxation from high, but it's an essential tool for realization of self-sufficiency and local responsibility, operating with a universal value and with growth potential for urban development that can implement all the community.

It will provide the city a tool for planning, management and communication capable of promotion, enhancement, maintenance and life in long-term.

⁴ Vienna memorandum on world heritage and contemporary architecture – managing the historic urban landscape.

⁵ Source: Management Plan of Historic Centre of OPorto - World Heritage

1.3 THE NEED FOR A MANAGEMENT PLAN

Very important on this matter is a document that testifies the joint effort of the central government and the towns on UNESCO'S World Heritage list in trying to establish a common pattern that could be a guide for the drawing up of management plans that UNESCO, in those years, was beginning to request.

Quotation: *The model of management plan, at the basis of this document, it considers, therefore, implicitly defined the site as a place of active culture production, expanding the simple and traditional concept of a historic culture preservation place.*⁶

In the text edited by 'UNESCO "Operational Guidelines for the Implementation of the **World Heritage Convention**" (last version: January 2008) are defined parts and principles of World Heritage Convention of 1972. Are defined: States Parties, The General Assembly, The World Heritage Committee, The Secretariat, The Advisory Bodies, Partners, Definitions, World Heritage List, Tentative Lists, Criteria For The Assessment, Process For The Inscription, Process For Monitoring, The List Of World Heritage In Danger, The World Heritage Fund And International Assistance, The World Heritage Emblem and finally varios formats.

For sites that are trying now to subscribe to tentative list of World Heritage will be required a Management Plan and a Monitoring system.

Management plan and its guidelines are covered in Chapter IIIB point 5 and the monitoring in the point 6⁷.

What we can read there is the necessity to draw up this document, after choosing an appropriate team of technicians who can collaborate with Site amministration and local body which protect the property, an appropriate model and structure of analisys, monitoring is necessary to control the state of conservation of the property on long term.

⁶ Model for a Management Plan of Cultural Heritage _ Guidelines_ Paestum 25 and 26 May 2004

7 5. PROTECTION AND MANAGEMENT

PROTECTION: SECTION 5 SHALL INCLUDE THE LIST OF THE LEGISLATIVE,REGULATORY, CONTRACTUAL, PLANNING, INSTITUTIONAL AND/ ORTRADITIONAL MEASURES MOST RELEVANT TO THE PROTECTION OF THE PROPERTY AND PROVIDE A DETAILED ANALYSIS OF THE WAY IN WHICH THIS PROTECTION ACTUALLY OPERATES. LEGISLATIVE, REGULATORY, OPERATIONAL GUIDELINES FOR THE IMPLEMENTATION O 32 THE WORLD HERITAGE CONVENTION CONTRACTUAL PLANNING AND/OR INSTITUTIONAL TEXTS, OR AN ABSTRACT OF THE TEXTS, SHALL ALSO BE ATTACHED IN ENGLISH OR FRENCH.

MANAGEMENT: AN APPROPRIATE MANAGEMENT PLAN OR OTHER MANAGEMENT SYSTEM IS ESSENTIAL AND SHALL BE PROVIDED IN THE NOMINATION. ASSURANCES OF THE EFFECTIVE IMPLEMENTATION OF THE MANAGEMENT PLAN OR OTHER MANAGEMENT SYSTEM ARE ALSO EXPECTED. A COPY OF THE MANAGEMENT PLAN OR DOCUMENTATION OF THE MANAGEMENT SYSTEM SHALL BE ANNEXED TO THE NOMINATION. IF THE MANAGEMENT PLAN EXISTS ONLY IN A LANGUAGE OTHER THAN ENGLISH OR FRENCH, AN ENGLISH OR FRENCH DETAILED DESCRIPTION OF ITS PROVISIONS SHALL BE ANNEXED. A DETAILED ANALYSIS OR EXPLANATION OF THE MANAGEMENT PLAN OR A DOCUMENTED MANAGEMENT SYSTEM SHALL BE PROVIDED. A NOMINATION WHICH DOES NOT INCLUDE THE ABOVE-MENTIONED DOCUMENTS IS CONSIDERED INCOMPLETE UNLESS OTHER DOCUMENTS GUIDING THE MANAGEMENT OF THE PROPERTY UNTIL THE FINALIZATION OF THE MANAGEMENT PLAN ARE PROVIDED AS OUTLINED IN PARAGRAPH

6. MONITORING

STATES PARTIES SHALL INCLUDE THE KEY INDICATORS PROPOSED TO MEASURE AND ASSESS THE STATE OF CONSERVATION OF THE PROPERTY,THE FACTORS AFFECTING IT, CONSERVATION MEASURES AT THE PROPERTY, THE PERIODICITY OF THEIR EXAMINATION, AND THE IDENTITY OF THE RESPONSIBLE AUTHORITIES.

It would be favourable to take this opportunity in order to analyze the region, its condition and the threat to its good preservation as well as to reflect on the problems found and the best way to solve them.

United Nations Educational, Scientific and Cultural Organization (UNESCO) is a specialized agency of the United Nations established on 16 November 1945. Its stated purpose is to contribute to peace and security by promoting international collaboration through education, science, and culture in order to further universal respect for justice, the rule of law, and the human rights and fundamental freedoms proclaimed in the UN Charter. The organization is based in Paris, with over 50 field offices and many specialized institutes and centres throughout the world. ⁸

One of UNESCO missions is to maintain a list of World Heritage Sites and this means that there are places in the world with exceptional and inestimable value which loss would be an irreparably impoverishment for Humanity.

For this they deserve to be protected by all possible means, but especially with human intelligence and sensitivity implemented during classification.

Principles underlying this concept were reflected in World Heritage Convention adopted in Paris on 16th November 1972.

Each state member joint into the union perceives its value and the benefit to protect, promote and learn about the good in question, in its built, social and natural alleging.

Portugal joined to the Convention in 1980.

History tells us that since the WH list was created, various sites had advantage of providing visibility, even tourists, to their values in order to use a trademark, recognized as the symbol of the shield, certifying the authenticity and integrity.

*ICOMOS (the International Council on Monuments and Sites) is a non-governmental organization with headquarters in Paris, France. Founded in 1965, its role is to promote the application of theory, methodology and scientific techniques to the conservation of the architectural and archaeological heritage. Its work is based on the principles of the 1964 International Charter on the Conservation and Restoration of Monuments and Sites (the Venice Charter).*⁹

⁸ Fonte: wikipedia

⁹ Source: Management Guidelines 2008

1.4 MANAGEMENT PLAN: STRUCTURE

The structure of a management plan should involve a team of experts in various fields, provided with an autarkic experience and prepared to confront, as for the knowledge of the site, with the world of private individuals. It is fundamental that the team is representative of all parties involved in the plan and it should be coordinated by a single public body, because in this complex process leadership is important.

The old town/historic centre of Porto has a large number of issues that may concentrate in urban rehabilitation and revitalization of architectural heritage.

For this reason, most of the technicians should have some experience in the field of architecture and engineering, and they should work in cooperation with sociologists and economists.

Since from the tourist point of view, the promotion of the site is very important, some experts in this field, at national and regional levels, should be involved. As regards the preservation of the site, the local institution vouching for the preservation of the architectural heritage (IPPAR) and some representatives of the Catholic Church are involved.

A certain number of analysts and statesmen, provided with some experience in town planning and land management, should be involved during the analysis and monitoring phases.

The old town of Porto has a number of social issues related to the local population - and not the immigrant component -, hence one or two sociologists would be helpful in the process of drafting the plan in order to analyze the problems and find some solutions.

Organize punctual meetings among the various entities aimed at starting a process of confrontation and dialogue, is the best way to avoid the risk of transmit uncertainty or indifference to the local population.

This area of the town is very fragile and has been suffering from a state of neglect for 10 years.

One third of the area is abandoned and a 5% is in a ruin condition.

It needs urgently some measures that introduce some mild but widespread replacement in the urban tissue.

In order to make the plan sustainable all communities and ethnic minorities living in the old town should be taken into account and integrated into various activities.



LIMIT OF CLASSIFIED AREA_ COPYRIGHT: PORTO VIVO SRU

I personally would add the lack of a Risk Map complete and comprehensive and the lack of a set of regulations for good conservation practice as well as a lack of diagnosis of diseases of the built heritage.

In this way the creation of the Plan of Management has allowed one more time again the state of conservation analysis on built heritage and the dialog between various stakeholders on the problems and possible solutions.

The list, one more time, of historical and social values has made possible to understand its role in metropolitan dynamics of the city of Porto, in the region (in connection with other classified sites) and at national level.

The old town of Porto and the surrounding macro environment, namely the whole metropolitan area, is an attractive source because of many residents of the suburban areas who work in the city center; not really in the World Heritage area, which lacks of services, but in Gaia or in the nearby areas. This could be enough to justify a series of actions and proposals designed to increase the traffic between the old town and the surrounding port/harbour areas of Matosinhos Gondomar, near the sea or the river.

www.amp.pt

1.5 OPORTO CASE STUDY

I would like to say a few words about my experience in participating in drafting Porto's management plan, today published on the homepage of the municipality of Porto, <http://www.cm-Porto.pt/> page. I joined the team in charge of drafting the plan nearly 5 months, having the opportunity to enter the heart of the analysis of the site's conditions.

The situation of the historic centre of OPorto is complicated, because it has accumulated over time until today a wide range of problems and especially knowledge about management plans of classified sites is limited (as sources of August 2008 no other portuguese World Heritage historic centre have published a Management Plan).

The Management Plan is pioneer in Portugal so, after a study phase about physical condition of built heritage, green open space, population, resources and tourism business in the territory, the responsible group for creation of the Management Plan implemented a detailed study on other international management plan and international basic concept of UNESCO conventions.

For complexity of issues identified, this plan attempts to be innovative in finding solutions and flexible in the face of complex realities.

Management plan is a long-term planning analysis process; it defines intervention strategies based on different issues and on environment in which it operates, defining a model suggested by theory and international experiences that suggests a monitoring reports system for outlining successful actions and for guiding management model.

Implementation of management plan was given by Municipal Council of OPorto to a technical group working in a Public Society that is dealing with rehabilitation buildings in historic Centre (Porto Vivo SRU Society).

Through consultants help the responsible group for creation of the Management Plan tried to develop a coherent structure that was filled by ideas of all stakeholders operating in the city center and it tried to build a better future seeking and to involve young artists attractive investment of money and ideas.

At the base is a state of conservation survey summarized into three major divisions: good, fair and decaying condition (staff work was an exterior survey along the territory on demand and just for few neighborhoods, with interior visits).

Services, offices, equipments, religious buildings and Monuments were detected on the territory trying to show resources and changes from the past until today.

Were created questionnaires ad hoc¹⁰ last June, due to a study for the establishment of a unit for the management of the urban area where we analyze the business and associative tissue of the historical center; funds were requested to the municipal Office for Tourism which provided the data of Tourist Center of the Old Town, consulted others municipal departments for technical information about classified heritage in the historic centre of OPorto with an emphasis on "azulejos (= ceramic) type finishing that is a characteristic and fundamental decorative element to be protected.¹¹

In my opinion, it was not taken into account with due care the contribution of the archeology, the municipal experts and their work which is essential for the analysis and the historical reconstruction.

Were made in situ measurements on presence, number and size of touristic hotels and restaurants especially in prevision of new facilities installations.

What has not been done were questionnaires directly to habitants, not jet, but through statistics we achieved social and anthropological satisfactory data.

Through differents municipal department were obtained fundamental data for an sinthetic view about different transport types, on the road or on the river, and public private partnerships, energy, public health, social infrastructure supporting social exclusion and all forms of volunteering.

I think that is and was very important to create dialogue moments to compare data collected among local authorities to confirm that there is a real difficulty in terms of urban and cultural life and use of this site. It's going to be crucial to compare people, together at the same discussion table, several times and find external opinion in tourists complaints, to find out that local administrators , i think, are in difficult finding solutions.

I did with my colleagues some visits to Old Town, to its monuments, to have a direct input, impressions and emotions, to short distance between municipality and the territory and for understand better prolems.

Many technicians involved in the plan worked on the historic centre for more than 30 years and their experience was vital to understand "why" and evolution of many issues.

It was vital the interdisciplinarity and internacionalism of staff work, because he made sure that the action plan was very varied and that we could analyze and address issues from different points of view.

10 Estudo de desenvolvimento estrategico para a Unidade de Gestao de Area Urbana do Centro Historico do Porto – Porto Vivo SRU Autores: Teixeira e Melo.

11 Survey of OPorto City Cuncil, Cultural Department, Source: Management Plan of the Historic Centre of OPorto WH

As regards the time required for the development of a management plan, the experience of Porto shows that one year was too little, but also unavoidable because of bureaucratic and economic constraints. Thanks to this experience, I can now suggest that, in order to draw up a satisfactory analysis of a town, it is requested the effort of at least six people for two full-time years. Furthermore, it is also useful the comparison with other models studied in Italy during master's course.

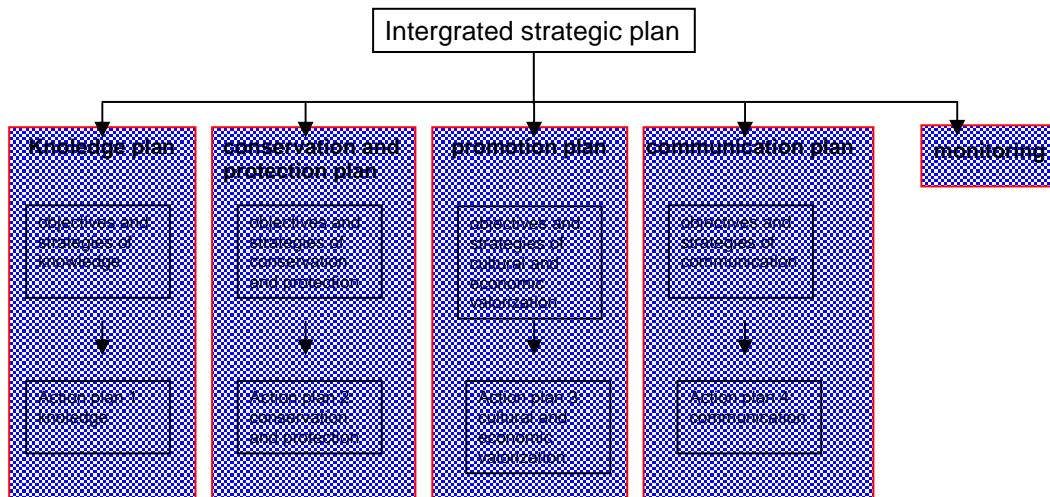


1.6 THE ITALIAN STRUCTURE

First Application of Legislative Decree of 16th January 2004, entered into force on May 2004, culture Ministry has established an "Advisory Committee for management plans of UNESCO sites and local tourist systems "with a mandate to provide guidance and guidelines for the drafting and implementation of management plans for sites included in the Italian World Heritage List, and the local tourist systems.

From the edited document we read that you are preliminary stages in which are: a policy lagreement between the parties involved or with interest, at a technical level the recognition of the value, the activation of promoters, sintethic analysis of system management plan, setting goals and identifying specific strategies. It's defined that for each thematic area will be defined purposes and strategies and then a series of actions that reflect the purpose. Involved actors have responsibilities, searched resources can be human, financial, technological and infrastructural. And then we set a timetable for each phase. Each institution involved should give approval and for each implementation tool that involves various actors should be ask the approval on the final document. Management structure is the representation of players involved , it's their responsible, it coordinates activities in time and manner and it verifies programs implementation and results results through monitoring.

In particular the example below it follows:



where we identify three types of plans: knowledge Plan, conservation and protection plan, promotion plan and then the communication plan of done work and monitoring.

1.7 COMPARISON BETWEEN METHODS

In the italian plan like in the portuguese one it's defined an internal structure and a number of sub systems:

The Italian model on the left and the Porto's model on the right.

- a - **local resources** sub-system that corresponds to **River Douro axis**;
- b- **human and social resources** sub system that corresponds to **Community axis**;
- c- **accessibility** sub system that corresponds to **mobility axis**;
- d- **care facilities** sub system that corresponds to **turism axis**;
- e- **enterprises** sub system that corresponds to **creative industries axis**.

The Portuguese model is based on the strength of endogenous development, the local culture and cultural tourism.

There wasn't a proper appreciation of a risk map, whereas the value of the cultural object depends on the hazard of human actions that concern him or anthropogenic hazard and the

vulnerability of the environment in which the goods are (Risk = f (value, hazard, vulnerability). *A particular aspect of risk is linked to the reputation of local activities* ¹² that was not taken into account and that several local blogs are proving at general public level.

Models like the LAC (Limit of Acceptable Change) may also be used in Portugal to identify and to track vulnerability factors in relation to the pressure on the existing property.

The concept of integrated planning widespread in Italy was not implemented due to lack of time, but part of it is absorbed in the communication plan after the management plan.

Management plan in this way absorbs and it implements a well-experienced method in European Union programs that is the EASW (European Awareness Scenario Workshop), which promotes the growth of awareness of local stakeholders about local problems.



1.8 INITIAL PROBLEMS

The main problems that can indicate as active element of the processing of the town's analysis and of its various micro and macro components, and that I will use, in this work, as a partial analysis of the threats, originate largely from my condition of foreigner, not in terms of communication, but in cultural terms. These observations do not want to be a criticism of the Portuguese system, but a condemnation of how can be complex to manage a tissue - town.

Personally I denote an initial difficulty to address the issue because of complexity of this territory"... *the extension of the urban phenomenon complessity requires use of huge resources...*"¹³ and its inhabitants, little sensitive to aesthetics and littele enterprising with

¹² Management Plan model of Cultural Heritage list of World Heritage _Guidelines _Paestum 25th and 26th May 2004

¹³ Management plan for the historic centre of OPorto WH

regard to the maintenance. This may have cultural reasons; it can derive from a non-proper education and awareness and should be reviewed as soon as possible.

One obstacle that has diverted much from the final result of the procedure derives from the reluctance of the Vila Nova de Gaia Municipality, the city in front of OPorto to accept the classified delimitation and the Buffer Zone. On this point, I would have expected and strongly recommended that the town of Gaia had participated in the process of drafting the plan since the line of demarcation includes, on purpose, a building located in the area of Gaia. This indicates to me, a wish that comes from time of classification for a dialogue between the two municipalities.

Furthermore, according to me, in Portugal there's a huge delay of experience (we need experience for not running into large-scale errors involving large waste of energy) in rehabilitation practice and theory, compared to Italy; this is due to large number of UNESCO listed sites and buildings - in our country - that has forced us to manage them through a vast and strong work for years. This has not happened here.

As concerns Portugal, compared to the past years, much is already being done and investing, both at public and private level, in order to try to stop this spiral of decline with inspiration and imagination plus recent studies, attempting to bridge visible and invisible social gaps like in civic education of inhabitants and their culture history. *"This is a basic plan for help to find a solution and to prevent conflicts, especially in line with programs claiming owners, promoters and architects and the capacity of each building to adapt itself to these programs".¹⁴*

1.9 EXPECTED RESULTS

Results are different, most visible like improving the city image in front of its daily users and workers and like the public institutions awareness that have cured the classification to not forget UNESCO principles, but to continue to think about how to maintain and to manage the site over the years for historical importance for community, not like a mere imposition.

Expected results corresponds to solve all physical and management problems that prevent a proper use of the site and in this case, his life, the attractiveness of tourism and capital investment that led to an increase in the value Economic Town Center and an increase of stakeholders (number and typology) so management will be sustainable. Indeed, the main expected result is that the site once again becomes living in an ecological and sustainable way, regained spirit of respect and pride that had until 10 years ago and it could feel its values.

¹⁴ Management plan for the historic centre of OPorto WH

Purpose:

Save the architectural and intangible heritage of the Old Town recognized as a value Universal, to recover and to improve the economic and social scenario, population and its inhabitants (some 7,000 people in an 50 hectares area) and considering them important, unique, and fundamental,

Diversify tourists' experience increasing number and type of activities performing the Old Town to increase tourists hours spent and satisfaction degree,

To enhance the ability of portuguese young people physically installed in the historic centre who have planted a number of commercial activities and working preferring this part of the city and to enhance their economic effort promoting their creative products and their creativity,

To access to national and Community funds to make feasible the actions plan, to enjoy the scenery and history that comes out from this place, to enjoy its river views, enjoying the memory of the ships were leaving from here at the time of the great discoveries.

To enjoy the sea, colors and scents of enjoying walks for his narrow streets perched,

Live in no miserable conditions, culturally and economically, fostering their self-esteem and achieving minimum economic stability in order to have the ability to mantein their homes and their lifestyles,

To support those who prove that they have strength and desires to improve and to improve.



INTERIOR OF CATHEDRAL CLOISTER_OPORTO_SOURCE: INTERNET

1.10 HISTORY AND IDENTITY

1.10.1 OLD TOWN HISTORY 15

The Historic Centre of OPorto is the result of a process of about three thousand years of history. It has great aesthetic value and it has seen urban development dating back to Roman, medieval and *Almadina* periods (18th Century). The archaeological remains are testimony to an occupation which dates back to the 8th Century BC.

The variety of civil architecture reflects the cultural values of each of the periods, adapting itself perfectly to the social and geographical structure of the borough.

One of the most important aspects of OPorto and its Historical Centre is panoramic, due to the complexity of the terrain, the harmonious coordination of the streets and the relationship of the Douro with Vila Nova de Gaia. Here, planned and non-planned interventions can be found, allowing a study of the area's architecture from the Middle Ages until the Industrial Revolution.

The river was crucial in the Roman village being established, serving as means of communication and trade, a role that has been confirmed by recent excavations carried out in the Sé Quarter and in Ribeira area. These digs have brought to light the old Roman route from Conímbriga to Braga (today's Rua dos Mercadores, Bainharia and Pelames). However, the need for protection against a possible invader led to the development of a new urban centre at Morro da Sé or Penaventosa.

Consequently we see the growth of two urban centres which characterise the borough: the riverine zone, the pier where goods were imported and exported and a local thoroughfare, an area where local businessmen traded with the full support of the monarchy; and Morro da

¹⁵ Source: Bairro Da Se do Porto Teresa Carvalho, Carlos Guimaraes, Mario Barroca_1996_Porto

Sé, domain of the Bishop and his Assembly and part of the OPorto area, donated by D. Teresa to the French Bishop D. Hugo and his successors. Around the cathedral there is a perimeter set by a wall which proved too small to contain the constant urban and population growth. Therefore, due to the constant exposure to dangers and the difficulty in defending the area, a new wall was erected in the 14th Century (between the reign of D. Afonso IV and D. Fernando I).

In the 19th Century it became clear that the growth in population had inevitably led to an increase of taller constructions, mansard roofs and extensions. A large part of the wall was demolished, as the concept of city confined to a closed perimeter was against the ideals of the Enlightenment.

With the advent of Liberalism, new urban theories were put to practice. Making use of their power and dynamism, the merchant bourgeoisie played an important role in the urban reforms brought on by the development of industry. In the second half of the century the first agrarian speculation begins.

The authenticity and enduring image of OPorto are the result of the protection that the Historic Centre has been given by the City Council and of the investment that it allocates, in order to rehabilitate the degraded buildings, the urban environment and the activities which create well-being and quality of life for the population in general.



1.10.2 IDENTITY: HOUSING TYPE OF THE HISTORICAL CENTER OF PORTO

It was essential to read this PhD study done by Professor Jose Joaquim Lopes Teixeira of Architecture University of Porto - FAUP - for understanding through a detailed study (that I propose below in abridged form) a description of the home-shop portuguese type of XIII^o century.

Was important for me to find out a typological study that would introduce the concept of typological classification as in Italy we are used to do.

This study is worth to be praised for the quality of collected information useful to define the analysis of the site typology. In Italy would be the basis of study for a correct restoration, using the method as a rigorous knowledge of property and its importance as a rigorous basis for proper action.

According to the existing studies conducted by several professors from the University of Porto, Faculty of Architecture, three are the classified types of middle class dwellings.

The house narrow and high - which results from the type of houses typical of the villages surrounded by walls, or places where there is the need to amass the population in limited areas - which is the type of hybrid functional townhouse and shop that has a purely utilitarian function.

From the morphological point of view, Professor Francisco Bărar proposes to classify the three types of middle class town houses as follows: that one which developed during the mercantile business in Porto, that one of the Enlightenment era of Porto, and that from the liberal one.

The first type is located in the Ribeira - Barredo, in the area of Miragaia and the compacted districts of Sé-Vitoria (Romanesque cathedral).

The second type is located in the area of the expansion of the city during the era of Almada, such as Rua do Almada, Rua da Cedofeita and Rua de Santa Catarina.

The third type was created in the areas of expansion during the Almadás age and in the following extensions from the second half of the XIX century such as *Rua Boavisa*, *Rua Álvares Cabral*, *Rua da Constituição*, *Rua de Costa Cabral* and *Rua Dom João IV*.

XVII Century

Many plots which refer to cities of the century XVII, regular in shape with only one façade, date back to the model of the medieval homes. The houses erected on these plots are not much deep (10-15 meters max.) and wide (4-5-meters).

Stairs are either single flight usually leaning on one of the two long sides of the house or two flights perpendicular to the back wall.

During this period we begin to find plots with two street, characterized by two or three floor homes. These can be considered the matrix of what will develop at the end XIX beginning of the XX century. These houses, were 20 to 30 meters deep and 6 meters wide. Stairs are two flights and localized transversely in the middle of the house. A common feature to these types of lots is the lack of yard spaces. They have a multifunctional purpose, as a matter of fact they serve as home and work space: a workshop or a warehouse on the ground floor and a dwelling on the upper floors. This type of house will remain common also in the following periods.

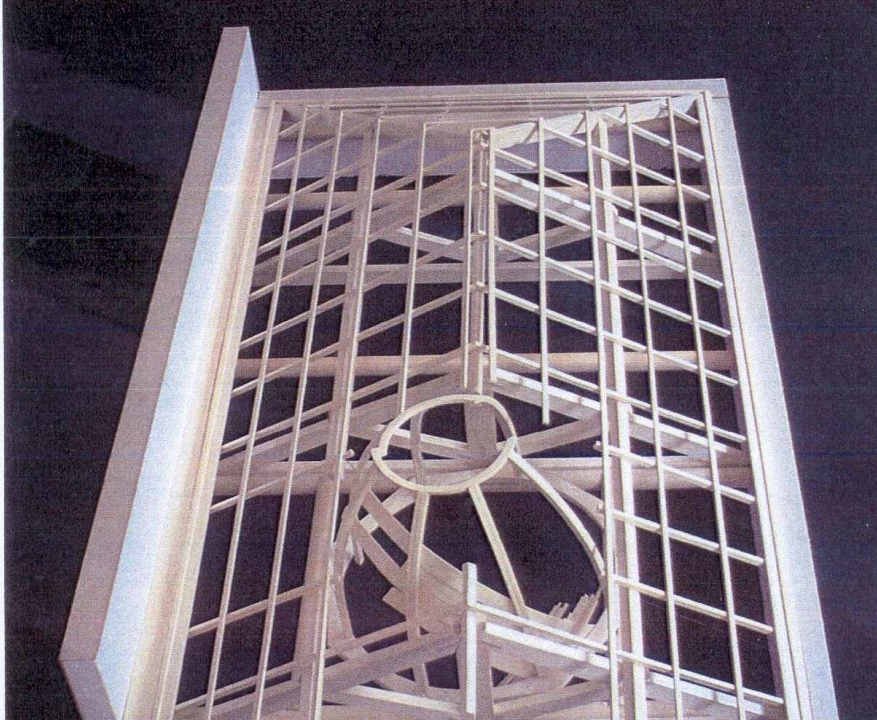
These hybrid-type of houses - townhouse and commercial establishment - originates to meet professional needs and the mentality of people, will be classified as "middle-class housing."

According to the documentation of the XVII century, tall buildings did not exist in the city of Porto and houses never exceeded three floors. More common were the one-floor type of houses.

House typology with double-sided free is basically characterized by a large ground floor where is the shop or garage. With a staircase with one ramp, more or less hidden in the shop, or from an existing corridor with separate entrance from the street, you can have access to upper floors. For other plans, the vertical distribution is with staircase and this space serve the interior lighting.

Most of the houses are intended for just one family, but there are also cases of horizontal partition of a multi-storey houses with several families distributed on each floor.

In many of these houses, especially those of medieval establishment, only the ground floor is made up by stone while the other floors are made of wood (*tabique*) and have slightly cantilevered walls for more interior space. The openings are located close to the long walls and balconies, if any, are made of wood.



IMAGE_COPYRIGHT JOAQUIM JOSÈ LOPES TEIXEIRA

In houses entirely made up by stone, openings are quadrilateral and located near the longitudinal walls; between the windows usually there are small oval holes or niches for holy images or noble shields which do not reflect the design of the façade. This decorative detail denotes some influence of the Mannerist style.

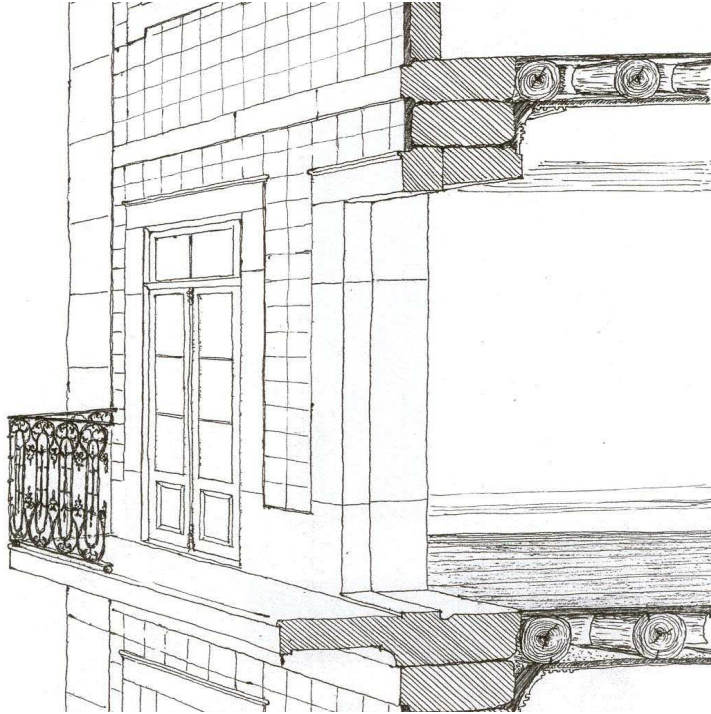
(the other two types will not be detailed because localized outside the Old Town)

The size and shape of lots

Most likely, as it has happened in other European cities, the size of lots in the village was influenced by rural areas. An other possible and more obvious influence concerns the maximum size of the transversal wooden beams that supports floors or roofs of farm houses. It is plausible that originally they have determined the width of the lots. Wood is a fundamental component of this typology of houses, but not the matrix dimensional element. As a matter of fact there is a curious relationship, found in the medieval Lisbon type, according to which the width of the lots derives from the *chao* (which in modern Portuguese means floor) which was a unit of measurement used for agriculture in the Middle Ages and which is a rectangle of 60 palms in length and 30 in width (13.5 x 6.75 metres).

These narrow and long plots were characterized by a high-density and hence the fact that back gardens and vegetable plots have been reduced more and more until they have

become small courts. This high rate of population density was a consequence of the fact that the city was forced by the wall and it could not expand beyond.



IMAGE_COPYRIGHT JOAQUIM JOSÉ LOPES TEIXEIRA

Materials: stone (granite), wood, plaster, lime, sand, plaster, metals, ceramic items, glass, dyes, asphalt.

The stone

In the west and in the Mediterranean area civilization of stone took centuries to settle. It was necessary to discover and explore the caves, select the stones were easier to work.

Although wood needs some treatment for its preservation, stone and wood are in general the more used materials in construction because they do not require much work and a lengthy process of transformation.

Stone can be considered as a piece of rock of several sizes, more or less regular and usable after a quick superficial preparation. Walls, coverings, flooring, roofing, coverings and ornaments are made by this material.

In the past, the use of stones was a result of a simple empirical observation of those who had experiences and skills, according to which summer was the best season for the extraction because stones absorbed less moisture from the soil.

It was advised not to use stones immediately but first leave exposed to weather for a few months up to two years. Through their exposure to wind and rain the rocks showed their resistance.

The comparison between the different qualities of stones based on their weight, colour, granulometry, number of veins and the presence of clay, was sufficient to determine their workability by providing some information/data on their capacity of cohesion and their resistance at changes, humidity and conditions contributing to its robustness.

In the past builders applied the principle according to which the resistance of a rock varies on the basis of the direction to which you apply the effort. For this reason the stones that form structural elements were placed so that the weight of the structure would apply perpendicularly to their origin.

The granite belongs to the group of igneous deep rocks or siliceous rocks, formed from the agglomeration of three minerals: quartz, silica or feldspar and mica. It has a density ranging between 2.5 and 3 kg/m³ and a resistance between 1500 and 2700 kg/cm² at compression. It has a good adhesion to the plaster and a changeable workability that deteriorates during the years.

The local stone of Porto is the granite which abounds/massively used especially in the suburbs of the city. A document which dates back to 1308 certify the abundance of granite reports the existence of a quarry close to the Olival (the current Olival's Square).

The blue granite, because harder, was preferred for the structural parts covered with plaster. The yellow variant, which was easier to work, was used for decorative elements.



IMAGE_COPYRIGHT JOAQUIM JOSÈ LOPES TEIXEIRA

Wood

During the period we are dealing with, wood was the material more used in the construction of buildings, because it was the only material capable to resist to a tractive effort - in addition to iron -, easy to transport and work and abundant throughout the country.

The wooden buildings had the advantage of being more deformable, light and inexpensive. However, they obviously were more easily exposed to the risk of fire and the biological attack.

After the fall of the trees at the beginning of autumn or during the spring time, as Vitruvius says, it was necessary to allow the wood to dry. After about a year it will loose about 70% of its weight. Wood used in construction should be well dry and without sap.

The density of wood is highly variable and depends on the variant, the origin and quantity of water it contains.

The absorption of vapours causes a change in its size. The best way to avoid this phenomenon is to varnish or paint it.

The wood used in construction of Porto came from regions around the city, in particular the forest of Leiria, or it was imported. Beginning from the XV century the city of Dantzic and Riga will be the largest suppliers. Chestnut or oak - sometimes the Riga's pine - were the most applied woods for horizontal structures, while the national pine was mostly used for coatings, internal structures of *Periana* and for the doors and windows frames.

During the nineteenth century, in some exceptional cases regarding wealthy homes, coffered ceilings and internal frames and linings were made by exotic essences, imported from Brazil or Africa.

Some specific characteristics:

The chestnut wood - *castanea saliva mill* - which is abundant in the areas of Trás os Montes, Beira and Algarve, providing a leafy wood, pale, uneven, hard, lightweight, easy to work with, very durable and of a coarse texture. The chestnut wood was used for the roof because it is very resistant to water.

Oak - *Quercus robur* - of which there are several varieties in the provinces of Beira, Trás os Montes and Douro, providing a leafy brown wood, of an uneven texture, hard, fairly heavy and relatively easy to work. It is the harder among the existing types of woods; it is also very strong. However, its high weight makes it not appropriate to the lightweight structures.

The pine is the most used wood for the types of houses we are dealing with. *Pinus pinaster* is a resinous, pale-red wood, fairly hard and heavy, easy to work, not very durable/, flexible and characterized by a coarse texture. Known as terrestrial pine wood, it is resistant to the action of the water hence used for the foundations. Since in Portugal - especially the area of Leiria - pine is plentiful and hence quite inexpensive, its applying was widespread. However it also cracks easily and is very vulnerable to biological attacks. It is a gnarly wood. *Pinus pinea* and *Pinus silvestris*, known as the pine of Riga, are other two variant of this type of wood.

The constructive element genuinely characteristic of Porto's houses is the classic oak or chestnut trunk, in some cases of Riga, which is called *pau rolado* - round pole -.

This section can have variable sizes; it has a diameter of 18-25 cm and 7 m in length maximum. It is not worked, but only deprived of bark. It is the main element for horizontal structures, the staircase's backbone and the roof.

It is usually used levelling only two parallel sides, one upon which the planking of the floor is rested and the other on which is anchored the structure that bears the roof.

Gypsum

Although gypsum deposits are plentiful in Portugal - such as in Porto de Mos, Obidos, Serra de Arrabida -, the purest in quality and color come from Spain and France.

Various documents report and describe the application of plaster in several types of buildings and in various ways, notwithstanding, during the age of the houses of the Old Town of Porto, it is basically applied like stucco and as a component of certain dyes and bitumen. Actually gypsum was used before the lime for coatings, but because of its lesser strength and durability it is usually not used in outdoor environments.

Lime

Documents that go back to the fifteenth century report the existence of two lime kilns in Porto, one in the Souto and the other close to the Tower of Laranjo, in the present area of Guindais. During the period we are dealing with, lime was used as binder for the plaster and as one of the main colorings in dyes.

Sand

The sand is the main component of the plaster. Its characteristics are as important as those of the lime for the yield of the plaster.

Mortar and plaster

The Arab invasion of the Iberian peninsula radically changed the building techniques. The plaster was mainly made with plaster including that one intended for decoration only. The lime is reserved for use in specific places and situations, almost always mixed with gypsum and other additives.

During the Renaissance and the Mannerism spread the use of decorative coatings of excellent workmanship and made by lime. As a matter of fact, it is during this period that was widely used a specific finishing made by a layer of lime applied over the fresh plaster for an extremely smooth surface.

The preparation required considerable skill therefore stuccoworkers specialized in the finishing where it is needed most artistic sensibility while masons specialized in plaster for protection made with simpler techniques.

The techniques of manufacture of lime drew their peak during Baroque and Rococo ages known for spreading an image of a magnificent and scenic architecture.

The oldest vestiges of stuccoworks in Portugal date back to time of Roman colonization of the Iberian Peninsula: Conimbriga, Troia, Milreu and Freixo.

As regards the Middle Ages have been found only a few fragments of the church of Mertola, of Muslim origin.

Some examples of rear popular stuccoworks arise from the XVI century. There are some specimen of the late Gothic age in the church of the Cloister of Christ in Tomar and the church of Nossa Senhora da Conceicao in Estremoz.

The most ancient archaeological findings in Porto date back from the middle of the XVIII century. After the introduction of the technique of "ripado" roofs begane to experience a considerable increase of work in plaster and using its reach into the home of all.

In about 1755, the Marquis of Pombal summoned some Italian stuccoworkers to work in Portugal.

Metals

Iron, steel, copper, zinc, lead.

The oldest traces of the use of iron in Portugal date back to 500 BC. The Iron Age in the region which now corresponds to Portugal began about 500 BC and was lasted until the Roman invasion.

Its value was so high that many properties were sold or purchased in exchange for iron or iron articles. However, its domestic production was still insufficient and some of it was ever imported.

Portugal boasts a very lond tradition of skilled blacksmiths and "Bragança" is the place where this tradition is currently preserved.

In the city of Porto, in the Middle Ages, the workschops of each category of workers were concentrated in one street. In XV^o century the blacksmiths occupied two roads: "Ferraria de Baixo" now "Comercio do Porto" and "Ferraria de Cima" now "dos Caldeireiros".

The current "rua do Paraiso" has been for many years called "rua dos Ferreiros" (blacksmith). This shows the importance that this trade had for the city.

In the period we are dealing with, iron was the most widely used material in the construction of the bourgeois houses of Porto. This metal, forged or fused, was applied for the railings of

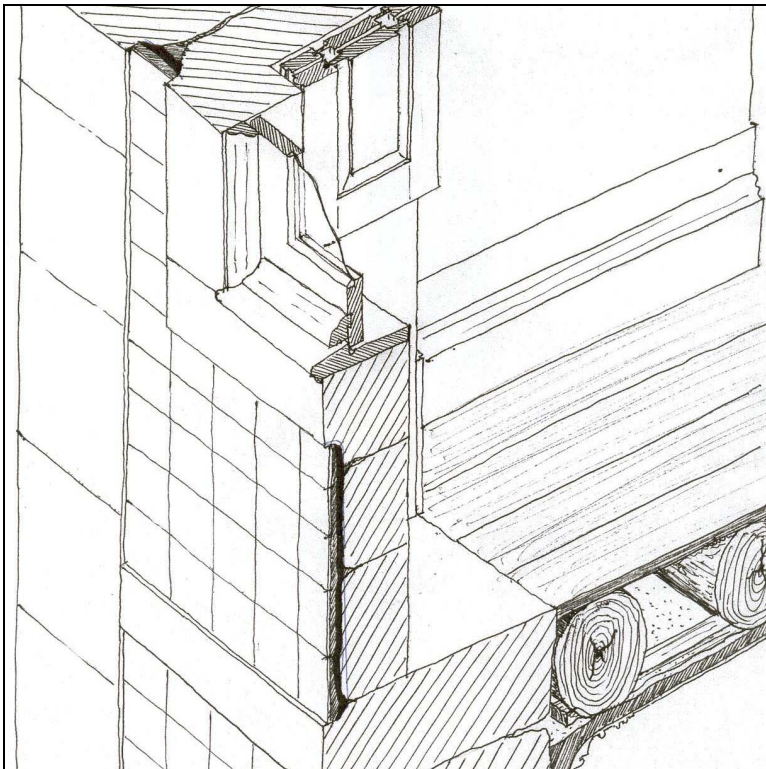
the balconies, or in the form of foil to cover parts of the roof or walls of “claraboias” - protruding skylights -, attics, and other protruding parts of the house.

During the same period, due to its high cost the copper was not widely applied.

Usually zinc was used for galvanizing iron articles. However as a foil or a plate it was used to cover some parts of the roof.

Lead was used to fasten iron and stone together and as a coating for protruding parts of the roof. Besides, it was also used to canalize running water, gas or sewer.

Ceramic materials



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Tiles, "Azulejo" pipes.

Coating of tiles was a technique brought in by Romans during their occupation. As a matter of fact, Roman builders used to apply ceramic materials, such as *tegulae* or *imbrice* to coat the coverage structures. This technique has been preserved, adopted and improved by Arabs during the period of the long period of their occupation. Even today they are called Roman or Moorish tiles. These tiles, for centuries, were the only way to protect Portuguese roofs. Only in the XIX century they were replaced by a new type of tiles called Marseillaise, which is more flat. It is characterized by a hooking system, which allowed a lower use of mortar and to reach higher gradients.

Azulejo: tiles production has started in Porto and in Vila Nova de Gaia in the middle of XVII century. The factory of Carvalhido will be the first among the Portuguese ceramic centres to manufacture ceramic tiles for outdoor walls covering – façades-.

These have always been used as a coating for interiors, but from the mid-nineteenth century they began to be used as a coating for façades.

This use was widely spread in the houses of the emigrants who came back from Brazil where the coating of the facade imported from Portugal was in common use. It had not only a decorative purpose, but it also was as a reflector of light and heat.

The pipes made by ceramic, which ran along the façade, originated in the XIX century in order to fulfill the need of building up sanitary services for the houses, added to the facade that gave the street.

The need for sewerage services for this new space encourages the production of a huge variety of terra-cotta pipes, which were also used as a piping system for rainwater.

Glass

The production of glass in the Iberian Peninsula dates back to XII century or so. In Porto's houses, from the XVIII century, glass will slowly replace wood in many parts of doors and windows.

Paints

Paints have not yet been the subject of a detailed analysis in the construction system of Porto's houses. However, we report here a brief description of the composition of 4 types of dyes, which is based on the recollection of the masters:

Lime-based paints. It is usually applied on stone or plaster, indoor or outdoor walls. It is made up by lime and some fatty. It must be add some pigments to give it a different color.

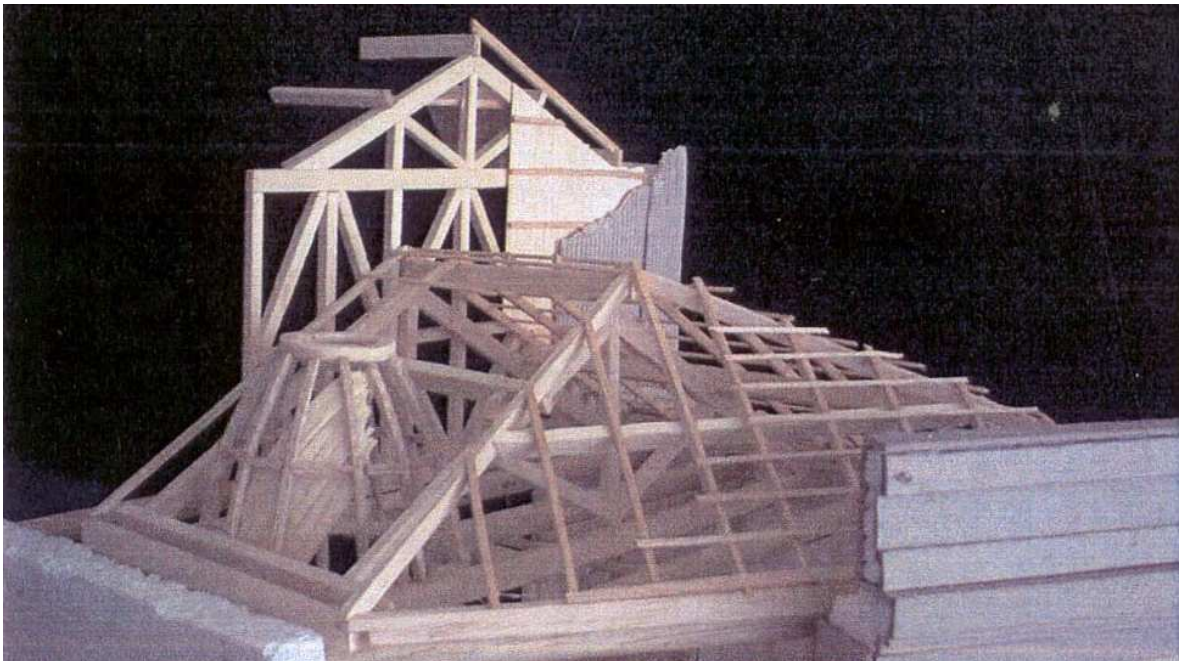
Glue-based paints. Usually it is used for outdoors plasters. It is composed by getaina, clay and pigments.

Milk-based paints. Used for indoor plasters, his is made up by milk, clay and pigments.

Oil-based paints. The oil-based dye was usually applied wood or iron, both indoors and outdoors. Its components are flaxseed oil, pine resin, a substance/essence which accelerate the drying process, pigments, lead carbonate and pigments.

Asphalt

Used for waterproofing the outdoor walls, the asphalt will begin to be used in Porto's houses at the beginning of the XIX century. It was also used in other applications such as painting and protect the wood.



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1.11 MANAGEMENT PLAN: STAKEHOLDERS

After a detailed analysis of ideas containers of the past going to analyze the creators of these ideas that are our players and the local stakeholders of the plan.

These are residents, employees, customers, passersby who live and alive here and they deserve to live in opportunity.

The Portuguese State, also, who has signed the Convention, responsible towards the international community; Municipality Council of Porto, which is responsible for its maintenance towards to local community and UNESCO, plan partner who then gives opinion about management method and results about state of conservation of the property and its trasmission to future generation.



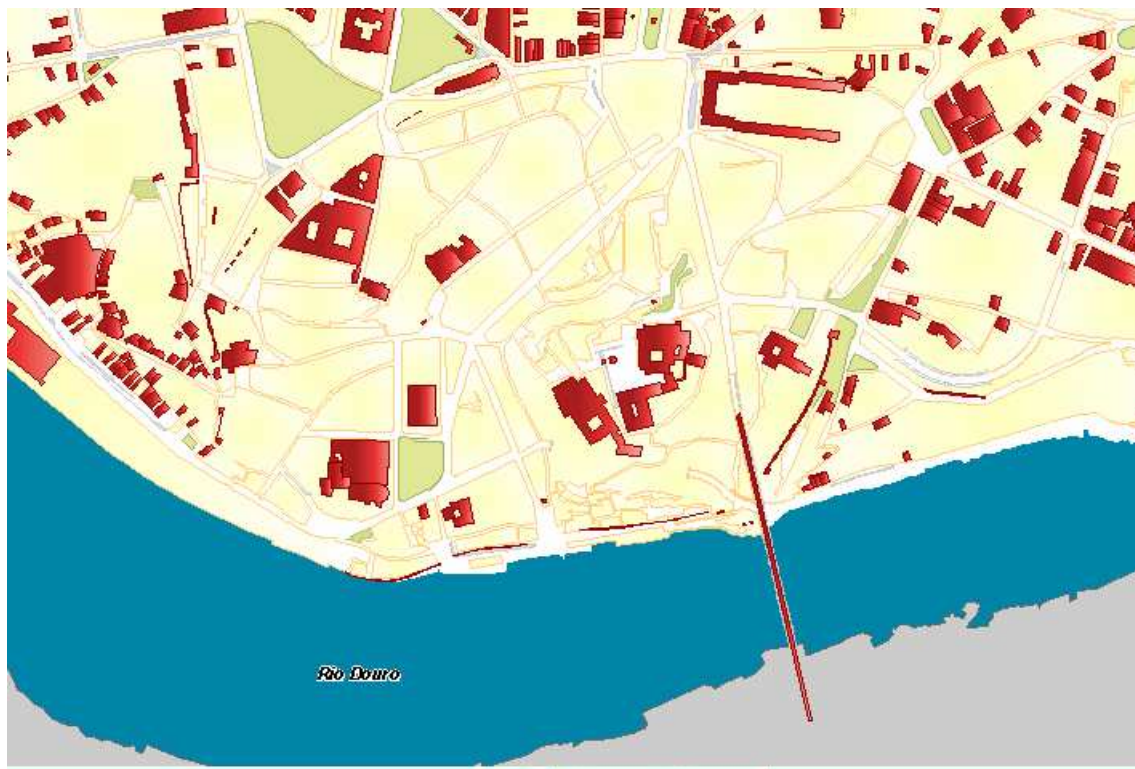
2 ANALYSIS OF SCENARIO

2.1 CULTURAL HERITAGE

2.1.1. CULTURAL HERITAGE

Thirty three "National Monuments" and "Buildings with public Interest" classified by the state are in Portuguese area in question.

The whole world heritage area is classified as a "national monument", the highest level of protection. Any intervention on these monuments must be approved by IPPAR, institution for its protection under the law nº 107 of 2001.



Source: <http://sigweb.cm-Porto.pt/munisigweb/mapviewer/sectionsviewer.aspx?id=29>

Here is a description of the historical center of Porto from the perspectives of history and urban planning to understand the evolution of the city dwelling on some of these major "works of art".

The heart of the medieval city is the cathedral and all around the ground enclosed by medieval walls. From there the sprawl followed main ways of communication that came out of the city. This city for all these years , but not today, has lived his relations with the river and water constantly.

Houses, roads, housing types, decoration, design types (warehouses on the ground floor), remember the sea and its symbols (for example: *rua das flores*). From here the 'importance of this chapter, which tells the story and explains why the monuments.

XVII Century

Between the end of the XVI century and the beginning of the XVII century, the space inside the medieval walls was populated by small groups of houses, nearly all with garden. Some of these gardens, where fruit trees were plentiful, were quite large, had a small pit. All those trees gave the landscape a rural.

FERNANDINE WALL

Muro Bacalhoeiros / Rua de Cima de Muro / Cais da Ribeira

1336-1376 / 18th Century (alterations)

Commissioned by King Dom Afonso IV, in 1336, and concluded in 1376, during the reign of Dom Fernando I, whose name it took. It was made up of high walls, with cubic turrets and towers, as well as several doors, located at strategic points in the city. In the São Nicolau parish there were two doors and nine arched-doors; From East to West: Porta Nova (New Door), arched-doors of Banhos, Pereira, Terreirinho, Carvão and Peixe, Porta da Ribeira (Ribeira's Door) and the arched-doors of Pelourinho, Forca, Madeira and Areia. Today only the Carvão arched-doors remains, but the most important one was Porta Nova, or Porta Nobre (Noble Door), which Dom Manuel I ordered to be built upon the former Miragaia arched door, so as to make the city entrance more noble. Despite being renovated at the end of the 18th century, it ended up being demolished in the 19th century, due to modern policies of urban modernisation. In 1777-1778, the Ribeira arches were built, permanently transforming a large part of the old Fernandine Wall. Classified as a National Monument.

DECREE NO 11454, OF FEBRUARY 19TH 1926 (SOURCE:MANAGEMENT PLAN OF OPORTO)

SÉ DO PORTO (OPORTO CATHEDRAL)

Terreiro da Sé

12th Century (construction) / 14th – 16th – 17th – 18th Centuries (alterations) / 1927 – 1949 (restoration)

Built in the 19th century, upon the temple of Civitas de Portucale. In Romanesque style, its decoration stems from Limousin's French architecture. The Gothic cloister dates from 1383 and the Chapel of São João Evangelista from the 14th century. The main chapel was extended in Mannerist style (1606-1610), with the streets behind the chancel having been altered. Also in Mannerist style is the Chapel of Santíssimo Sacramento, as well as the Silver Altar, by goldsmiths Manuel Teixeira, Manuel Guedes and Bartolomeu Nunes (1631-1682). From 1717 to 1741 the Baroque modernisation took place: under the guidance of António Pereira, big windows were created and retables with carvings and plaster were erected; the church porch was built on the E façade. The main retable is by Luís Pereira da Costa and Miguel Francisco da Silva (1729); Nicolau Nasoni painted the frescos in trompe-l'oeil of the main chapel (1731) and worked on the porch (1736) and in the vestry; António Vital Rifardo made the cloister tiles, with scenes from the book Cântico dos Cânticos (1727). Teixeira Lopes (father) sculpted the bronze of Christ's Baptism in the Baptismal Chapel (1897). Between 1927 and 1949, Direcção-Geral dos Edifícios e Monumentos Nacionais (General Directorate of Buildings and National Monuments), under the direction of Architect Baltazar Castro, removed the changes of the Baroque renovation, in an idealised reconstitution of a medieval cathedral. Classified as a National Monument.

DECREE OF JUNE 16TH 1910, PUBLISHED IN DIÁRIO DO GOVERNO
No 136, OF JUNE 23RD 1910 (SOURCE:MANAGEMENT PLAN OF OPORTO)

At the beginning of the XVII century, the city went through a period of great turbulence. Several internal crises and revolutions led the loss of the its independence and the capitulation to the Spanish conquest.

However, the Spanish occupation will lead, at least in the first period, to some improvements from the urban point of view, such as the building of roads that connect the city to the harbour area and the river.

In the second half of the century, a merchant policy based on the agricultural production and on the intensification of trade leads the country into a more prosperous period.

In this climate of economic development, the city steadily increases inside the walls, doubling its population through the arrival of many foreign traders, mainly British, and the migration of the rural populations from the countryside.

When inside the walls there was no more room, the city developed radially, creating eventually two external poles: Miragaia and Santo Ildefonso, several monasteries and squares close to its gates, Tribunal da Cadeia Relação and (Palacio do Tribunal da Relação and OPorto Prison.

PALACIO DO TRIBUNAL DA RELAÇÃO AND OPORTO PRISON

1767-1796/1995

Eugénio dos Santos e Carvalho, Military-Engineer

In 1582, Dom Filipe I (II of Spain) granted OPorto its own Court of Appeal, next to which a prison was built. The building was seriously damaged by the Earthquake of 1755, so its reconstruction was imperative. In 1767, Eugénio dos Santos e Carvalho, the celebrated man behind the Pombaline reconstruction of Lisbon City Centre, was commissioned to design the new building. The irregular polygonal plan was adapted to the small area between São Bento da Vitória Monastery and the body of the Wall (later demolished). In the North angle, there is the Olival Fountain. The prison was used until 1974, despite the reports about poor conditions. Many famous people were imprisoned here, such as Camilo Castelo Branco and Ana Plácido, whom Dom Pedro V paid a visit; the famous bandit Zé do Telhado, on his way to African exile; or even some of the political-military leaders of the Northern Monarchy, defeated in 1919. In the 1990s, it was restored by IPPAR carried out its restoration, according to the designs of Architect Humberto Vieira. Classified as Property of Public Interest.

DECREE NO 22619, OF JUNE 2ND 1933 (SOURCE:MANAGEMENT PLAN OF OPORTO)

XVIII century

At the beginning of the XVIII century, thanks to the discovery of gold in Brazil and the Treaty of Methen - drawn up with England in 1703 -, the financial situation of the country improved; therefore the city of Porto expanded its business becoming the largest exporter of the major Portuguese wine region. For this reason also the number of English people in the city increased in this period.

The major works of this period are promoted by the ecclesiastical nobility and they are marked by the baroque redevelopment of urban space through the expansion of great palaces and religious buildings, such as Palacio Episcopal (Oporto's Episcopal House). The restoration was marked by a great influence of Italian artists introduced by Nicolau Nazoni.



OPORTO'S EPISCOPAL HOUSE

Terreiro da Sé

14th century (remains) / 1772-1871

Nicolau Nasoni, Architect (attribution of project) / Miguel Francisco da Silva, Architect (execution)

The primitive building, dating back to the 12th century, was renovated throughout its life and there are still some visible remains. Nicolau Nasoni projected its redevelopment (1734), but the work only started in 1771-1793, with Dom Frei João Rafael de Mendonça. Baroque in style, particularly in the central area of the main façade by the door, balcony of the main floor and coat of arms (Mendonça Arch); and in the interior in the colourful plaster work of the staircase and reception halls. During the Siege of Oporto (1832), it was damaged by mortars, and later on repaired, between 1843-1854; but the South-west angle would only be finished between 1868-1871. In 1916 it was used by Oporto City Hall, which remained there until the construction of the New City Council Building (1956). It is classified as a National Monument.

DECREE OF JUNE 16TH 1910, PUBLISHED IN DIÁRIO DO GOVERNO
NO 136, OF JUNE 23RD 1910 (SOURCE:MANAGEMENT PLAN OF OPORTO)

MISERICÓRDIA CHURCH OF OPORTO

1555/1748 (alteration)

Manuel Luís, master-mason / Nicolau Nasoni, Architect (alteration)

In 1499 Dom Manuel I founded OPorto's Misericórdia, a religious charity, which was housed in the cloisters of OPorto's Cathedral until 1559. In 1544, the Brotherhood of N.ª Sr.ª da Misericórdia chose Rua das Flores for the construction of their own temple, immediately carrying out the works of the Casa de Despacho and of the Friary. The Church's construction would begin in 1555. Richly funded by Dom Lopo de Almeida, Misericórdia was able to build a new main chapel, with master-mason Manuel Luís following the plan of Jerónimos Monastery closely.

In the mid-18th Century, Nicolau Nasoni renovated the nave and designed the new façade (1754-1779), which was part of OPorto's Baroque, for its grandiosity and for the dense, profound, flowery decoration. In São João Baptista Chapel there is a panel by António Carneiro, who also created a painting for the retable of Ecce Homo. In the Crucified Christ Chapel, Manuel A. De Moura painted the retable of the Crucifixion. Left of the São João Chapel there are marble funeral urns of João Teixeira Guimarães and Dom Lopo de Almeida. Classified as Property of Public Interest.

DECREE NO 129/77, OF NOVEMBER 22ND (SOURCE:MANAGEMENT PLAN OF OPORTO)

The extension of Igreja das Carmelitas (church of the Carmelites), the building of the Igreja do Carmo and *das Recolha das Orfas*, the construction of the *Igreja and Torre dos Clerigos*.

CLÉRIGOS CHURCH AND TOWER

1731 (project) / 1732-1858 (Church) / 1750-1763 (Tower) / 1753-1758 (House)

Nicolau Nasoni, Architect

The Clérigos Church and Tower are veritable ex-libris of the city of OPorto, benefiting scenographic and Baroque terms from the uneven nature of the terrain that emphasises its monumental characteristics. It was founded by the Clérigos Brotherhood, which had been created from the unification of Cérgos Pobres Brotherhood with the Friaries of N.ª Sr.ª da Misericórdia and São Pedro ad Vincula. Housed in Misericórdia Church, the Brotherhood obtained the license for the construction of their temple (1731), which was designed by Nicolau Nasoni.

The stonemasonry was done by António Pereira – working on the construction of the Cathedral with Nasoni, later on replaced by master-carver Miguel Francisco da Silva. In 1746 Nasoni was admitted as Secular Brother of the Brotherhood, in whose temple he would eventually be buried. The Church was blessed in 1748; in the following year the construction of the Inn began and, in 1750, the Bell Tower. The main retable, which was designed by Architect Manuel dos Santos Porto (1767-1780), and the organ, designed by Dom Sebastião Ciais Ferraz da Cunha (1774), are in Rococo style. In the General Office the panel of N.ª Sr.ª da Assunção, by José Teixeira Guimarães (1762), can be found. Classified as a National Monument.

DECREE OF JUNE 16TH 1910, PUBLISHED IN DIÁRIO DO GOVERNO NO 136, OF JUNE 23RD 1910. (SOURCE:MANAGEMENT PLAN OF OPORTO)



In 1755 an earthquake destroyed the most part of the city of Lisbon. Its reconstruction is conditioned by the Marquis of Pombal, traveller and cultured man, influenced by the Enlightenment ideas that were emerging in France. He and his cousin Almada, who supports him in maintaining the political order, will then take the power and will guide the urban transformation of cities in the following years. A policy of limitation to free trade through several very tight regulations and the promotion of the monopolistic large companies - such

as the Companhia Geral das Vinhas do Alto Douro (*Companhia General* - Company of the Alto Douro vine) established in Porto in 1756 -, characterized those years.

Towards the middle of the century, the social context is marked by a significant increase in population for the presence of an educated middle class and a high number of foreigners, which put pressure on the local authorities in order to encourage the intervention of the Crown in the promotion and monitoring of urban activities. So spring up in 1758 the Public Works Department, a body which has the task of implementing the new urban projects using the income of the General Company of the Alto Douro vine.

The restructuring/reorganization of the existing urban core was implemented through the promotion of the functional adaptation of the traffic space, more interest for the aesthetics of new buildings, through a policy of expropriation based on the concept/idea of public interest or common good, especially for some landowners close to the walls. One of the first tasks of this new department was the definition of a new urban traffic axis north-south which connects the Ribeira square to Santo Ovidio Square, on the same lay-out of Rua das Floras, and opening two new ways rua de Sao Joao e rua de Almada.

URBAN ENSEMBLE OF PRAÇA DA RIBEIRA AND ITS NATURAL EXTENSIONS

18th Century

From very early times populations came to live by the River Douro and dedicated themselves to activities related to it, building on a parallel area to the Douro. The Vila River dividing it into two sections, which would later become Rua da Fonte Taurina and Rua da Lada.

On the other hand, the Vila River valley was used as an access from Ribeira, an urban area with commercial and fishing activities, to Morro da Sé, an area of administrative and religious functions. That access eventually turned into Mercadores Street.

This area was the access not only to the higher part of the city, but also the one that linked the Douro to the North and Eastbound roads. It is in the confluence of these two parts that will make for an open space, which connects the two and links them with the River Douro: Ribeira Square.

The current Rua Infante D. Henrique Street, formerly named Rua Nova, Rua Formosa and Rua dos Ingleses, constitutes a second thoroughfare further back, parallel to the River Douro, which was opened up due to D. João I's intentions of reorganising Riverine urbanism.

From the second half of the 18th century the street is met perpendicularly on its Eastern section by Rua de S. João. This street was opened to facilitate the access to Praça da Ribeira coming from Largo S. Domingos and Rua de Santa Catarina das Flores, one of the most important of the city's thoroughfares since the 16th Century. The opening of Rua de S. João was an integral part of the improvements to the Praça da Ribeira, which gave it very much the look it has today. The whole ensemble is classified as Property of Public Interest.

DECREE NO 516/71 OF NOVEMBER 22ND (SOURCE:MANAGEMENT PLAN OF OPORTO)

RUA DE SÃO JOÃO FOUNTAIN / PRAÇA DA RIBEIRA FOUNTAIN

Praça da Ribeira

1784-1786/2000

John Whitehead (attribution) / João Cutileiro, sculptor (São João Baptista)

Built according to a plan to make Praça da Ribeira Square monumental – which was intended to be OPorto's great attraction – its design can be attributed to John Whitehead, British Consul in Porto and personal friend of João de Almada e Mello's. Classified as Property of Public Interest.

DECREE N° 28536 OF MARCH 22ND 1938 (SOURCE:MANAGEMENT PLAN OF OPORTO)



At the same time the Public Works Department adopts some measures to promote the sanitation and the conversion of the urban area through the regularization of existing main roads - *rua de Santo Ildefonso* and *rua de Cedofeita* -towards outside the city, and the opening of new roads as *rua de Santa Catarina*, *Rua de Santo Antonio*, *rua dos Clerigos* and *rua Formosa*.

Alongside the new road network buildings are ranged according to a modular lotting. The facades of the Houses have neoclassic English facades and although simulate the type of building, they preserve the features of traditional house typical of a lot narrow on the back (model existing only in *Rua de S. Joao*).

It also promotes the construction of important public buildings and monuments, among which particularly determinants for the image renewal of the city are *Cadeia*, the *Tribunal de Relação* and *Hospital da Misericórdia*.



The Palladian style imported from England by British merchants will serve as a model for the expansion Almadinian architecture (the period of Almada). The city was an important almadinian logistic centre. All the goods were brought here from the North and from here were distributed throughout the Atlantic world by giving preference to UK and Brazil.

In the second half of the century Portugal experienced a very rapid demographic growth: between 1732 and 1781 the population of Porto and its dwellings doubles. However this phenomenon did not the city uniformly.

The end of the century will be characterized by a new political stage and a greater attention for the defence of the kingdom so that the major public investment will focus on military infrastructure, port and land transport and inland waterway.

This would lead to the reduction or nearly the disruption of many of the works begun during the century, undermining once and for all the urban transformation of the city according to the Enlightenment model started by the family of Almada.

XIX Century

At the beginning of the XIX century the city of Porto is still partly surrounded by walls and its densification and expansion develops along the axes outlined in the prior century by ignoring the ancient routes and the division into lots of the large landowners property.

The first decades were marked by an economic crisis and a strong social unrest. The French and Spanish invasions last until 1814. The liberal revolution, which began in the city of Porto in 1820, establishes in the country a Constitutional Monarchy, which will lead to a vicious civil war between liberal and absolutist (1828-1834). During the siege of Porto - 1832-33 - which will cause a violent cholera epidemic, a severe bombing will determine massive damage to some buildings, such as the *Convento de Sao Francisco*.

SÃO FRANCISCO CHURCH

Rua do Infante Dom Henrique

1233 (construction) / 15th-16th-17th-18th centuries (alterations)

The order of São Francisco Minor Friars arrived in Oporto in 1233, when there was a dispute between the King and the Bishop regarding the ownership of the borough. The construction of the convent buildings would only be finished in 1410. The following decade Fernão de Sá and his wife, Dona Filipa da Cunha, started the majorat in the main chapel, where many generations of Oporto's Main Municipal Magistrates would be buried. The Convent also served as Capitular House of the Cloistral Province of Portugal until 1568, when it became the House of Observance. Over the years, a wide range of styles were integrated: Gothic, Mannerist, Rococo and Neo-classical. Important figures included: Diogo de Castilho (Architect), in Carneiros Chapel (1534); Francisco Moreira (master-carver, 1612) and Inázio Ferraz de Figueiredo (master-gilder, 1615) in the retables of São Brás and São José; Manuel da Ponte (master-gilder, 1615), in the retable of Nossa Senhora dos Anjos da Porciúncula (1615 – missing in 1764); Manuel Carneiro Adão (master-carver), in the retable of Nossa Senhora da Conceição or Jessé's Tree (1719); Luís Pereira da Costa (master-carver), in the retable of Santo António de Lisboa (1724); Francisco de Couto e Azevedo (design) and Manuel da Costa Andrade (master-carver), in the retables of Nossa Senhora do Socorro (1740) and Nossa Senhora da Graça or Nossa Senhora da Rosa (1734-1744); Manuel Pereira da Costa Noronha (master-carver), in the retables of Anunciação de Nossa Senhora (1750) and of Nossa Senhora da Encarnação and Santos Mártires de Marrocos (1750-1751); Francisco Pereira Campanhã (master-carver), in the retable of Nossa Senhora da Sociedade (1764-1765). In 1833, due to the bombings during the civil war, there was a fire that damaged convent areas. In the following year, the Church was used as a Customs Warehouse. By that time, its destruction was being planned, in order to open new streets (1834-1839); it was saved by intervention of Queen Maria II (1839). Classified as a National Monument.

DECREE OF JUNE 16TH 1910, PUBLISHED IN DIÁRIO DA REPÚBLICA NO 136 OF JUNE 23RD 1910 (SOURCE:MANAGEMENT PLAN OF OPORTO)

ACT HOUSE OF SÃO FRANCISCO ORDER

Rua do Infante Dom Henrique

1746-1749

Nicolau Nasoni, Architect (design) / António da Silva de Carvalho, master-mason (execution)

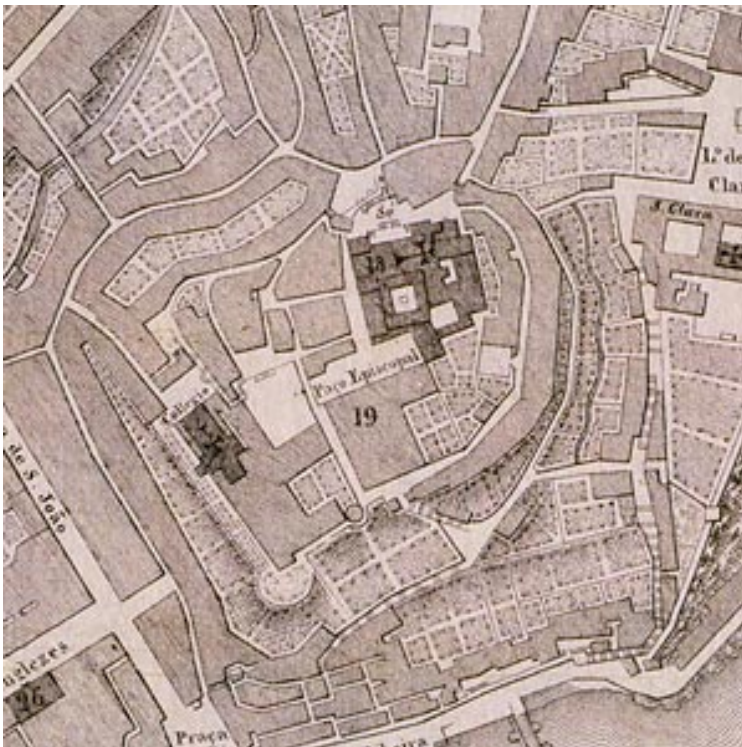
A Baroque building which was constructed on the site of the cemetery of Terceiro de São Francisco in 1745, by master-masons António da Silva de Carvalho, Pedro Pereira and Manuel Pereira. Inside, the ceilings were designed by Nasoni, and crafted by José Martins Tinoco: he also designed the valance, retable and frame in gilded carving, executed by José Teixeira Guimarães. Classified as Property of Public Interest.

DECREE NO 129/77 OF SEPTEMBER 29TH (SOURCE: MANAGEMENT PLAN OF OPORTO)

After this climate of instability, the demographic growth starts again to increase only at the middle of the century thanks to the new industrial era that brings new workers coming from various places in the north of the country, who settle in the east part of the city occupying spaces in periphery, where the most important industries are located.

The Public Works Department becomes extinct in 1833 and the urban management was transferred to several institutions that promote specific measures, according to their own criteria.

The first general plan of the city, based on the prior urbanistic projects, was developed by the city council in 1839.



Oporto Map (1839)

The merchant middle class, grown rich by taking possession of the Church's goods which had been nationalized and sold through a public auction and represented in the Commercial Association of Porto (1833), supports the economic life of the town. It will be also responsible for the urbanization of the land of the Mendicant Order of *Sao Francisco* and St. Domingos, such as the construction of the *Palacio da Bolsa* - seat of the same Association - on the ruins of the convent of *Sao Francisco*; and later, in 1864, the construction of the *Palacio do Cristal* where the first Universal Exhibition of Portugal took place.

STOCK EXCHANGE PALACE

Praça do Infante Dom Henrique / Rua da Bolsa

18th century/1839-1940/1862-1880

Joaquim da Costa Lima, Architect / Thomaz Soller, Architect (Pátio das Nations) / Gustavo Adolfo Gonçalves de Sousa, Engineer, and José Macedo Araújo Júnior, Architect (Arabian Room).

In 1834, São Francisco Convent was consumed by fire. In that very year it was included in the Act of Expulsion of Religious Orders and integrated in the Public Treasury. In 1842, OPorto's Commercial Association commissioned Costa Lima Sampaio to build their headquarters, taking advantage of the old cloister, which was now the Pátio das Nações, whose name derived from the heraldic presence of the main countries with which Portugal maintained commercial ties. The skylight in the ceiling and the pavement in mosaic were designed by Tomaz Soller, also the man behind the Sala das Assembleias Gerais. The Arabian Room, dating back to 1862 and designed by Engineer Gonçalves de Sousa, gets its inspiration from Alhambra Palace, standing out because of the richness in its moulded plasters, brought out by the lighting. In the early 20th century the Portrait Room was built, following Architect José Marques da Silva's plans. Present in the decoration of the different rooms of the building were great names of the Arts, such as sculptors Soares dos Reis and Teixeira Lopes, scenographers Manini and Pereira Júnior, painters António Ramalho, Veloso Salgado, Marques de Oliveira and António Carneiro. Classified as National Monument.

DECREE NO 28/82 OF SEPTEMBER 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

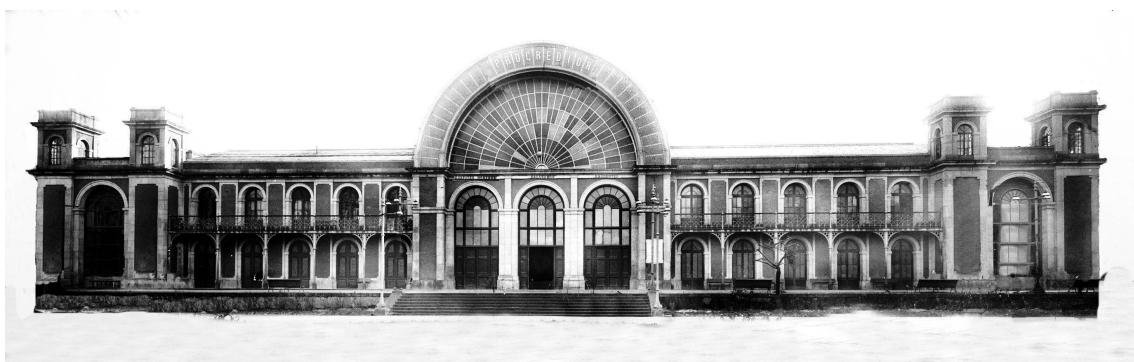


IMAGE: OLD CRISTAL PALACE_SOURCE:INTERNET

Between the 30s and 40s, the city experienced a new urban impetus urban: the construction of the first public markets, the *Bolhao* (1837) and *Do Anjo* (1837-39). These two new poles will gather several fairs scattered around the city until the construction of the *Mercado Ferreira Borges*, one of the most significant "iron architecture".



FERREIRA BORGES MARKET

Rua do Infante Dom Henrique / Rua de Ferreira Borges / Rua de Mouzinho

1885-1888

João Carlos Machado, Architect

In 1882, Oporto City Council deliberated that a new market be created, so as to replace the old one in Ribeira, which was long showing signs of being unfit. The works started in 1885 and were concluded in 1888. With the turn of the Century it no longer satisfied the necessary requirements, so new uses for the space started to be thought of. After some years of neglect, it was donated to National Fruit Council, serving as a supply interface to other markets. Again abandoned and run-down, it was restored between 1982 and 1983 by the same company which had built it: Companhia Aliança (Massarelos Foundry). It is one of the great examples of Oporto's Iron Architecture and its name celebrates Oporto's Economist and Politician José Ferreira Borges, (1786-1838), author of the first Portuguese Commercial Code (1833). It is classified as Property of Public Interest.

DECREE NO 28/82 OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

The construction of the roads *Ferreira Borges*, *Camoes*, *Constituição* and *Gonçalo Cristóvão* give coherence to the city council's policy. The opening of the gardens of *Sao Lazaro* (Saint Lazarus - 1834) and later of the gardens of the *Palacio do Cristal* (Crystal Palace) and *Da Cordoaria* (1866) is part of a policy of increasing of the green spaces inside in the urban net.

PILLARS OF PÊNSIL BRIDGE (FORMER DONA MARIA II BRIDGE)

Cais da Ribeira

1841-1843

Estanislau Bigot, Engineer (project) / José Victorino Damásio, Engineer (inspector)

Crossing the River Douro has always been a problem for the city's authorities. In 1841 a public tender was launched for the construction of a bridge which would replace the unsuccessful, short-lived Barcas Bridge (Barges Bridge), (1806-1809), with the Bigot's projects proving the winners. The work lasted until 1843, opening to traffic on February 17th.

The bridge is named after the fact that it is suspended by eight thick chains made of burnt iron and with a thick varnish covering to prevent rust. Between the two granite pillars on each of the banks there was a two-storey house. The bottom floor opened directly to the bridge through three doors and the top floor had a balcony with a forged iron railing. Its bottom floor hosted the military guard's headquarters on the Oporto riverside. The Pensil Bridge was built 10 metres above the river and was closed in 1887 and replaced by the D. Luís I Bridge. They are classified as Property of Public Interest.

DECREE NO28/82, OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

The construction of the hanging bridge (1843) will stabilize the link between the two edges of the river which then results in the redevelopment of both banks and the construction of the building *Alfandega* (Customs -1861).



In 1836, with the new administrative division, the city of Porto enlarges its borders by joining with the neighbouring municipalities of *Lordelo*, *Foz* and *Campanha*, and in the following year, *Paranhos*.

Starting from mid-century, the policy of the Ministry of Public Works become part of a global vision of development which focuses on the traffic and communication ways, especially the land and sea routes, which will support the emerging industry and the development of new activities. New roads, such as as *Mouzinho da Silveira* and *Nova Alfandega* will improve and intensify the connection with the sea. The need to create links between Porto and the central and southern part of the country will lead to the construction of the first metal bridge Mary D. (1877), crossed by the railway, and the processing of new projects for other bridges that could connect the towns of Porto and Gaia to the two levels (high and lower).



IMAGE: D.MARIA BRIDGE_ COPYRIGHT ANTONIO AMEN

LUIZ I BRIDGE

At low level : Avenida Gustavo Eiffel/ Cais da Ribeira (São Nicolau, OPorto) / Avenida de Diogo Leite (Santa Marinha, Vila Nova de Gaia); at high level: Avenida de Vímara Peres (Sé / Porto) / Avenida da República (Mafamude, Vila Nova de Gaia)

1886

Theophile Seyrig, Engineer (project) / Arthur Maury, Engineer (works director) / José Macedo Araújo Júnior, Engineer (inspector).

Built in 1886 to replace the Dona Maria II Bridge (Pensil Bridge), it was designed by French engineer Theophile Seyrig, who had worked at Gustav Eiffel's studio. He was assisted by engineers Arthur Maury (works director) and José Macedo Júnior (inspector). It was inaugurated on 31.10.1886, by the very King it was named after. D. Luiz I Bridge is one of the greatest examples of Iron Art, which OPorto had many examples of during the last decades of the 19th century. Classified as Property of Public Interest.

DECREE NO 28/82, OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

ALMINHAS DA PONTE (MONUMENT TO DEAD SOULS)

Cais da Ribeira

1897

José Joaquim Teixeira Lopes (father), sculptor

Religious monument which recalls the French Armies entering Oporto on March 29th 1809, at the time of the 2nd French Invasion, led by General Soult. This invasion led to the flight of OPorto's riverine population, causing the Barcas Bridge tragedy, in which thousands of people drowned. Classified as Property of Municipal Interest.

DECREE NO 28/82, OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)



The improvement of the shipping business leads to dynamization of the port of *Matosinhos* (1864-1892) and later to the construction of the Porto de *Leixoes* (1908). From 1872 begins the intensification of the public transport network, through the electric system, connecting the city centre to its periphery.

This initiative ends with the connection between the city and the surrounding region through the rail (1875-77). Due to the influence of the industrial revolution, began in England at the end of the XVIII century, and the massive presence of the English people, in the early XIX century begins in Porto the process of mechanization of the industries. The first steam engine will be installed in the country in 1835.

After the great industrial development accompanied by a galloping population growth, new housing type consisting in small working-class houses, densely organized and located inside the existing neighbourhoods - the *Ilhas* (Islands) in the areas of the city where the major industries were situated -, will arise.

The economic development of the town and the arise of a new capitalistic class during the second half of the XIX century, originates from a large concentration of industries and commerce, will have a strong impact on the town's urban structure; hence it became necessary a new urban planning.

The processing of the Project for improvement (Act of 1864) will make necessary the first rigorous cartographic relief, which begins towards the end of the 70s and ends the 1892 with the publication of the first rigorous plan of the city. It was a political and financial plan that proposed a reformulation of the urban area and the solution of traffic problems, the supplying of resources and the urban sanitation.

From the 70s it starts a process of improvement of the poor conditions of the public health through the construction of the public net of running water (1873) and sanitation (1896). Since 1855 gas lighting transforms the lives of the main arteries of the town and from 1866 the coming of the electrical system modifies completely the organization of the household and social calendar.

Despite the profound changes that marked the city of Porto during the XIX century, the new liberal city rises from the bourgeois imagination as a space lacking in monumental values able to assert themselves at an urban scale.



2.1.2 OTHER CLASSIFIED RELIGIOUS AND LAY BUILDINGS

Not less important, not separated geographically, these listed monuments are here described.

CHURCH AND MONASTERY OF S. BENTO DA VITÓRIA

1604 - c. 1790

Diogo Marques Lucas, Architect

São Bento da Vitória Monastery is a Mannerist structure that stands out on Oporto's urban landscape. Founded in 1598, construction began in 1604, according to the King's Architect Diogo Marques Lucas' plans, disciple of Filipe Terzi. However, it was only concluded at the end of the next century. Between 1716 and 1719 wood carver Gabriel Rodrigues created the main retable, in national style, as well as the choir chairs. At the same time Friar Manuel de São Bento renovated the organs of choir section – which dated from 1662- then perfected by Friar Manuel Domingos de São José Varella (1783-1786). The retables of the transept are by master-wood carver José da Fonseca e Lima (1755). The neoclassical chairs of the main chapel were built between 1789 and 1792. In 1809, at the time of the French Invasions, the Monastery served as a Military Hospital. Later on, between 1832 and 1852, it hosted the Civil Parish, as it was severely damaged. Expropriated and looted in 1834, it hosted judicial courts, Oporto's Governing Committee and Hunters Battalion no 9 (1846-1847). The Monastery is currently divided among the Benedictine Monks, Oporto District Archive and Music National Centre. Classified as a National Monument.

DECREE NO 129/77, OF SEPTEMBER 29TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

CASA DOS FERRAZES BRAVOS OR CASA DOS MAIAS'

16th/ 18th centuries (alterations to the façade and construction of chapel/ 19th century (extension)

Nicolau Nasoni Architect (alterations – attrib.)

This is a large building made up of a shop, upper-shop and first floor, whose 16th century character was radically changed by work two centuries later. The main baroque-style façade displays eight large windows topped by triangular shapes, with forged iron balcony railings, two of which partially obstructed by the large coat of arms showing the broken shields of the Bravos and Ferrazes.

Inside the building there is a large granite staircase and in the halls there are plaster-sculpted ceilings.

The building is U-shaped, with a rear patio paved with granite, where a baroque fountain is supposed to have been.

This patio houses a chapel, believed to have been designed by Nicolau Nasoni's. The Casa dos Ferrazes Bravos is classified as Property of Public Interest.

DECREE NO 45/93, OF NOVEMBER 30TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

SÃO JOSÉ DAS TAIPAS CHURCH

1795/1878

Carlos da Cruz Amarante, Engineer

São José das Taipas Revered Brotherhood was founded in 1633 and in 1666 it was associated with São Nicolau Tolentino das Almas Confrary. In 1716 they were separated again: Taipas Brotherhood moved to some houses in Rua das Taipas and the Friary continued to meet at São João Novo Convent Church. In 1780 they were reunited, when the Friary moved to the Taipas Church, now renamed as Capela das Almas (Souls Chapel) and São José das Taipas. In 1755, Dom João da Silva ordered the transfer of the images of N.ª Sr.ª da Vitória Parochial Church, which was terribly run-down. In 1975 Carlos da Cruz Amarante was in charge of designing a new temple, which was blessed in 1818 by Dom João de Magalhães, Bishop of OPorto. However, it would only be concluded in 1878. Nonetheless, it served the Parochial Church for some time, due to the continuing poor state of conservation of N.ª Sr.ª da Vitória Church. From 1996 on, major restoration works and cleaning have taken place. Classified as a Property of Public Interest.

DECREE NO 28/82, OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)**BUILDING IN RUA DE MIGUEL , NO. 2 AND 4**

17th/18th Centuries

Building of moderate proportions, with 3 floors, classified as Property of Public Interest.

The main façade is modest yet interesting in style with 18th-century tiles bearing scenes of daily life and landscapes, describing episodes of Our Lady's life.

According to some specialists, the tiles are the only elements which remained from the lavish decoration of the capitulary room of São Bento da Vitória Monastery.

DECREE NO 44675 OF NOVEMBER 9TH 1962 (SOURCE:MANAGEMENT PLAN OF OPORTO)**LARGO DA SÉ FOUNTAIN/ SÃO MIGUEL-O-ANJO FOUNTAIN**

Terreiro da Sé

1737

Nicolau Nasoni, Architect (attribution)

Built in the 18th century and designed by Nicolau Nasoni's, it was located close to Arco da Vandoma. With the demolition of this Arch, (1855), it was transferred to its present location. In Baroque style, the central column is a standout feature, with an image of São Miguel-o-Anjo directly above. Classified as Property of Public Interest.

DECREE NO 11454, OF FEBRUARY 19TH 1926 (SOURCE:MANAGEMENT PLAN OF OPORTO)

**HOUSE BEHIND THE SÉ OR DR. DOMINGOS BARBOSA'S /
GUERRA JUNQUEIRO HOUSE-MUSEUM**

32, Rua Dom Hugo

c. 1730/1997 (renovation)

Nicolau Nasoni, Architect (attribution) / Alcino Soutinho, Architect (renovation)

Built between 1730 and 1746 by Oporto's Cathedral Magisterial Canon, Dr. Domingos Barbosa, following Nicolau Nasoni's plans. This building made a break with traditional street alignment, with a Baroque influence. It eventually became the property of the Canon's heirs; in 1934, Dona Maria Isabel Guerra Junqueiro – the poet's daughter – housed her father's collections here and donated them to Oporto City Council. At the end of the 1990s the house was renovated by Architect Alcino Soutinho. Classified as Property of Public Interest.

DECREE NO 129/77, OF SEPTEMBER 29TH. (SOURCE:MANAGEMENT PLAN OF OPORTO)

SENHOR DOS PASSOS OR SÃO SEBASTIÃO CHAPEL

Rua de São Sebastião

17th century

Part of a number of the Via-Sacra oratories – or Senhor do Passos procession – of which São Francisco Chapel still remains – close to the Church with the same name, in the Ribeira area. São Sebastião Chapel belonged to São Lourenço College (often called 'Grilos'), controlled by the Jesuits, whose monogram IHS is visible on the facade. Classified as Property of Public Interest.

DECREE NO 95/78 OF SEPTEMBER 12TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

SANTA CLARA CHURCH

Largo de 1º de Dezembro

15th century

In line with the Sacra Religionis Papal Edict (12.II.1405), the nuns of Santa Clara de Entre-os-Rios Convent were able to be transferred to Oporto. In 1416 construction work began, but took many years. It benefited from the protection of the King, as well as from Oporto's bishops, consequently accumulating wealth and privileges. The church was built in Gothic style, bearing a Manueline gateway, where two niches house the images of Santa Clara and São Francisco de Assis. In contrast, there is a Mannerist one, (1697), which gives access to the convent areas, which is under the protection of Nossa Senhora da Conceição. The interior of the church is a hall-nave, covered with gilded carving, bearing works by master-carver Francisco Miguel da Silva (1730).

On the main altar there is a panel by Joaquim Rafael (1821). With the approval of the Act dismantling Religious Orders (1834), it survived until the death of the last nun (1901). The church is classified as a National Monument.

DECREE OF JUNE 16TH 1910, PUBLISHED IN DIÁRIO DO GOVERNO, NO 136, OF JUNE 23RD 1910. (SOURCE:MANAGEMENT PLAN OF OPORTO)

SÃO BENTO RAILWAY STATION

Praça de Almeida Garrett / Rua da Madeira / Rua do Loureiro

1900

José Marques da Silva, Architect / Juan Pina, painter / Jorge Colaço, tile-painter

Built upon the site of the São Bento de Ave-Maria Convent, whose construction had been ordered by Dom Manuel I, bringing together the Monasteries of São Cristóvão de Rio Tinto (Gondomar), São Salvador de Vila Cova de Sandim (Vila Nova de Gaia), São Salvador de Tuías (Marco de Canaveses) and Santa Maria de Tarouela (Cinfães) (1518-1535). Extended and renovated throughout the centuries, it was one of the country's main monastic houses. Included in the Act dismantling Religious Orders (1834), it eventually closed, with the death of the last nun, in the late 19th century. After the projects of Engineer H. de Baer, a study by Architect Marques da Silva was approved, renovated in 1899 and 1902. The works started immediately in 1902. Inside it was decorated with tiles by Jorge Colaço (1905), representing historic customs and allegorical scenes. Classified as Property of Public Interest.

DECREE NO 67/97, OF DECEMBER 31ST (SOURCE:MANAGEMENT PLAN OF OPORTO)

SÃO JOÃO THEATRE

Praça da Batalha/ Rua do Cativo/ Travesso do Cativo/ Travessa do Cimo de Vila| 1909-1918 | José Marques da Silva, Architect / João Carreira, Architect (renovation)

The monument is the heir of former Príncipe Theatre, inaugurated in 1798 at the behest of Francisco de Almada e Mendonça, which burnt down on April 11th, 1908. A public tender for its reconstruction took place and the winning proposal was beaux-arts influenced project presented by Architect José Marques da Silva. The work took place between 1910 and 1918 and involved sculptors Diogo de Macedo and Sousa Caldas (Generosity, Pain, Hate and Love), Joaquim Gonçalves da Silva (friezes and masks of lateral facades), painters Acácio Lino and José de Brito, as well as master-plasterer António Baganha. It was inaugurated on March 7th 1920, with Verdi's Aida opera. In 1932, a projection booth was built, which then began operating as the São João Cinema. It was bought by the State in 1992, and renovated between 1995 and 1998 by Architect João Carreira, who won that year's João Almada Award. It is classified as Property of Public Interest and is currently under process of reclassification as a National Monument.

DECREE NO 28/82 OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

FORMER "RESTAURANTE COMERCIAL"

Rua do Infante Dom Henrique, nos 75/79

18th century (building) / 1907 (Restaurant)

Manuel de Oliveira, master-builder.

Inaugurated in 1894 by Spanish Manuel Recarey Antello, this restaurant became famous for its cuisine – especially its English-style Steak – which attracted clients from the worlds of politics, art and literature. It was open for business until the 1960, when it was taken over by the Mira partnership, which introduced some minor changes. Later, it housed an branch of the Pinto & Sotto Mayor Bank. The façade still has its forged iron framing. Classified as Property of Public Interest.

DECREE NO 29/84, OF JUNE 25TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

INFANTE’S HOUSE/ FORMER CUSTOMS HOUSE

10, Rua da Alfândega / 1325-1354 (construction) / 1628 and 1677 (Works) / 1894 (Main Entrance Stone) / 1923 (extension of floors) / 1958-1960 (restoration) | 1994 (redevelopment) | João Eanes Melacho (14th century) / Marquês de Fronteira (1677) / Rogério dos Santos Azevedo, Architect (1958-1960) / Nuno Jennings Tasso de Sousa, Architect (2001)

Former quarters of the treasurer of Alfândega do Porto (Oporto Customs), the building was constructed from 1325 onwards, being used as customs warehouse in 1354. During the reign of Dom Fernando I, it hosted Casa da Moeda (the Royal Mint), which operated until 1587, eventually closed by Act of 1607 and reopened in 1688. On 4th March, 1394 Infante Dom Henrique was born here, which made many future generations of Oporto people very proud. In 1628, firstly, and then in 1656, great works were carried out in the Mint and also in the Customs House, although the major works took place in 1677, with the extension of the building. From 1860, the Customs House gradually became less used, with services being transferred to a new building which had been built in Miragaia. In 1894, commemorating the five hundredth anniversary of Infante Dom Henrique’s birth, a stone tablet was unveiled above the main door. A series of works on the building followed, which added an extra floor (1923) and renovated the structure and areas (1958-1960). From then on it has housed Oporto’s Municipal Historical Archive, which would promote another series of works (2001). Classified as National Monument.

DECREE NO 9888 OF JUNE 2ND 1933 (SOURCE:MANAGEMENT PLAN OF OPORTO)



SÃO LOURENÇO CHURCH AND COLLEGE OR GRILOS CHURCH AND CONVENT

Largo do Colégio

1573-1627 / Silvestre Jorge (1571) / Baltazar Álvares and Afonso Álvares (1577) / Luís Cunha, Architect, and Bernardo Abrunhosa de Brito, Architect (Museum)

The first priests of the Companhia de Jesus arrived in Oporto in 1560, taking up residence in a house in Rua da Lada and celebrating their first service on São Lourenço's Day. Ten years later, the priests moved to some fields at Aldas, where, in 1573, they laid the first stone for the construction of the Church. In the following year the foundations started to be built but the works stopped between 1575 and 1577, due to financial problems. In 1579 the Dormitories started to be built and, in 1595, the access staircase to the College and Church. In 1614 Dom Frei Luís Álvares de Távora volunteered as Church Founder, providing for the College, on the condition that he was buried in the Church, in the centre of the Main Chapel, as well as placing his coat-of-arms on the Church's front. In 1627 the Church opened to public and, in 1630, free lessons started at the College. However, the main retable was only built in 1642, by master-carver Manuel Nunes. Three years later there was decorative work done on the façade, resumed in 1690-1691 and concluded in 1709. The Library dates from 1714-1720. The Nossa Senhora da Purificação altar was built in 1729-1733, by master-carver António Pereira or Correia and by master-gilder Pedro da Silva Lisboa, according to António Vital Rifaldo's plans. In 1759-1760, the Jesuits were expelled from Portugal and their assets were donated to Coimbra University (1774). Oporto College would be later on sold to the Cónegos Regrantas de Santo Agostinho (Canons), from Grilos Covent, in Lisbon (1780), where it came to acquire the popular denomination and when João Pedro Ribeiro would get an order for the panel of the main retable, displaying Jesus Christ inflaming Santo Agostinho's Heart. Between 1832 and 1834, it served as headquarters for the Academic Battalion and later on hosted the Great Seminar of Nossa Senhora da Conceição. The panel O Coração de Jesus (Jesus's Heart), by painter Marques de Oliveira, dates back to 1882; and the panel O Senhor Preso à Coluna (The Lord Chained to the Column), by painter Manuel António de Moura, dates back to 1917. In 1958, Dom Domingos de Pinho Brandão Sacred Art Museum was inaugurated. Classified as a National Monument.

DECREE NO 28/82 OF FEBRUARY 26TH (SOURCE:MANAGEMENT PLAN OF OPORTO)

RUA DAS TAIPAS FOUNTAIN

Rua das Virtudes

18th century

In Baroque style, built in granite, at the residents' expense, to replace the fountain which existed in the larger section of Rua das Taipas, next to a transept.

Supplied by Paranhos water source through Arca do Anjo, it had two big tanks in the back. Classified as Property of Public Interest.

DECREE NO 28536 OF MARCH 22ND 1938 (SOURCE:MANAGEMENT PLAN OF OPORTO)

BUILDING ON RUA DAS VIRTUDES OR FORMER CLUBE DOS INGLESES

Rua das Virtudes

18th century

Building from the 1700s, it was a rest house for the religious members of the Cathedral's Congregation, where the Attorney General usually lived. Its terrace rests upon a tower of the Fernandine Wall. In 1834 it was bought by OPorto businessman José Alexandre Ferreira Brandão, whose heirs later sold it to "OPorto British Club". Currently it hosts a Social Centre of SAOM, responsible for the restoration works of 1992/1993. Classified as Property of Public Interest.

DECREE NO 8/83 JANUARY 24TH (SOURCE:MANAGEMENT PLAN OF OPORTO)**SÃO JOÃO NOVO PALACE**

11, Largo de São João Novo

1700-1757

António Pereira

Pedro da Costa Lima, administrator of the Ribeira docks, moved into one of the houses he bought at Largo de São João Novo, in 1676. He ordered the renovation, or construction, of a building existing on this very site, in the traditional Baroque palace, with terraced gardens and water tanks supplied by the Arca d'Água water source. It was abandoned during the siege of OPorto, rented to Tipografia Portuense (printer shop) in 1846 and re-inhabited by its proprietors after that date. It was extended in the 19th century; it suffered a fire in 1984 and had conservation works in 2000. It was rented to OPorto District Council in 1941 and the Museum of Ethnography and History, originally organised by Pedro Vitorino, was inaugurated, displaying regional pieces and remaining open until 1992. Classified as Property of Public Interest.

DECREE NO 129/77 OF SEPTEMBER 29TH (SOURCE:MANAGEMENT PLAN OF OPORTO)**STATUES, DECORATIVE ELEMENTS, AND WALL WHERE THEY ARE LOCATED**

14, Passeio das Virtudes / 51, Rua do Dr. Barbosa de Castro

18th century

Nicolau Nasoni, Architect

Statues and decorative elements on the wall of a manor house. In 1842 José Joaquim Pereira Jordão ordered the extension to an area which leads into Dr. Barbosa de Castro Street and Mariana Emília Pereira Jordão Ferreira da Silva ordered the extension of the building and gate, in 1854. In 1907 it was occupied by Fábrica Portuense de Guarda Sóis (OPorto' Parasol Factory) to set up their factory. In the 1980s Árvore Association acquired the building to set up an Education establishment. These elements are classified as Property of Public Interest.

DECREE N° 251/70 OF JUNE 3RD (SOURCE:MANAGEMENT PLAN OF OPORTO)

SERRA DO PILAR MONASTERY

Santa Marinha, Vila Nova de Gaia

16th-17th centuries

Diogo Dias, João Anes, Pedro Anes, Gaspar Braga, João Lopes, Gonçalo Anes de Madalena, Cristóvão Fernandes de Valadares, André Álvares, and Gonçalo Álvares, masons / Jerónimo Luís (16th Century), and Manuel de Couto (17th Century), master-masons / Fernão Carvalho, Afonso Gonçalves, and João Rebelo, carpenters / Guilherme (images) / Manuel Pinto da Costa, goldsmith / Lourenço Malhorquim, gilder / Franscisco Correia, painter

Set on top of a slope overlooking the river Douro, facing the city of OPorto, prominently positioned on Serra do Pilar. This is a unique example in Portuguese religious architecture of a circular-shaped convent and cloister. The solution of an axis of main composition, supported by a sequence of centred spaces, the church and the cloister, framed by two lateral wings, is unique in the country and represents a model which stems from civilian architecture. Mannerist in style, it presents interior and exterior facades with pilasters, topped by a cupola. The Main chapel is rectangular and the cloister is circular, with a floor formed by upper column and platband, thoroughly decorated. The retables are in Mannerist style, the main retable being neoclassical. Classified as National Monument.

DECREE OF 16.06.1910, DG 136 OF JUNE 23RD 1910 (SOURCE:MANAGEMENT PLAN OF OPORTO)



2.1.3 MUSEUMS

Porto's old town hosts a number of museums. The centre of Porto is rich in history and well equipped for exhibiting its artistic heritage. Many museums organize free tours for families and students during holidays and historical events. The choice is vast and people in charge are always helpful. Besides, lately on two occasions the hours has been extended at night. Many museums are also choosing a day, usually during the weekend, when the entrance is free.

In my opinion the museums are well preserved; the only service that might be improved is the use of new technologies in order to give greater dynamism to the museum path and improve the heritage. The museums of the city centre should also create a network with museums located in the surrounding metropolitan area and add to the experience a confrontation through exhibitions of local art works. Creating metropolitan networks would extend the promotion of the cultural heritage of the city, which is the capital of the region.

I am not aware of the quality of the museum guide service, which is essential for the interpretation and I think that is already released in English, but on booking each facility offers this service.



CRAT – CENTRO REGIONAL DE ARTES TRADICIONAIS- REGIONAL CENTER FOR TRADITIONAL ARTS.

Open Tuesday to Friday 10h00-12h00 / 13h00-18h00; Saturday and Sunday 13h00-19h00;
Closed on Monday and Holidays

<http://www.crat.pt/>



GUERRA JUNQUEIRO HOUSE-MUSEUM

Opening times: Tuesday to Saturday 10.00-12.30 and from 14.00-17.30; Sundays from 14.00-17.30.

One project: families in museum

To invite the children, with the parents, grandparents, cousins and friends, making part of collections of City Museums. To spread museums Heritage of the city and to introduce the City, with special attention for the romantic environments.

<http://www.cm-Porto.pt>

ARCHAEO SITE D. HUGO NO 5

Opening times: Tuesday to Sunday from 10.00-12.30 and from 14.00-17.30.

INFANTE HOUSE – MUSEOLOGICAL CENTRE

The Exhibition Room is open Monday-Friday from 10.00-12.00 and 14.00-17.00. Saturdays and Sundays from 10.00-12h30 and 14.00-1730.

The museological centre can be visited from 10.00-13.00 and 14.00-17.30, being closed on Mondays and Bank Holidays.

<http://www.cm-Porto.pt/gen.pl?p=stories&op=view&fokey=cmp.stories/620>

MUSEUM OF SACRED ART AND ARCHAEOLOGY

It can be visited Tuesdays-Saturdays from 10.00-12.00 and 14.00-17.00. It is closed on Sundays and Bank Holidays.

MUSEOLOGICAL CENTRE OF OPORTO'S SANTA CASA DA MISERICÓRDIA

Open Mondays-Fridays from 9.00-12.30 and 14.00-17.30. Closed on Saturdays, Sundays and Bank Holidays.

<http://www.scmp.pt/>

CLÉRIGOS CHURCH AND TOWER

Open every day, in winter from 10.00-13.00 and 14.00-17.00, and in summer from 9.30-13.00 and 14.30-19h00.

CATHEDRAL'S TREASURE

The so-called Cathedral's Treasure includes true artistic relics, with 150 cult artefacts, objects, silver and liturgical books from 15th to 19th Centuries.

Open Mondays-Saturdays from 9.00-12.30 and 14.30-19.00

SÃO FRANCISCO CHURCH

Open February to May, from 9.00-18.00, July to August from 9.00- 20.00. June, September and October from 9.00-19.00 and in January from 9.00-17.30.

STOCK EXCHANGE PALACE

Open April to October from 9.00-18.30 and November to March, from 9.00-12.30 and 14.00-17.30.

<http://www.palaciodabolsa.pt/>

PORTUGUESE CENTRE OF PHOTOGRAPHY

Open Monday-Friday, from 10.00-12.30 and 15.00-18.00. Saturdays, Sundays and Bank Holidays from 15.00-19.00.

<http://www.cpf.pt/>

2.1.4 GREEN SPACES AND RIVER



The old town of Porto includes a number of gardens, both public and private. In general, as it is shown in the picture, the green space is very little, but the river and its habitat counterbalance this lack. Unfortunately, there are no avenues lined with trees to shade the streets of the city center offering comfort to tourists who usually visit the city during the summer months.



Remains a small portion of private property that could be rehabilitated and equipped for the public, like *Laranjal* garden in, in the picture on the left.

Now we have:



Virtudes garden



João Chagas (ou Cordoaria) garden



Ferreira Borges square garden ☺



Douro river (Duero, in Castilian) that born in Spain, in the province of Sória, in the peaks of Mountain range of Urbião (Sierra de Urbión), to 2.080 meters of altitude and it crosses the north of Portugal. The mouth of Douro river is near the cities of Oporto and Vila Nova de Gaia. It has 850 km of length.

Second the history his name drifts of the next one: - *Nas encostas escarpadas, um rio banhava margens secas e inhóspitas. Nele rolavam, noutros tempos, brilhantes pedrinhas que se descobriu serem d'ouro. Daí o nome dado a este rio: Douro.* (In the steep slopes, a river was wetting dry and inhospitable edges. In him it was rolling, in other times, diamonds stones what was discovered they were gold. From there the name given to this river: Douro (ouro=gold).)





2.1.5 INTANGIBLE HERITAGE

A series of films with back the oPorto city and its stories from 1896 to 2001, when the director Manuel de Oliveira was invited to produce a documentary about the town during the oPorto Capital of Culture event- 2001.

“A Saída do Pessoal Operário da Fábrica Confiança”

year: 1896

director: Aurélio da Paz dos Reis

Places: Rua de Santa Catarina, Porto

Original version: silent film

Gender: documentary

“A Cidade do Porto”

year: 1913

Realizador: desconhecido

Production Company: Invicta Film

Lugares de Rodagem: Porto

Original version: silent film

Gender: documentary

“A Feira do Porto no Palácio de Cristal”

year: 1921

director: desconhecido

Production Company: Invicta Film

Places: Palácio de Cristal, no Porto

Original version: silent film

Gender: documentary

Douro, Faina Fluvial

year: 1931

director: Manoel de Oliveira

Places: Porto city

Original version: Portuguese

Gender: documentary

“Imagens do Porto”

year: 1934

director: desconhecido

Production Company: Ulyssea Filmes

Places: Porto city

Original version: Portuguese

Gender: documentary

“Aniki-Bobó”

Título original: Aniki-Bobó

year: 1942

director: Manoel de Oliveira

Places: Porto

Original version: português

Gender: documentary

“O Pintor e a Cidade”

Título original: O Pintor e a Cidade

year: 1956

director: Manoel de Oliveira

Production Company: Doperfilme

Places: Porto

Original version: Portuguese

Gender: documentary

“A Costureirinha da Sé”

Título original: A Costureirinha da Sé

year: 1959

director: Manuel Guimarães

Production Company: Produções Cinematográficas Vitória Filmes

Places: Porto

Original version: Portuguese

Gender: comedy

"Porto da minha Infância"

year: 2001

director: Manoel de Oliveira

Production Company: Tóbis Portuguesa; colaboration: Instituto Português de Cinema;
Radiotelevisão Portuguesa; Centro Português de Cinema; Cinequipa.

Places: Porto

Original version: Portuguese

Gender: documentary

POPULAR FESTIVITIES

There are several interesting folk festivals many times during the year, some of them, such as a feast of S. João celebrated on the 24th June, are popular throughout the region and are part of the spiritual culture of this old town and this population.

People usually gather in the streets and other places of spontaneous aggregation, however this fest draws big audiences from the whole metropolitan area and neighboring cities. For the rest of the year, the center is deserted, only tourists come to visit it, so I believe that a good management should include other significant moments like this one.

FESTivals

A good cultural agenda of festivals enlives the city and draws mainly the younger audience.

From my point of view, street fests are numerous and well organized and the cultural programming is vast. It is a pity that these events are not repeated during the year and therefore participation is low.

Many of the initiatives have a very interesting program, which includes various issues and attracts many participants. Downtown fest' s programming - May 2009 -, for instance, schedules guided tours of the historic centre different from those proposed by the tourist office; the opening for the town's inhabitants of cultural spaces normally closed to public (called "open doors"); a taste of gastronomic specialties in places classified abandoned such as markets and customs; educational activities concerning topics such as the old monuments, history, religion, music and young people such as games, storytellers, concerts in churches, exhibitions ..

The commitment by all the parties present in the center is great; residents and tourists have always much to visit. It is a pity is that this festival takes place only for a few days and is not a daily practice.

An area classified as natural to which the town and its historic center owes its life is the River Douro. As a matter of fact, many school activities are concentrated here with sports activities.

On the River Douro, from Confraria do Vinho do Porto, it has been organized the 34 years old "*Regata dos Barcos Rabelos*", a race of considerable historical interest which recalls the old business that has formed this population/people.



source: REGATA DOS BARCOS RABELOS - internet

REGATA DOS BARCOS RABELOS

Every year, on S. João day (June 24th), a "rabelo" boats sailing takes place on the River Douro. Sailing begins in base level of the river and goal is near the D. Luiz I bridge. Boats belong to companies producing wine of Oporto, which used it in the past (or other older) to carry barrels of wine from farms in the Douro to the cellars in Vila Nova de Gaia. Today these boats are not used to transport wine, you can see them stopped in Gaia decorating river side used like advertising to various brands. Sailing is very lively and disputed. Thousands of people gather on the river side to see boats passing. The wind does not always help ... and this is the only force that pushes the boat ...



IMAGE_ SAO JOAO FESTIVAL_ SOURCE: INTERNET

SÃO JOÃO FESTIVAL

São João Festival, which is part of the Festivals of the Popular Saints, or June Festivals (celebrations which were historically related to the pagan festival of the summer solstice,

which used to be celebrated on June 24th, according to the Julian calendar), is a great mass celebration.

Although *Lapa*, *Bonfim* and *Fontainhas* have long been considered the bastion of this festival in Oporto, there was a mobile aspect to this celebration. Currently in the whole of the Historic Centre and in other zones of the city and until dawn, more than 500 thousand people roam the streets, where aromatic herbs and plants are sold, particularly dwarf basil, leek, carnations and lemon-balm. These plants are associated to customs and popular beliefs that only the older generation remembers: leek must be cut at midnight and placed behind doors to keep spirits away; basil and balm serve as protective talismans.

Accompanied by the smell of grilled sardines, the animated scenes by the bonfires, the traditional music and the launching of balloons from the old quarters, at midnight the crowd gathers on the banks of the Douro and at the several spots of the Historic Centre to watch the firework show on the river and D. Luís I Bridge.

In Oporto tradition the “*cascatas*” (model scenes) are essential documents of the popular creativity. Until a few years ago, it was an artistic expression done mostly by children, in groups or individually, in their houses, under staircases, among other places. Anything can be used to assemble a São João “*cascata*”, which resembles a nativity scene, where some figures are common. Clay figures represent daily scenes, processions, pilgrimages, flocks and, the images of saints are placed at the highest point, with particular focus on São João Baptista. The most famous and popular “*cascata*” in Oporto is that of *Fontainhas*, with real life figures which represent the baptism of Christ. (source: *Management Plan of oPorto*)

FESTIVAL DE FOLCLORE

Place: Ferreira Borges Market

From 29th July to 2nd August 2008 are represented many groups of folklore from various countries in Market Ferreira Borges.

SÃO PEDRO DE MIRAGAIA FESTIVAL

Celebrated on June 29th with illuminations and partying, music and popular dances, this is a traditional pilgrimage of the riverside parish, in which the saint is prayed to and to whom inhabitants are devoted. It used to be celebrated after São João and it even achieved greater popularity in the mid 18th century. (source: *Management Plan of oPorto*)

SENHORA DO Ó FESTIVAL

Nossa Senhora do Ó Festival ends September’s festival season. It takes place on the last Sunday of that month, in the chapel of Largo do Terreiro in São Nicolau, by the river, and its most solemn moment is the procession, following the streets in the riverfront area of the

borough with the standards of the Confrarias (Brotherhoods). This celebration disappeared for 150 years and was revived in the 1980s. (source: *Management Plan of oPorto*)

SÃO NICOLAU FESTIVAL

Before Christmas, the calendar of the popular festivals ends with the religious and civilian festivity also known as “*Festa dos Meninos*” (Festival of the Children). It was celebrated in honour of São Nicolau. This celebration is different from the others, as it is dedicated to children.

Although the tradition of roasting chestnuts has been maintained, the children are taken to the festival by their school and nursery teachers, where they receive presents from São Nicolau. It reappeared in the 1990s, after half a century of oblivion, with the aim of “making this legendary figure real and essentially transmitting a message of protection for children”. *São Nicolau* arrives at *Cais da Estiva* by boat, suitably dressed up as the Archbishop of Mira, and the children from that zone awaited him, singing and dancing in tribute to this figure who has served as inspiration for Father Christmas. Eventually there is a welcoming ceremony at São Francisco Church. (source: *Management Plan of oPorto*)

CORETOS (BANDSTAND)

Place: Varios city Gardens

oN Friday in August

During every Friday in August this event named "bandstand" takes place in different gardens of the city . In order to re-animate the city again this event gave opportunities to city bands to act and to streamline their music into different areas of Porto.



SOURCE: INTERNET "CORETO" IN CORDOARIA SQUARE

ANNUAL MUSIC FESTIVAL AT THE PALÁCIO DA BOLSA

Taking advantage of Oporto's musical tradition, the Palácio da Bolsa, in the heart of the Historic Centre, organises and promotes an Annual Festival of Chamber Music, in conjunction with several entities of the Region, such as Oporto's Music Conservatory and the Circle of Musical Culture.

It takes place between January and December. (*source: Management Plan of oPorto*)

[HTTP://WWW.PALACIODABOLSA.PT/](http://www.palaciobolsa.pt/)

TRIP - FESTIVAL INTERNACIONAL DE RUA

Porto's and Gaia's riverside

27th of october

Historical centre of Oporto World Heritage will be the stage to this street Festival from next year. Will be born like a new tourist-cultural proposal, on the center of the Douro river, it promises to be a reference event in a European scale.



1ST BIG COSTUMES PARADE

Aliados Avenue

30th JUNE

Around 6,600 participants, representing 140 Ethnographic groups of Porto, Braga and Viana do Castelo cities, they parade Saturday night, on Aliados Avenue.

FESTA NA BAIXA

Cristal palace and D. Joao I square

24th and 26th of May

This is an initiative that has main objective activities implementation in urban area, which will allow people to experience better their city during a week, watching street spectacles entertainment, participating in pedestrian visits, knowing monuments and museums, theaters and other institutions in their historical location.

Downtown of Porto is an area with a rich built heritage and strong cultural identity. The necessary and urgent recovery of assets pass through public attraction to involve local stakeholders and revitalize the deserted center.

PATHWAYS

"PEDIPAPER" PARA CRIANÇAS - "PEDIPAPER" FOR CHILDREN

Guerra Junqueiro House Museum

Pedestrian pathway in the surrounding area, which presents some challenges to participants with the aim to understand the origin and evolution of ancient Portuguese village.

INTERPRETAR A CIDADE – O TEMPO DE NASONI E O BARROCO NO NORTE - TO INTERPRET THE CITY – THE TIME OF NASONI AND THE BAROQUE

Pedestrian pathway through the city

**PERCURSO INTERPRETATIVO DO EDIFÍCIO DA ALFÂNDEGA NOVA DO PORTO - INTERPRETATIVE PATHWAY
IN OLD CUSTOM BUILDING**

PORTAS ABERTAS - OPEN DOORS

Place: "Chaminé da Mota"

Visit the relics of book-shop in the company of Mr. Pedro Mota. During this fest will take place a temati exposition about wood pathology

"ABC DO CARUNCHO" - "ABC OF THE WOODWORM"

Thematic exhibition on the phenomenon of the weevil and the treatment of wood

MONUMENTOS VIVOS - LIVE MONUMENTS

Concert of APDL Choir in Ferreira Borges Market



FESTIVAL EUROPEU DO PÃO - EUROPEAN FESTIVAL OF THE BREAD

2008 for the first time held in our country, in the *Pavilhão Rosa Mota*, last weekend. it was visited by thousands of people. Visitors could watch the production and may prove the best that is in nine states of Europe, Portugal included.

Show the manufacturing process and encourage Children eat it, and dignify Baker profession were some targets achieved.

HISTORIC TRAMS PARADE ALONG THE RIVER DOURO LINE

About 10 trams participate in this parade every year, most of them electric traction vehicles which belong to the Museu do Carro Eléctrico collection (Museum of Trams). These trams date back to between 1895 and 1940.

The main goal of this initiative is "to bring the museum into the street once a year" and is organised by Museu do Carro Eléctrico and by Sociedade de Transportes Colectivos do Porto (STCP) (Collective Transports of OPorto).

<http://museu-carro-electrico.stcp.pt/>

ESSÊNCIA DO VINHO (ESSENCE OF WINE)

This is an event which offers visitors the opportunity to try and taste wines from all over the world in a fun and interactive environment.

It takes place at the Stock Exchange Palace from 6th to 9th March. (*source: Management Plan of oPorto*)

<http://www.essenciadovinho.com/>

HISTORIC CENTRE NATIONAL DAY

This took place for the first time on March 28th, 2008, this event was enormously successful, both because of the variety of activities available, music, cinema, gastronomy, guided tours, and the fact that it was popular with the local population.

Organised by Porto Lazer, EM, it involved the *Palácio da Bolsa*, the *Ordem de São Francisco*, *São João National Theatre*, *Casa do Infante*, *Clérigos Brotherhood*, *Cabido Portucalese* and *Archaeosite of Rua de D. Hugo*, which opened their doors to all the visitors who wished to attend activities free-of-charge.

2.1.6 RESOURCES FOR CULTURAL ACTIVITIES

To give an idea of cultural and educational provision for young people of all ages below my personal selection from the site <http://cmpexternos.cm-Porto.pt/pmj/>. There you can find a cultural agenda for children. Many activities are cyclical, these activities are well disclosed in the sites and schools, in the city and the university. The stakeholders of the activities are divided by bands etary and interest areas. Sometimes the location of activities (which are more than 500 in all the city) is not confined to the city center. Affects the selectionn(for the World Heritage area) the history theme and its transmission to new generations: i find important to include these activities in addition to the list of museums and monuments, because this type of educational activities helps to create critical mass needed to give sustainability to heritage. Young people are to participate and to understand. An intense and interesting work that the city is doing through the schools, to raise awareness in its youngest audience.

ENTRE CONTOS & ENCANTOS - O PODER DA PALAVRA DO CONTADOR DE HISTÓRIAS - THE POWER OF THE WORD OF THE STORY-TELLER.

Workshop. info@saltafolhinhas.pt

"DESCIDA DO BARCO RABELO" – JOGO - GAME

Game with the objective to go through the river between Spain and the city of Oporto, between two teams; educative Service

EM BUSCA DO OURO BARÃO - IN SEARCH OF GOLD BARON

Pedipaper in the interior of the Museum, starting point the history of the Baron Forrester; educative Service

PEDIPAPER - DESCOBRINDO A SÉ - DISCOVERING THE CATHEDRAL

A pedonal path in the involving zone of Museum House "Guerra Junqueiro " that, through challenges and obstacles, lets know the old village from Oporto. It's suggested clothes and comfortable shoes, hat and video-camera; educative Service

CADERNETA DE CROMOS DE ARTES DECORATIVAS – SER COLECCIONADOR NA CASA MUSEU GUERRA JUNQUEIRO - TO BE A COLLECTOR AT THE MUSEUM HOME "GUERRA JUNQUEIRO"

This activity it's arried out in the interior of the museum, it allows to the young persons to know some pieces and spaces of the museum, through traces and plays to execute in the place; educative Service.

VISITS GUIDED TO THE HISTORICAL CENTRE OF OPORTO

Periodic (cyclic)

Raising awareness in young people for newest historical and architectural values. To discover World Heritage.

CD-ROM "PORTO O NOSSO PATRIMÓNIO" – CD-ROM "PORTO, OUR HERITAGE"

Periodic (cyclic)

To show the relationship between history, architecture and territory; the importance of knowing our heritage distinguishes us from other people.

VISITS GUIDED TO THE MUNICIPAL MUSEUMS OF OPORTO

Constant

To discover museological heritage of oPorto municipal council and introduce the city, with special attention to romantic environments.

FREE WALKING TOURS OF HOUSE CHAMBER AND HISTORICAL AREA

Pontual

In the context of various applications to support, tourist office has provided a guide to organize tourist pedestrian visits to Tourism Office Cathedral and Historical Center. to Encourage and to enhance knowledge about the heritage and the classified historic center as a tourist resort.

"PORTO ANTIGO" – BTT CITYBIKE ROUTE

Periodic (cyclic)

This initiative has the presence of 1,000 participants for a tour in some historical areas of Porto. It's organized by Bike Magazine and the journal "Patocycles.com" in partnership with PortoLazer. Awareness is to develop healthy habits of life, to disseminate and to promote dynamism of historical Porto.

RUNNING "PORTO UP"

Periodic (cyclic)

Athletics event: it consist in rising the two major steps of the historic area of Porto (Guindais e Codeçal).

"OPORTO 3D"

Standing (continuous / uninterrupted)

3D Models of emblematic buildings of the city and its insertion into a virtual platform, to take in the near future, the entire city modeled in 3D.

2.2 SOCIO ECONOMIC SOURCES

2.2.1 POPULATION ACTIVITIES



Category 1. OLD PORTUGUESE POPULATION

The social problem in the historic center of Porto is very serious in my opinion.

The community who live here is close to a misery and ignorance level. Incivil behaviors are common in everyday life like throwing bags of garbage off window.

The social behaviors are the most worrisome.

The factor "art for social" would be put in place to promote civilization to this population through cultural experience to better understand social life and spaces.

The same houses that they don't like and don't comply are world heritage.

Category 2. YOUNG PORTUGUESE POPULATION

At the same time curiously is developing a recent phenomenon that affects the younger generation, not grew in that environment, which is interested in art.

A series of spontaneous atelier of artists, architects, painters, computer scientists, designers are focusing on certain areas of the center, "bubbles", clusters attracted by low rents and by decadent environment that probably inspired the urban art.

Using the most advanced and modern technologies in support of their work, they study foreign cases, they travel a lot, they product objects and create avant-garde programs.

Their art is very creative and ironic self, is very interesting as a spontaneous phenomenon of youth. A force that had no voice until now, has decided to go alone to seek other markets such as the Portuguese sailors centuries ago.

Category 3. FOREIGN PEOPLE

In addition to these two categories pachistanese people are a big part of society which occupies the area behind Sao Bento rail station.



2.2.2 SOCIO ECONOMIC ANALYSIS

Analysis here is not strictly due to the lack of precise data about demographics of the city center. Area of historic center holds a number of sub-sections of Statistics' national offices that provided, at the time of the plan, a series of data going back to last census in 2001.

Most of them can be found at the level of parish, but the edge of the historic center occupies 5 bits of parish.

So data derived mainly from an visual analysis and from my working in the city Council.

The characteristics of the workforce of local economies, as well as the maturation of social conditions in general, significantly affect the capacity of cities to attract visitors and also the capacity of local companies to produce goods and services on the scale of the potential market.

We are all agree with the fact that UNESCO "brand" will help heritage to promote itself by tourism and helps local economy.

We are all agree that UNESCO has the power to locate a place in the world map and this will helps economy of one country.

But there is to say that the micro economy of the old town of Porto is obviously suffering from enormous efforts to survive, because of services abandon and people have moved from here to the suburbs about 30 years ago.

"In the most recent inter-census period, there was a loss of 35% in the resident population, added to the 27% recorded in the 1980s. Therefore, between 1940 and 2001 this urban centre lost 68% (more than two thirds) of its residents, representing a decrease from nearly 42,000 inhabitants (16% of the city population) to slightly more than the 13,000 (5.8% of the city population)". (*Source: Management Plan*)

21% of buildings of the HC is completely residential. The type of family that occupies the center (very few) is classic. Many students are attracted by existence of two universities, and they rent annual rooms.

From analysis of management plan can say that in the old town of Porto there are 1796 building and here are living 7600 people (data provided by the municipality in 2001).

"Only 11% of the existing homes in this urban centre are owned by the respective resident, with rented properties (typical family permanent residences) accounting for 83%. A large part of this type of residence (about 79%) is owned by private individuals or companies, although the presence of the State, of public companies and of the City Council is also significant: the equivalent to 11.7%".(Source: Management Plan)

Administrative buildings (6%)

Many administrative services for the city are located in the historic center. Occupy large buildings such as ex convents or palaces and today they are classified. Are state owned and largely empty, poorly managed and in poor physical condition.

Trade (6%)

The economy of the city center was based on trade. Most of the activities that were coming here were commercial: many stores of products coming from sea trade, many shops and refreshments places for workers. Very few buildings did not have a sales area of the ground floor, very few were not fully occupied by the goods, until the 4th or 5th floor. The current situation, after a process of renewal of the type of goods or the production system, has made that much of the area first occupied in buildings is now empty. As I explained in the chapter about architecture typology, one issue to consider is the access to upper floors: often it is not possible except through the ground floor. The dependence of these spaces by a single entrance to the plot has slowed down a lot 's economy and its recovery and this is an architectural problem to be taken into account.

Employment

With reference to the text made for the economic analysis done for the management plan, the city of Porto is suffering a general impoverishment of jobs and especially in the old town, where one third of the shops are closed and abandoned. Infrastructures is not missing because the underground line comes up to the door of the historical center, but the rehabilitation of buildings and the creation of new business late in coming. Current tendency to create a cluster of creative industries in historic area might help. In my opinion this kind of activities is suitable for these spaces and this kind of houses and would not change it much.

Shops

Walking through the streets, and I do it daily, we see that the quality of stores and products is antiquated and poor. I could not say what is missing in terms of genres, but I admit that the quality and cleanliness of many is very questionable. I think this is definitely a cultural problem, difficult to reverse.

"There is a clear lack of dynamic or entrepreneurial spirit among the owners of these companies who, although recognising the importance and effectiveness of the projects of cooperation for the economic and commercial area being studied, are inactive in terms of getting involved in extraordinary projects of this nature. "(Source: Management Plan).

Restaurants

Range of restaurants for the city is diversify and of good quality. Could be reinforced in my opinion, with quality controls, more bars and taverns. The distribution is uneven: the area of Vitoria is poor because they are concentrated in the tourist area: Ribeira. Their number should be increased, according to all types of monetary and cultural origin. Here there is a text of Management Plan which brings the total number and their inclusion in the city's entire economy.

"The Ribeira area in the Historic Centre boasts some of the city's most traditional restaurants and an important element of the city's tourist attractions.

There are 22 licensed restaurants operating in the classified area and there are 35 others in the buffer zone. However, the hotel and restaurant sectors have been contributing to some positive dynamics in recent years, through the 281 partnerships (data from 2003) in the historic centre and the investments in promoting services and tourism, thus emphasising the value of the existing heritage and creating entertainment facilities, especially for night time activity".



2.2.3 TOURISM

Visitor statistics: 996,615 in 2004 (186,230 tourists entered the Tourism Offices)¹⁶

"In Portugal, tourism represents a significant contribution to the creation of wealth and employment. In Portugal, which has a higher growth rate than the European average, Tourism is already one of the country's main economic sectors, employing 10% of the working population. This year this sector should directly contribute 6.5% of the Portuguese GDP, earning about 10,400 million Euros.

With this fact in mind, in April 2007 Turismo de Portugal, IP's PENT (Strategic National Tourism Plan) was approved. It presents a great ambition: Portugal must be one of the destinations with greatest growth in Europe, through development based on the qualification

¹⁶ <http://whc.unesco.org/en/list/755/documents/>

and competitiveness of provision, transforming the sector into one of the engines of growth for the national economy.

Apart from its undeniable and aforementioned importance, in terms of history, architecture and landscape, the Historic Centre of OPorto is also the symbolic heart of the city, boasting much of great tourist potential with great diversity in its provision, having managed, mainly in the last decade, to become an important place in terms of tourism.”(management plan)

The inclusion of the city of Porto on a map or in a association of Portuguese towns classified as World Heritage by UNESCO, and the creation of a structure capable of promoting, improving and monitoring the site at national level together with other cities, through an efficient system already implemented in Italy, could become a factor of economic growth not only for the city, but for the whole country.

There are two ways to create this link: either through a spontaneous adhesion or a call by the institutional body in charge as the foreign ministry or the ministry for culture. The organization would much strengthen the offer and the tourist potential.

TOURISM PROVISION

Accommodation

The area classified as World Heritage only has four hotels, with a total of 550 beds.

The supply is very low, as shown by the significant fact for the management plan, and it is urgent to ensure that this number will grow.

At the same time, however, there are many small hostels and low quality bed & breakfast - 20 with a total of 500 rooms - located in the buffer zone of Porto, often not even recognized by the city council because they are considered illegal.

So the problem is twofold: on one hand, improve the number and the variety of the supply in the classified area and on the other legalize or reduce the supply around the old town area.

The numbers do not take into account that, as in Porto, a buffer zone exists also in Gaia but it has not been calculated notwithstanding the geographic nearness, because the two towns have not worked together on the plan. In Vila Nova de Gaia, near the old town, on the other side of the river, there are at least 10 medium, high quality hotel (above the three stars) and 3 campgrounds (one very close).

Just one hotel in Porto was awarded for the quality of the service: the case of Pestana Porto Hotel, located on *Praça da Ribeira*, distinguished in 2008 with the Award given by Expedia “Expedia Insider’s Select”.



Pestana hotel_Source: internet

Traditional Cafés

In the old town are now few taverns or bistros that maintained traditional features, furniture with a value or retail sales of worth goods in the name of the continuity of history and tradition. An interesting way to test the flavour of an old tavern is published in a book titled "the taverns of Port-stories and memories" by Raul Simoes Pinto. The author commented that this is an intangible heritage that needs to be kept alive. In his book are shown various routes, including one located in the center, which identifies 20 taverns, with illustrations, photos, history of the name of the place, the reason why it is known and in which way it has influenced the life of the town. It would be very interesting if this and other similar books could be translated into English.



Azulejo painel_"filha da mae preta" restaurant_source: internet

The website of the Porto's Municipality has a list of restaurants not properly located in the world heritage area, but just outside. In my opinion, have been selected only the most modern ones.

Nightlife

Porto nightlife is not so exciting, with the greatest concentration of bars and discos in the area ribeirinha, near the river. However, it could soon be a trend reversal thanks to recent investments on new places such as "Favela Chic " in "rua Mouzinho da Silveira" street and *Hard Club* – a disco bar - in the market Ferreira Borges - monument. Some producers and investors, sensing the potencial of the place, when called upon to invest, they respond positively.

For this chapter I would suggest an interesting exercise that I have already tried to do with my friends (average age: 28 years) and that consists of voting for the most interesting nightlife bars of the city , create a map of the center and locate theme on it according to what people has voted as their favorite. Result: there are 4 in total, a central area of the city with an area of 50 hectares.

Complementary provision and welcoming visitors

The cultural activities of the center is very lively, with many exhibitions, theater performances, festivals, guided tours, which over the years have strengthen the tourist supply.


In the old town there are two tourist offices: one near the cathedral and the other in the river zone.

The service is great, but opening times are much reduced. Another problem is that there are no current methods of collecting the level of satisfaction of tourists, but we know that the problem has already been taken into account.

The tourist office website is very well organized, it provides the opportunity to check the openig hours of each monument, the town's agenda of cultural activities, choose between different paths.

website (www.Portoturismo.pt)

Tourist services offered by the city hall are well organized from the technological point of view. As we can see in the image below, there is a series of mp3 audio to download and listen with the ipod while walking around the city.



ROTAS NO PORTO EM FORMATO MP3

Os percursos turísticos em formato mp3 oferecem cinco itinerários a pé para descobrir as principais atrações da cidade incluindo as zonas da Sé, Ribeira, Clérigos, Miragaia e Baixa.

Através do download dos respectivos arquivos em mp3, que o utilizador poderá copiar para o seu computador pessoal e depois para o leitor de mp3 portátil, existe uma nova forma de, comodamente e ao próprio ritmo, descobrir o Porto, Cidade Património Cultural da Humanidade.

Ficheiros para Download (zip):

- . Percurso Áudio da Baixa
- . Percurso Áudio da Clérigos
- . Percurso Áudio da Miragaia
- . Percurso Áudio da Ribeira
- . Percurso Áudio da Sé

We can have access to virtual pathways through the city from home and choose our goal and what to visit.



The Old Town medieval pathway is shown here above. However, many are the routes such as Azulejo, Baroque, Neoclassical or Garretian. All of them are in English. It is also possible to book a special tourist guide service.

www.Portotours.com (private company) is organizing a series of alternative journeys across the city such as visiting the old town by a train or by bus, fly over the center by helicopter, and sail down the river Douro by boat the in front of the old town.



“Oporto Card” exists: *The Porto Card was created by the Tourism Department of the Porto City Council and aims at the promotion of the city and the Porto brand as a tourism destination par excellence, granting its holders, tourists and national and foreign visitors, free access or discounts on several products or services, with the participation of various entities associated with this project.* ¹⁷

Tourism Demand

We have used a recent study carried out by OPorto City Council in order to perform an analysis of tourist demand, to see the profile of OPorto’s tourists and visitors.

There were 302 questionnaires completed for the study at OPorto City Council Tourist Offices in the central and historic zone. The information which was gathered allows us, albeit in general terms, to understand the main characteristics of tourism in OPorto, as well as positive and negative aspects of the city highlighted by tourists and visitors.

The table below summarises the main characteristics of tourists/ visitors of this city:

PROFILE OF TOURIST/VISITOR TO OPORTO	
Gender	Majority female
Education	63% have higher education qualifications 22% have completed upper secondary school or professional training
Age	19 to 29 (33%) 50 to 59 (16%)
Professional situation	53% workers 18% students 14% retired
Salary level	31% above 2000€ 17% between 1300€ and 2000€
Main countries of residence	24% France 20% United Kingdom 8% Spain 7% USA 6% Holland 5% Canada 4% Australia

SOURCE: PORTO TURISMO – OPORTO COUNCIL TOURISM OFFICE (MANAGEMENT PLAN)

¹⁷ <http://www.Portoturismo.pt/index.php?m=7>

Main Reasons

It has been concluded that 93% of the visitors/ tourists surveyed indicated leisure/ holidays as main reason for visiting OPorto; a lower percentage visited for congresses and fairs (2%), work and business (1%), religious reasons (1%) and other reasons (2%).(MANAGEMENT PLAN)

Organisation of the visit

More than 95% of the tourists/ visitors surveyed organise the journey on their own; 23% using the Internet. (MANAGEMENT PLAN)

Type of accommodation

The majority of the tourists/ visitors book their accommodation personally, either on the Internet (28%), or when arriving in the city (24%) or even by telephone (15%).

The majority of those surveyed (65%) stay 1 to 3 nights in the city of OPorto and more than a quarter (26%) sleep over for 4 to 7 nights. Only 3% stay over 7 nights and 4% do not sleep in OPorto at all. Below, there is a summary table containing the means of accommodation used by the tourists/ visitors surveyed: (MANAGEMENT PLAN)

TYPE OF ACCOMMODATION	
TYPE OF ESTABLISHMENT	%
Hotel	45%
Boarding House	22%
Camping	16%
Hostel	5%
Own house	2%
With family/ friends	1%
Rented house	1%
DK/DA	9%

SOURCE: PORTO TURISMO – OPORTO COUNCIL TOURISM OFFICE

What they like most in the city

The majority of the tourists/ visitors surveyed (78%) consider OPorto an attractive tourist destination, claiming that what they have enjoyed the most was the Architecture, the Monuments and the Museums; the Hospitality; the Wine and Gastronomy; the Atmosphere and the Landscape. (MANAGEMENT PLAN)

Chosen Activities

During their stay in OPorto, the most popular activities chosen by the tourists/ visitors surveyed were a visit to OPorto Wine Cellars (78%); getting to know the heritage/ architecture (58%); museums (45%); pedestrian circuits (48%), bus trips (14%), boat trips (32%) and wine and gastronomy itineraries (15%); 28% have experienced the city's nightlife, 16% attended cultural shows, 4% attended sporting events and 46% went shopping. (MANAGEMENT PLAN)



2.4 URBAN LAND PLANNING

2.4.1 URBAN LAND PLANNING ANALYSIS

Masterplan "Vila Nova de Gaia"– study strategic framework of critical recovery and conversion of the town of Vila Nova de Gaia (ACRRU)

Master Plan – Urban and Social Rehabilitation of OPorto City Centre developed by Porto Vivo SRU, with the main purpose of promoting interventions which ensure sustainability in its different domains, which respect the identity of the sites where change is intended, investing in creativity, knowledge and innovation, so as to solve today's problems, thus ensuring its contemporary character in the future.

Its buffer-zone is currently discovered by protective legislation, but in the city of Porto, the presence of numerous individual buildings, classified as "National Interest" around, covers most of Unesco protection area.

2.4.2 CITY PLANNING – PORTO VIVO SRU

Porto Vivo, the Society of Urban Rehabilitation of OPorto, was created specifically to take charge of and carry out this project. They are located in the Sé district of Porto, on Rua Mouzinho da Silveira, in the heart of the classified zone. The society was constituted on 27 of November 2004. Its mission is to elaborate the strategy and promote program of urban Rehabilitation in Porto, by acting as mediator between property owners and investors, between holders and tenants, and where needed, to take charge the operation of urban rehabilitation, using the lawful powers conferred to it by the City Council.

The overall aim of the rehabilitation program is to rehabilitate, and breathe new life into the inner city (The "Baixa" district), and the historical centre of Porto. This involves renovation of much of the older, more neglected residential and other historically significant buildings,

especially in the area bounded by the ancient city walls, defined by UNESCO as being a world heritage conservation zone in during 1996¹⁸

Survey and diagnostic of existing urban framework, conditioning and characteristics of built environment, employment, maps and brochures of the situation and new project proposal and everything of each individual plot. Following budget spending and proposed identification or landlords, owners and renters. In Annexes a series of criteria according of taxation support and asset value of plots.

All approach it's a bit raw in my opinion. There is a need to respond to a reclassification of quantity, with a few projects quality and heritage respect.



FLORES STREET_ SOURCE: INTERNET

18 WWW.PORTOVIVOSRU.PT

2.4.3 2001 SPECIAL PROGRAMS- OPORTO CULTURE CAPITAL

This chapter mentions what was done when the city of Porto in 2001 was the European Capital of Culture.

A number of infrastructures have been created for the city as the metro line which has an excellent enhanced mobility of the city and its centre.

Oporto city was named European in May 1998 Culture Capital (together with Rotterdam) for the 2001 year. The City has had to organize itsself in record time, setting up a commission to form a society to manage all the activities of OPorto in 2001. Was created a limited society with a paid-up 99% State capital and a disposal budget of 215 million euros for the 19 directors to be used for cultural activities, to renew spaces, new roads, new gardens and open new facilities such as the new Casa da Musica.

The program was a "cocktail" of initiatives: alongside displays of visual arts and literature, theater, cinema, science and dance are planned parades of "Gigantones", acrobats and trapeze circus, puppet shows, **events to re-evaluate the heritage of traditional OPorto** city pathways in districts with historical and multicultural celebrations.



New technologies are becoming a way of bringing young people to creative processes, this is the case of "Odyssey of images", which provides workshops and meetings for students with various models of artistic creation and communication, like visual art, dance, theater, cinema and television.

" Pessoa Museum" was a project (in collaboration with the brasilian San Paolo museum) of a **virtual and interactive museum that tells Porto story through collective memories of people;** in October / November was launched first Festival of New Media and the documentary film of OPorto.

The planning was divided in: theater, music, dance, plastic arts and architecture, program of involvement of the population, liveliness of the city, circus, marionetas, literature, Odyssey in the images, opera and science.

This initiative was accompanied by a strong investment in recuperation and construction of public space of the city. In particular, the recuperation of the Garden "Jardim da Cordoaria" , of the Square "Praça da Batalha" and of the Square "Praça de D. João I", and new constructions, the "Transparent Building" and "Casa da Música" emblematic work of this event, of the architect Rem Koolhaas.



Municipal police station source. Internet

2.5 ANALYSIS OF PROBLEMS AND RISKS

The world heritage of Porto runs higher risk of worsening the already serious conditions.

INCORRECT USE (ABANDONMENT) OF BUILDINGS AND RESTORATION

Daily it runs the risk of being misused by both people who live there and those who do the restoration.

There are a number of risks related to natural phenomena, such as: Hydrological (floods), Meteorological (storms, thunder, hurricanes), Geological (landslides) and Seismic (minor quakes).

However, the major risk in the process of restoration is the "fachadism", the action of urban rehabilitation that empties the contents of buildings, depriving them of stuccoworks, intermediate wood walls, wooden floors, beams, stairs, plastering, painting, doors, furniture, lamps ...



The link of more plots through the demolition of some parts of the perimeter walls, leading to a easier spread of fire.

Much of the risk comes from the abandonment of buildings and its surrounding spaces.

FIRE

Fire is another risk to the architectural heritage that does not originate from the heat load of the wood (not only) but mainly by bad habits of the inhabitants, for example, not airy rooms and obsolete central heating apparatus, often electric and uncovered wires.

BIOLOGICAL RISKS

Another major risk caused by the incorrect use of the property is the presence of white ants (termites) and woodworms, and lack of maintenance and cleaning of green areas. It is known that termites nest in the soil, and the lack of cleanliness and health of the public lands around the monuments prevent this disease to disappear and on the contrary strengthen it affecting other side buildings.



IMAGE _ FLOOD RISK 1909- OPORTO CITY_SOURCE: INTERNET

FLOOD RISK

In the river histories of floods they repeat practically every winter. But the most outstanding took place in 1739, 1909 and 1962.



IMAGE _ FLOOD RISK – OPORTO CITY_SOURCE: INTERNET ©

GEOLOGICAL (SLIDING OF SLOPES)

The Historic Centre of Oporto is set a granite mass, generally with any changes on a superficial level while very stable in the areas of higher and older urban consolidation.

There are, however, some sensitive spots in some areas of the slope, which demand contention and Monitoring of the earth masses.

The rock upon which the part of the Fernandine Wall is built (next to D. Luís I Bridge), as well as the cut in Largo do Colégio, close to S. Lourenço Church ("Grilos") have been surveyed and interventions have occurred.

Outside the World Heritage area, but still inside the buffer zone, there are problems of instability in Guindais and in Fontainhas, where rock fractures allow large granite blocks to slide, creating difficulties for future intervention projects in those areas. (MANAGEMENT PLAN)



RAIN AND ATMOSPHERIC POLLUTION

It is important to take this risk factor into account, considering the proximity to the ocean.

Because of the orography of the city and its center, Porto is exposed to the maritime, saline winds, which are characterized by a high corrosive potential especially for the railings of balconies, claraboie (skylights) and small terraces typical of the type construction of the city, made up by metallic materials. Atmospheric pollution, in my opinion, is not very strong because winds help to clean the air. We do not know if exists a permanent observatory on the air quality in the city center, but I can here report a study carried out by the municipality in 2003 and updated in 2004 - "*Sistema de Monitorização da Qualidade de Vida Urbana*" - which monitored and observed the quality of life, the quality of the air, the quality of bathing water, noises, total days of rain and the average of hours of daily sun of the city of Porto.

Below, the summary tables. The data are very old – go back to at least 6 years ago; the situation is medium-good. the authorities in charge for the management of residual water that is thrown into the river should be alerted, considering that much of the population living in the old town is swimming in the river in front of the center.

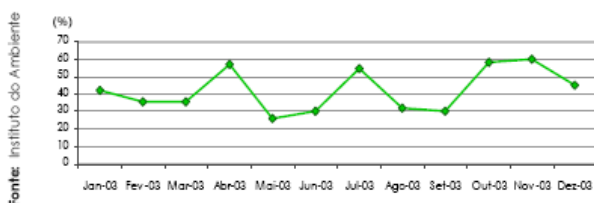
Dias com registo de precipitação



Valor anterior (2002) – 50,1%	↔
Valor actualizado (2003) – 48,5%	
Situação em termos de Qualidade de Vida	☹️

rain days (<http://www.cm-Porto.pt/gen.pl?p=stories&op=view&fokey=cmp.stories/434>)

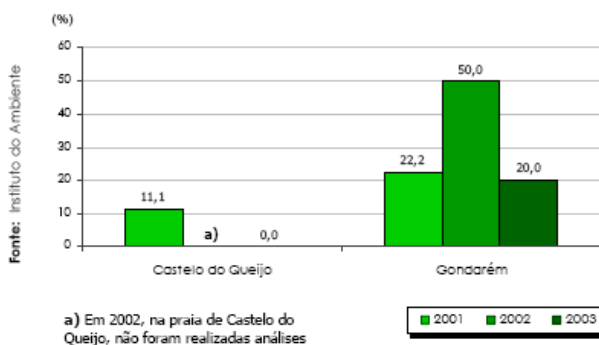
Dias com Índice de Qualidade do Ar Bom ou Muito Bom



Valor anterior (-) – n.d.	
Valor actualizado (2003) – 42,2%	
Situação em termos de Qualidade de Vida	☹️

good quality of urban air (<http://www.cm-Porto.pt/gen.pl?p=stories&op=view&fokey=cmp.stories/434>)

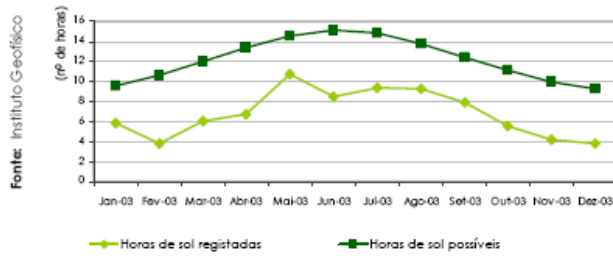
Registos com qualidade da água balnear Boa



Valor anterior (2002) – 50,0%	↓
Valor actualizado (2003) – 13,3%	
Situação em termos de Qualidade de Vida	☹️

good quality of river water (<http://www.cm-orto.pt/gen.pl?p=stories&op=view&fokey=cmp.stories/434>)

Média diária de horas de sol



Valor anterior (2002) – 6,5
Valor actualizado (2003) – 6,8



Situação em termos de
Qualidade de Vida



medium of sun days (<http://www.cm-Porto.pt/gen.pl?p=stories&op=view&fokey=cmp.stories/434>)

2.6 STATE OF ART: - STATE OF CONSERVATION, USE, ACTIVITIES - OWNERSHIP -%

2.6.1 DESCRIPTION OF THE CONDITION OF BUILDINGS

This analysis is necessary to understand the state of conservation of the property.

A number of proposals will be exactly centered on opinion made after a careful analysis of this survey.

"The development of the Management Plan coincided with the beginning of a systematic process of evaluation of the classified area, corresponding to 50 hectares (...), through the drawing up of an exhaustive inventory". (Management Plan)



Behind Sao Bento station_ source: internet



CATEDRAL NEIGHBORHOOD_SOURCE:INTERNET

2.6.2 STATE OF CONSERVATION

Analysis

The analysis of the buildings - 1796 - included in the World heritage classified area was carried out according to its preservation conditions, as follows:

Good state of preservation: the good assets has few or no signs of degradation; it does not require any action of restoring or great maintenance, but requires only periodic or preventive maintenance. To give an example: the covering presents accumulations of debris or lichens, the structural exterior walls have some localized cracks, internal walls are dirty or present the detachment of paint.

Medium state of preservation: the good assets has some signs deterioration with reversible damages which do not affect seriously the work of the structure. Some restoring or pontual consolidation are required. Example: some waterproofing parts of the roof are missing; the structural exterior walls have a few, not deep cracks; the reinforced structure presents a pontual detachment of the protection of the framework; rusty metal structures; painting walls with extensively degraded paint; windows frame has pontual anomalies.

Bad state of preservation: the good has evident signs of degradation, with serious damages that affect the work of the structure and requires intensive restoration. Example: deformed

roofing and with serious weaknesses in the coating and some infiltration water. Structural exterior walls present localized, quite developed, cracks; facades have handling signs of adjustment; wall coating detachment

Ruim: the good has lost its capacity of functional development because of a total or partial collapse. Example: covering without tiles; external structural walls with widespread cracking, facades with marked deformation resulted in deformation of the windows and doors; structure in danger of imminent collapse.

One third of the historical centre of Porto is in bad preservation conditions. In economic terms, this is equivalent to a type of restructuring that can cost up to 700 euros per m², that added to 500 euros per m² to buy the property, give a sum of around 1,200 euros per m². A restoration of a building in a medium state of preservation can cost 300, while a building in a good preservation condition does not need any restoration. Looking at this pattern what makes me sad the most is that 4% of Porto's historical centre architectural heritage is in ruins, namely irretrievably lost. If it continues this way, in 10 years we would lose 30% of the city center. However, fortunately the state and municipal company in charge of the buildings rehabilitation, that supports through state funds private people to recover their assets, are working hard.

In terms of geographical distribution, I do not think there is an area which is worse than another, even if we can admit that the area facing the river and full of hotels and tourist services, is one that for now requires less action.



PREDIO DEVOLUTO - SÉ - PORTO — Porto

Localização: Porto, Porto, Portugal
Data de publicação: Agosto 5
Preço: € 150.000

(vacant building_catedral area_Porto. Source: internet)

2.6.3 OCCUPATION

In terms of occupation, only 17% of the buildings in the Historic Centre of OPorto World Heritage are vacant, with almost half of the existing number of buildings fully occupied. If we add the figure of partial occupation, we can say that 83% of this area is active.(management plan)

In many cases the buildings of the old town are only partially used. It happens that the ground floor is occupied by a shop and the rest of the building, which once served for warehouse or extension of the shop are now uninhabited. 60% of the building remains empty, exposed to bad weather and abandoned by the owner and the tenant.

Water is infiltrating through the roof, but nobody goes up to last floor for years. Is filled with dust and only the birds have the courage to sleep.

According to the results of the analysis, the 50% of the area classified is in the described conditions. The urban rehabilitation implemented here is considering this architectural aspect and are promoting the buildings' division in horizontal property and the creation of independent access to the apartments. One of the difficulties met/found in repopulating this area, also in other old towns, concerns the inability to park the car in the building, but only in the proximity.



2.6.4 OWNERSHIP

Most of the assets belong to individuals while the Portuguese government, the Catholic church, associations and foundations are for the most part owners of large buildings, which represent only 10% of the total.

These buildings are mostly legacy of large families so in many cases there are many heirs for each building. Since very often they fail to reach an agreement to sell or rehabilitate it, they simply abandon the building causing degradation and deteriorating the image of the old town.

Another major cause of this degradation, not directly linked to the property, concerns the rents blocked under a law in 1980. This political maneuver means that there are many people who nowadays pay 2 euros rent, preventing the owner to earn enough to do a constant maintenance.

The situation is not different even for state-owned buildings such as those used for educational, cultural services and public health.

While both the private universities which occupy two large convent of the historical center are maintained and restored annually, demonstrating that they have a plan for scheduled maintenance.

The assets of the church is in good condition. It owns about 20 classified building in five districts that are part of old town area and are for the most part concentrated in the world heritage area.

A little group of lots owned by the City Council, by Porto Vivo, SRU and by the Parishes, as a result of an intervention in the urban regeneration of over three decades. An important part of this group of buildings, especially those located in *Ribeira- Barredo* have already been rehabilitated and adapted to new residences, commerce and services, while others have a programme of intervention.

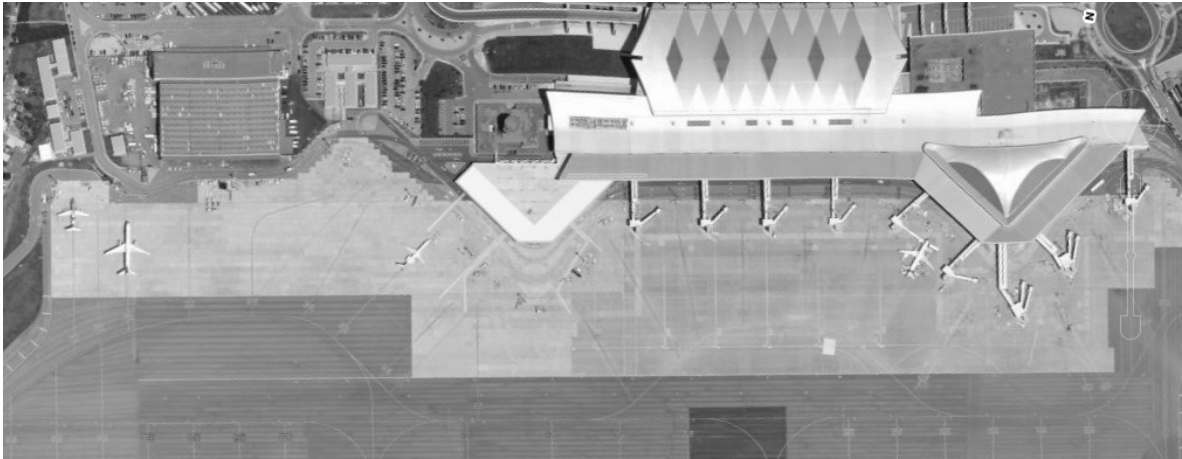
The screenshot shows a business listing for 'Táxis Invicta Central Rádio Táxi do Porto ACE'. The listing includes the address 'R Constituição 823,4º-D, Porto 4200-201 PORTO', contact options for 'Telefone' and 'Web Site', and a service description: '24 horas de bem servir. Ligue grátis! Vamos ao seu encontro para o servir melhor.' To the right of the listing are several interactive buttons: 'Ligue Grátis', 'Classifique', 'Info Negócios', and 'Guardar'. On the far right is the 'TÁXIS INVICTA' logo, which features a stylized tower.

2.6.5 INFRASTRUCTURE: SEWER

"In the Historic Zone of OPorto, the reliability of the system could still progressively improve, as *Águas do Porto, E.M.* improves the distribution network in the streets yet to benefit. These interventions will be jointly programmed with Porto Vivo, SRU, so as to constitute integrated actions of Urban Regeneration, whenever possible. This methodology minimises the (economic and social) impact of the interventions, optimising results in the process.

OPorto's wastewater network is mostly divided, with only some zones, mostly in the eastern part of the city and in Old Foz (Estuary zone), which work in a single unit. However, throughout the entire sanitation network, illicit connections have frequently been detected. The measures considered by *CMPEA – Águas do Porto, E.M.* for the elimination of existing health risks consist of the installation of drains and sanitation branches, improving the customer service rate, separate domestic waste effluents from rain water and eliminate health risks, ridding the water lines of pollution."(*management plan*)

As for the management of the historical center, there are some communication difficulties between entities working on the ground and in particular on environmental management. Old town's streets need to be washed every day since the population is very undisciplined; they hate and despise public spaces, and are used to throw the trash out of the window instead of putting it in a bag. This can be considered quaint, but makes it very difficult the maintenance of urban space under acceptable conditions. The management problem between those who clean the streets with water and who administrate the water of the city is crucial. Probably there is a need to equip the historical center with facilities for the collection of rain water that can be used to wash the streets.



2.6.6 INFRASTRUCTURE: MOBILITY

Private mobility on wheels

Mobility on wheels in the town's center is, as throughout the world, a complex problem. The major roads are too crowded and the narrow streets of the medieval area are not served by the public transportation service.

Every morning, especially from the south and east, a large number of workers thronged the streets with cars. At the base of *rua Mouzinho da Silveira* there is no traffic light and three different flows come together creating a chaotic situation. The solution would be to build a traffic circle or put a traffic light.



Public transportation on wheel

As for the public transportation service on wheel, both bus or taxicabs are efficient and are proportionate to the number of users.

The old town area - below a image on the minibus path - has a service created in 2004 by the Company of transport for streets space needs, which serves the resident population.



blu line: minibus_historical area pink line_ Historical centre of oPorto WH

train

The train arrives in Sao Bento station, which is included in world heritage area and from there you can walk through the center and from there you can reach other World Heritage cities such as Guimaraes in 40 minutes.

Metro

The metro line (yellow line) arrives in front of the station (possible future place for creating an interface between the line of the metro and train). Through this route you can reach the airport, the coastal line, the rest of the city, the commercial, shopping and residential areas.

parking

In terms of cars parking , the numbers are:

In 2002 there were 10,624 properly legalised parking spaces available in OPorto. Of these, 91% were located in the central area of the city; 65% were in the City Centre area and 26% were in the Historic Centre of OPorto. (management plan)

For employees is an expense, for tourists I find that is quite irrelevant according to data collected.

Since there is no control of the streets concerning stopping hours of commercial vehicles, cars are often parked in the second row, causing traffic congestion.

Another problem is represented by bus which cannot easily maneuver in the limited space in front of the cathedral, where they cannot stop and are forced to leave the centre and then every 40 min. creating congesting problems for local transit.

Roulotte



Since campgrounds are not open the whole year, it happens that tourists who travel by caravan cannot find a place where to park.

people

There are pedestrian areas in several zones of the historic centre, not only in areas most popular with tourists, or where there are services, such as on the riverfront, but also in essentially residential areas, where the urban structure does not allow cars to circulate. (management plan)

River traffic

In terms of river traffic, the Douro is an important channel, mostly used by recreation and tourism vessels, but also by merchant vessels (mostly inert materials and granite), leaving from the harbours of Várzea and Sardoura, located in the municipalities of Marco de Canaveses and Castelo de Paiva.

Blueprint 13 identifies the different streets and transport types in the Historic Centre of Oporto World Heritage.



2.7 STATE OF ART – SYNTHESIS WORK - SWOT ANALYSIS

	STRENGTHS	WEAKNESSES	OPPORTUNITIES	THREATS
PEOPLE	THE STRENGTH OF THESE PEOPLE LIES IN THEIR ABILITY TO FACE ALL THOSE SITUATIONS OF POVERTY AND HUMAN FRAILTY	THE NUMBER OF YOUNG PEOPLE WHO END UP AS VICTIMS OF DRUG DEPENDENCE IS HIGH, ESPECIALLY AMONG THE POORER SOCIAL CLASSES, WITH A VERY LOW LEVEL OF EDUCATION	CREATIVITY AND THE CHANCE TO BE YOUNG AND FREE TO CREATE, AND INTELLECTUALLY ... PREPARES THEM TO LIVE IN A FUTURE WITH VERY FEW RESOURCES	THE DISENGAGEMENT IS GENERAL AND THE COURAGE TO FIGHT, TO IMPROVE IS NOT WIDESPREAD
BUILDINGS	THE BASIC STRUCTURE OF BUILDINGS OF OPORTO CITY IS A VERY HARD BLUE GRANITE THAT FOR CENTURIES HAS WON AND BEAR ALL RISKS (UNTIL NOW)	LACK MAINTENANCE OF THIS HERITAGE RISKS TO BREAK THEIR RESISTANCE. ABANDON BY PEOPLE , LACK OF LOVE AND CARE FOR HISTORIAL VALUES.	STATE INCENTIVES FOR THE URBAN REHABILITATION ARE FEW. BUT WITHOUT THOSE INCENTIVES, BECAUSE OF THE PRESENT LAW ON RENTS, THE "MACHINE" DOES NOT WORK	VERY FEW SENSIBILITY AND INVESTMENT, BOTH PUBLIC AND PRIVATE, TO MAKE THINGS SHINE AGAIN.
PUBLIC SPACE AND ENVIRONMENT	THIS PLACES HAS PRIVILEGED VIEW ABOVE THE RIVER, POTENTIAL AND AGGREGATION TOURIST PLACES FOR LOCAL POPULATION	URBAN CLEANING AND GREEN SPACES IS ABSOLUTLY IMPORTANT TO IMPROVE AND TO MAKE CONSISTENT ONE	TOURIST ROUTES AND FACILITIES REHABILITATED AND EQUIPPED	ABANDONED BY THE POPULATION, BECAUSE IF THEY ARE DIRTIES, ARE UNFORGIVABLE. LOSS OF LOVE FOR NATURE
MOBILITY	THE TRANSPORT NETWORK IS WELL STRUCTURED. METRO JOINS THE CENTER OF	PEOPLE ARE LESS ACCUSTOMED TO USE PUBLIC TRANSPORT	A POLICY THAT FOCUSES ON THE USE OF ALTERNATIVE ENERGY AND	WE CONTINUE TO THINK THE CITY MADE FOR CARS AND BELONGING TO THEM

	THE CITY TO MAJOR PLACES OF INTEREST, AND THE REST OF THE REGION		SUSTAINABLE URBAN MOBILITY	
SOCIO ECONOMIC AREA	NEW CLUSTER OF CREATIVE PEOPLE WITH CONCENTRATION OF PUBLIC INVESTMENTS	LITTLE TRADE, REAL ESTATE MARKET STOPPED, PEOPLE WITHOUT POWER PURCHASE	EXISTENCE OF A EUROPEAN PROGRAM ABOUT URBAN REGENERATION, NEW ACTIVITIES ARE TO BE CONCENTRATED IN THE CITY CENTER, NIGHT DIVERSION	CONCENTRATION OF MALLS IN PERIPHERAL AREAS OF THE CITY, MAIN SERVICES OUTSIDE THE CITY
CULTURAL ACTIVITIES	THE QUALITY OF WORK IS VERY HIGH, THEY KNOW LEARN FROM GOOD PRACTISES , AND FROM ERRORS	DISENGAGEMENT AND NO COORDINATION	USE HISTORICAL AND LANDSCAPE VALUES AND VALUE THEM	TO LOST CULTURAL ROOTS
TURISM	THERE ARE A LOT OF NEW THINGS TO DEVELOP AND MANY NEW ROADS ARE OPEN	WILL TO IMPROVE	THE HERITAGE OF PORTO IS BEAUTIFUL AND VARIOUS AND PEOPLE ARE TENACIOUS	TO LOST UNESCO CLASSIFICATION

3 STRATEGIC PLAN ON PRESERVATION AND SAFEGUARDING OF THE SITE

3.1 MANAGEMENT OF THE HISTORIC CENTRE OF OPORTO ¹⁹

Historic Centre of Porto World Heritage emerges fully in ACRRU which is a title given to a "critical region for urgent necessity of urban rehabilitation".

All classified UNESCO area is nationally recognized as an area of great historical and socio-economic value and it deserves exceptional measures of protection and intervention.

The table below chronologically summarises all previous interventions in the Historic Centre of OPorto World Heritage.

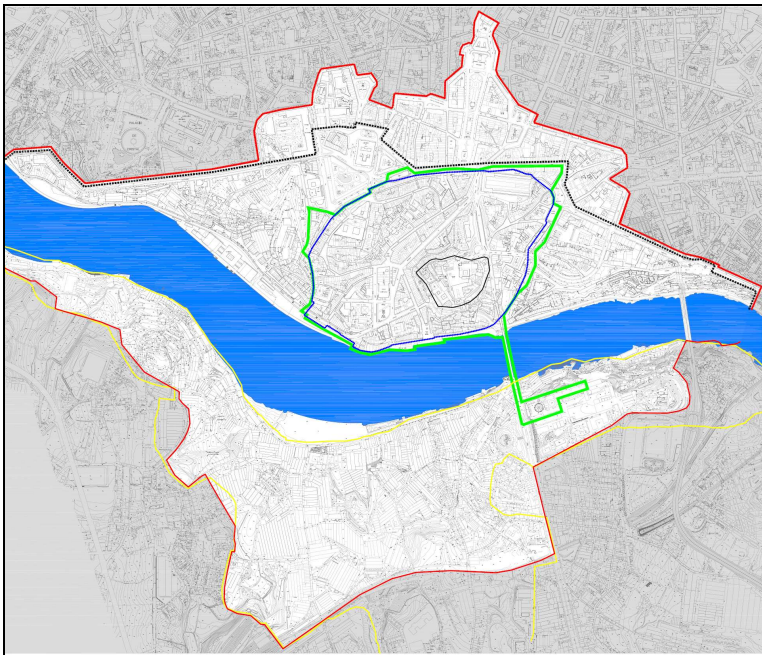


IMAGE- HISTORIC CENTRE OF OPORTO WORLD HERITAGE AND BUFFER ZONE – LIMITS

WORDL HERITAGE_ GREEN LINE

BUFFER ZONE_ RED LINE

19 SOURCE: MANAGEMENT PLAN OF HISTORIC CENTRE OF OPORTO WORLD HERITAGE

Date	Event²⁰
1964	<i>Pilot Study of Barredo by Architect Fernando Távora for OPorto City Council</i>
<i>Before of 1974</i>	<i>HCO is one of the most run-down areas of the city</i>
1974	<i>Creation of CRUARB – (Joint Decree of the Ministries of Internal Affairs and Social Infrastructure and Environment)</i>
1982	<i>CRUARB becomes part of OPorto City Council with first extension of the Historic Centre of OPorto area</i>
1985	<i>First declaration of ACRRU (8 HCO zones)</i>
1990	<i>Creation of the Foundation for the Development of OPorto's Historic Zone</i>
1993	<i>CRUARB publishes 1st edition of book “OPorto for World Heritage”, with application for UNESCO list</i>
1994	<i>HCO is declared; its whole as ACRRU; beginning of Urban Pilot Project of Sé Quarter</i>
1996	<i>Inscription of HCO for the List of World Heritage (December 5th, city of Mérida, Mexico)</i>
1997	<i>HCO is classified as Property of Public Interest by IPPAR</i>
1998	<i>II Volume of “OPorto World Heritage” is published</i>
2001	<i>HCO is classified as National Monument via the publication the Heritage Law</i>
2002	<i>UNESCO reviews programme and operational guide for implementation of the Convention, demanding a MP</i>
2003	<i>CRUARB becomes defunct</i>
2004	<i>Porto Vivo, SRU is set up (Società di Riabilitazione Urbana, con partecipazione azionaria: 60% statale e 40 % municipale)</i>
2005	<i>Report on application to World Heritage Convention sent to UNESCO</i>
2006	<i>Publishing of OPorto's Municipal Master Plan (PDMP)</i>
2008	<i>Drawing up of the Management Plan for the Historic Centre of OPorto World Heritage</i>

²⁰ SOURCE: MANAGEMENT PLAN OF HISTORIC CENTRE OF OPORTO WORLD HERITAGE

Since Unesco has inscribed in 1996 in addition to this area the Dom Luiz I bridge and the Serra do Pilar monastery, the city of Vila Nova de Gaia, which is on the opposite side of Douro River was automatically included in the process.

This property became classified, according to Article 15 of Basic Law of the Architectural Heritage No. 107, 2001, National Monument and automatically insert it in a buffer zone that spans the entire downtown area of the municipality of Porto, which is considered of "public interest" (Decree 67 of 1997).

Soon in Porto Vivo SRU society will be created the UGAU office for Management of Urban Area that will be an -et control and monitoring office of plan and coordination of all entities involved in its rehabilitation and promotion and it will be leader in the City of OPorto. Considering all public services, municipal or otherwise, and all private entity in the historic center of Porto, we have a very large potential partners that is necessary to articulate and to mobilize for a common development and assets safeguarding.

3.2 ACKNOWLEDGEMENT OF REDEVELOPMENT PROJECTS

A significant amount of works designed by different architects and promoted by several entities, have been carried out over the years. As an acknowledgement of the value of these interventions, important prizes have been awarded in the context of both architecture and the redevelopment of national heritage.



S.JOAO I_BUILDIND DETAIL_SOURCE: INTERNET

3.3 TECHNICAL IMPLEMENTATION ²¹

Municipal Plan Regulation of OPorto city (Council Decree of Ministers n ° 19/2006 of 26th January) establishes rules for land occupation, use and transformation of territory, publishing Heritage map. In annex to this law is published a list of heritage buildings, tree species classified and actions program.

Technical standards for Municipal Plan implementation of Porto city (municipal edition, published in DR n. ° 56, Series II of 2008-03-19 and separate official gazette No. 3720 of 3rd August) and Vila Nova de Gaia city (in review)

Note: compared with previous version of technical rules implementing the new regulation disappears the chapter on the Historic Center of Porto.

Projects and licenses approval remain at the discretion of subjective knowledge of technicians enabled.



SA DA BANDEIRA STREET_DETAIL_SOURCE: INTERNET

²¹ WWW.CM-PORTO.PT

3.4 PRINCIPLES AND PURPOSES

Based in the analysis of the proposals by the technical staff for the management plan below a number of my proposals for this area of world heritage that deserves our economic and intellectual effort.

Heritage is our legacy from the past, what we live with today, and what we pass on to future generations.

Our cultural and natural heritage are both irreplaceable sources of life and inspiration

Unesco

Aim of this plan is to protect, preserve, enhance and promote the Historic Center/Old Town of Porto World Heritage, which is the physical expression of the universal nature of human creativity, heart and soul of the city, source of life and inspiration of present and future generations.²²

The structure of the Management Plan of a site so vast and rich as the historical center of Porto deserves to be complex because of the diversity of its heritage, to be sensitive because of its fragility in terms of the state of preservation of buildings, to be ambitious because of its unexploited potential and the characteristics of its inhabitants, visitors and users, and it also deserves to be complete and exhaustive in its preservation, protection and promotion in the long term.

For these reasons we have defined 5 strategic goals, structuring the main themes for action and promotion:

Strategic goal No. 1: get a deep, historic and present knowledge of the site, using all advanced technologies so that diagnose its physical and moral conditions in its entirety and in a new way, and taking into account the experiences acquired in international and European fora as long as adapted to the objective reality of Porto.

Strategic goal No. 2: promote a greater protection and preservation of the site in its entirety according to some universal principles and recommendations, and promote the education and the "know how" of human resources, encourage the establishment of specialized centers, events of international meeting on issues related to preservation and management of the architectural heritage including the setting-up and the updating of practical manuals, the establishment of courses for scheduled maintenance, the enactment of legislative regulations.

22 SOURCE: MANAGEMENT PLAN, AUTOR: PORTO VIVO SRU

Strategic goal No. 3: support and enhance sustainable tourism by using new technologies for the propagation of information within and outside the site and by analyzing new forms of tourist experience, cultural and sporting activities, by encouraging young people and creative ideas, and by promoting the vitality and the most extraordinary forms of reception of tourists in line with the universal values of the site.

Strategic goal No. 4: promote the relations of the site and hence the city of Porto to the Douro river and to its history linked to sea, taking into account the immense architectural heritage thatn has always had this role and promoting activities related to tourism and the use of water as an source of energy, transport and life. In this case special attention must be given to the opportunity to enjoy the view of the city from the sea, archaic and primeval vision of the site. In a more determined way should be treated the relations, between the two cities (Porto and Vila Nova de Gaia), one on the opposite to the other, currently quite limited as concerns the use of the Don Luis I bridge, that crosses the river and which is classified as atistic heritage and of the Serra do Pilar, an old convent, now used as barracks, also included in the classified area. Besides this, it is expected the hardening of the role of the "buffer zone" to the world heritage site, today devaluation in terms of environmental impact.

Strategic goal No. 5: enhance the self-esteem,the cultural level and the safety of the inhabitants of the historic center of Porto, increase the awareness and improve the knowledge on what it means to live in a site classified as world heritage, its value and their responsibility, in respect for their past, present and future. Implement in schools and training centres the knowledge of the site and reward the activities of intellectual and creative effort that people today can and could begin to do in order to improve the built environment and their relationship with it.

3.5 ACTIONS PLAN

The goals and actions attempt to promote the site through the improvement of the image by taking into account the complaints received by sightseers in the last years and gathered in places of employment and work and tourist offices.

Trying to eliminate the infrastructural problems and trying to develop a range of projects of good quality, based on the perception shown by users, a set of general practical solutions have been developed. Later it will be divided into detailed stages of work, of which it will outline the estimate cost.

Here a serie of tables where are addressed a number of key-issues of the Historic Centre and why they exist, according to different areas, but complementary, like: built heritage, relationships in social life, relation with *Douro* river, surrounding natural enviroment, mobility and tourism.

For each issues we try to define a solution set, translated into a list of actions and projects seeking to achieve specific objectives that involve a large number of stakeholders and users.



(SOURCE:INTERNET)

Historic Center of Porto: some people say "out of map, is better!"

For at least 40 years historic centre of oPorto doesn't received attention. architectural heritage wasn't be restored , not promoted inside and outside the country because his state of conservation had been worrying. Many are social problems related to population and users passing for short time here denote 'the state of decay" of the heart of the city. inhabitants of the Old Town entered a dangerous spiral that threatens to touch levels of misery. In small narrow streets of medieval area can today meet drug addicts, homeless, daily acts of incivility also with daylight. All this is demonstrated by the amount of thefts occurred in the city and high crime level denounced by the authorities. Police sometimes is afraid to come into.

The heritage like houses and shops sufer a state of desolation and decay, due to this social environment and vice versa. Many shops are closed and people, which are 90% of low social class, are living using subsidies from the state and has no fixed work, so level of vandalism on monuments is high and level of discontent it also shows with violence on built heritage: the situation is going into a dangerous status.

Purposes:

- Reversing the downward spiral of poverty, economic and spiritual, of the inhabitants;
- Transfer one moretime cultural and historical values of the city lost over the years;
- Communicate present value of world heritage;
- Provide assistance especially to young people.

Proposal

Try to get in touch with youhg people through teaching in Old Town schools transferring them values and positive examples of hope, and through them, in a certain way, get to others members of family.

In addition to cultural identity should be talking about human rights teaching future generations the history of the city, of morals, when the city was a thriving commercial center, where people had much so much energy and desire to do and to work to promote the construction of huge boats going to look for more profitable business avre their poor region. Provide knowledge and solutions in case of necessity, dangerous situation, tragedy and loneliness.

Practical actions

- To promote school lectures about history of the HC (historic centre), about importance of classification, civic education and personal care .
- To promote lectures for adults given in local government or in health centers Practical
- Demonstrations of houses maintenance trougt videos or images on mobile phones;
- Fines for not putting into practice the regulations
- To increase reception centers of toxin-dependent.

Stakeholders

- Oporto city council, education department, culture department, sport department
- Urban rehabilitation Society
- local health units
- local parish



(IMAGE: FERREIRA BORGES MARKET SOURCE: INTERNET)

Aggregative places of historic center of OPorto are bars, cafes, shops, markets, public toilets and public washrooms.

Traditional commercial places and therefore aggregative places are disappearing replaced by shopping malls, replaced by a type that less works in this society.

There are many projects that try and root out all these places favoring enclosed ones.

Malaise is evident, level of isolation, especially vulnerable class, has increased the level of alcoholism and smoking, especially among women. This conclusion is based on observation of empirical phenomena and Portuguese history.

Purposes:

- Avoid loss the typology of open air public market
- Avoid negative practies of buildings restoration
- Insert acustic and thermal comfort in homes
- Improve better hygienic conditions revitalizing existing markets
- To get modern architectural heritage
- To prevent abandon or incorrect use of buildings
- To raise awareness into technical community promoting local courses about urban regeneration and restoration
- Promoting craft and retail sales
- To promote the transmission of intangible heritage between generations
-

Proposal:

To try keep alive and revitalized these aggregative places because so important from a social and aggregative point of view.

To Keep alive traditions and intangible heritage, don't loose these incentives to contemporary creativity.

Practical actions:

- Seminars and courses
- International Publications translated in local language
- Tax incentives for those who want update their know-how
- Encouraging universities debates about intangible heritage and sociology
- Discussions and training courses for public technicians
- awards for good practises on restoration
- Incentives to craftsmen for improving this kind of knowledge
- To promote opening of laboratories and workshops where craftsmen could transmit their know-how to young people
- To promote and to support creative ideas for getting life to new traditions
- Promotion street performances and festivals that involve local population and localized in the historic centre.

Stakeholders:

- Universities
- City Council , cultural and leisure departement
- Nacional Institute for the Protection of Heritage (IGESPAR)
- Order of architects
- Order of Engineers
- Craftsmen Associations



(IMAGE: PORTO HC GRAFFITIS SOURCE: INTERNET)

The project starts after the consiusness of a spontaneous birth of a "creative cluster in the Historic Center of Porto.

2009 is the "European Year of Creativity". A number of projects and studies are ordered by the commission of Regional Development Department Northern Region (CCDR-n) last year a macro-economic study for a "creative cluster" was implemented in the north of Portugal and study results were incredibles (in <http://jpn.icicom.up.pt/documentos/pdf/industriascritivas.pdf>).

We noticed, during the elaboration of the Management Plan for Historic Centre of OPorto World Heritage that the Historic Centre is one of these city-places preferred by artists' studios.

The management-plan staff proposed to the Addict - Agency for Creative Industries- to locate its headquarter in the hIstoric area with aim of attracting promoters and energies for the creative redevelopment of the center. Around this business, we hope, the creative class is going to attract different approaches helping the progress of local economy.

Proposal:

To encourage and attract this new industry towards the Old Town looking the type space of these activities (ateliers and shops) that blends in well in ancient historic building.

With incentives based on projects at regional scale with help of experts and funds to allow this cluster is installed in the Old Town, giving voice to these artists, promoting their inclusion in this place full of history keeping inspiration in this place for living and working .

Purposes:

- To facilitate local economy
- To promote creativity as an intellectual and cultural source
- To attract new residents in the Old Town
- To promote buildings rehabilitation

Practical actions:

- Detailed survey of all creative industries existing in the Town Centre
- To give incentives for buildings rehabilitation
- To Facilitate occupation of empty spaces transforming some of them in atelier
- Promote creativity like a source of economic income for the city and its inhabitants
- To renovate the historic centre allowing a good living place
- To reward this new creative energy and youthful
- To promote with the university preparatory courses about rehabilitation and restoration inside the Old Town area
- To promote the creation of new tourists objects made in Porto.

Stakeholders:

- Universities
- Public and regional Administration
- Nacional Institute for the Protection of Heritage (IGESPAR)
- Artists
- ADDICT



(SOURCE: INTERNET)

The promotion of the WH site pass through development of cultural and professional people, especially young people.

For students we are going to encourage and to open courses and activities in this area of the city with the theme "Old Town".

Survey showed that in the historical center of Porto is located today, three kindergartens, a school, two high schools and one university.

The proposal is to encourage other schools and other universities to open other locations occupying buildings, encouraging the use and reuse of them.

Attraction and proximity of children and young people is going to help urban planification creation creating schools services, so promotion, management and revitalization of the world heritage site will be sustainable.

Proposal:

Upgrading of parks, streets and squares, infrastructure and best conditions for the urban environment will be necessary to prevent installation of new families.

New schools will promote civic education courses, distribution of information material, we'll encourage visits to museums and monuments, educational activities on world heritage.

For university students and young people will project new residences for students, new services such as photocopying, libraries and archives, places of work and study, canteens and meeting spaces, entertainment, day and night.

Purposes:

- To promote promotion of Management Plan and the Old Town world heritage at all levels of education
- To promote the discussion of social issues to common solutions
- To promote a constant relationship with the UNESCO Nacional Committee (which is based in Lisbon) and ASPnet - Associated Schools Project Network-
- To promote a affective relation with the Site

Practical actions:

- Distribution of educational materials on paper and other media
- Promotion of tours and times for debate on the issues of the Historic Centre
- Promotion of demonstrative sessions on various social and physical issues (for adults) like fire risk, housesmaintenance, civic education, professional training
- Promotion of ideas competition of seventh episode of "Património", cartoon storyboard on the World Heritage
- To promote competitions about "World Heritage"
- To promote the creation of new tourists objects made in Porto.

Stakeholders:

- Universities
- Local parish
- Fire Defense
- Local schools
- Municipality of Porto, culture and education department
- Local associations of residents and all others associations in the area



(OLD CUSTOM OF OPORTO _ SOURCE: PERSONAL ARCHIVE)

"I am not poor", a not only a slogan. I mean with this sentence to activate a program of awareness for those inhabitants of Old Town about historical and cultural assets . Awareness goes through communication of these values that are recognized internationally, but are going to be completely forgotten by the people daily living it. View of these houses, roads, entire city from cathedral high hill should be enrichment experience.

Proposal:

To promote this vision through public debates, brochures and information materials distributed among the inhabitants, on television, radio, through mobile phones, bringing national experience of those who already feel it and live it. For basis of this study the Municipal Council shall renew at least all public infrastructure throughout the territory.

Purposes:

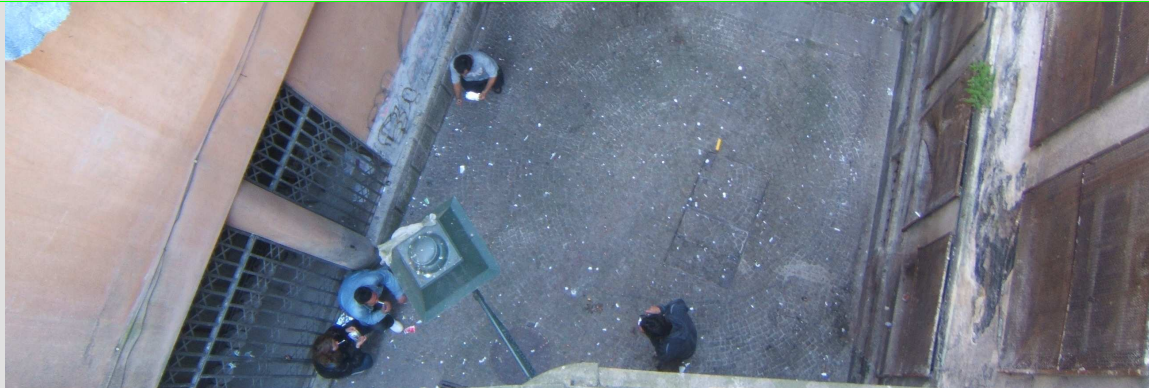
- Ensuring that people feel the advantage of living in Old Town
- Ensuring that people feel the historical and economic proximity of these beautiful landscapes
- Ensuring that people feel the comfort of having services near home, don't live in a polluted area with proximity of so many monuments and museums.

Practical actions:

- Public debates
- Informative materials through all media
- Enlargement of the network free-wirless in Old Town as platform for information/distribution
- sewerage and drinking water system to all buildings

Stakeholders:

- Municipality of Porto, culture and public relations departement
- Water system municipal enterprise
- Local parish
- Local residents associations



AUTOR: LA FACE GIULIA

Here we are in a classic scenario of neglected and degraded areas of cities.

Crime, prostitution and social neglect level is higher in these areas.

Living or working here is more complicated.

In narrow and winding streets of the center, all day, you can find scenes of social degradation: for years anyone intervened.

Police rarely check and people are afraid or ashamed to rebel against this status because are often very involved with their families.

Very often women of HC supported illegal trade in drugs: everyone knows that, nobody does anything.

Proposal

To reward and to help voluntary associations which already work in the city trying to recover this difficult social situation.

With police help try to destroy the bonds of large drugs distribution networks with the Old Town.

To increase the number of methadone distribution centers .

To raise rehabilitation centers, number of "witnessed" works for "recovered" people.

To raise awareness , in all ways, all these religious groups to support and to recover this population.

Purposes

- To get better urban living
- To promote detoxification
- To try to reinsert many people as possible in society, helping them to find a job and to pay rent.

Practical actions:

- Campaign for control policemore frequent (diaries)
- Awareness campaigns among the population
- Awareness campaigns against drugs
- To open a greater number of centers and distributing food, clothes and places for homelesses to spend the night in Old Town.

Stakeholders

- Municipal Enterprise "Domus Social"
- Voluntary Associations
- Catholic Church
- City Council, public relations departement



(IMAGE: OPORTO BUILDING – SOURCE: INTERNET)

Portuguese architectural heritage is suffering after a long period of neglect and is suffering advanced state of decay conditions. In a worrying percentage we already lost it.

Practical practices of restoration of these buildings, that are mainly stone and wood ones, get demolition of building interior, losing type and interior space divisions, and mainly reconstructing a new interior in reinforced concrete and iron, materials less expensive, but completely different from the original.

Regarding the original type of OPorto's house, now is more profitable the horizontal property than the vertical one, so this means, not only the loss of interior spaces typology, but also the horizontal structure of distribution.

Combination of two so different construction types, in terms of physical behavior, will give soon discomfort problems, but it appears, in a shorter perspective, the most easy and economical. It remains so in many cases only the facade; the city is transformed into a flat scenery as the important is to keep only the image and not the three-dimensionality. This is a very common phenomena in Portugal and Spain and is called "façadism"²³.

Diagnostic practice is completely missing before interventions.

Public and private engineers are not prepared in the schools and they are not obliged in practice. We can just think that many restores study in Italy these tematichee. This is a human risk for the heritage.

Even the documenting practice of construction and decorative elements that are lost during the demolitions.

Proposal:

To promote an international seminar on restoration, inviting a number of international and national professionals, the Order of the local architects and engineers, conservators, associations of craftsmen (craftsmen take care the knowledge of traditional crafts and they should not only have work, but also a place where they can transmit their knowledge to new generations), University of architecture, engineering and fine arts, to attend, to participate and to discuss.

To select the best projects considered good practice of architectural restoration and try to groped well aware about lacking issues like, from my point of view: practical cases of restoration, risk analysis "risk plan", prevention and diagnostics solutions, case studies of non-destructive interventions solving the problem of horizontal property, practical cases of scheduled maintenance, practical cases of stone and wood building with addition of thermal insulation and waterproofing in accordance with the rules in force.

²³ Vienna Memorandum point n° 26

Purposes:

- To avoid the loss of ancient constructive typology
- To avoid the "Fachadismo"
- To insert acoustic and thermal comfort in the building minimizing demolition
- To insert lifts and car parks in World Heritage buildings minimizing demolition To use these houses, don't abandon them because we don't know the correct way to intervent
- To raise awareness that less intrusive methods exist
- To involve craftsmen and their shops to keep alive the activities
- Don't lose the knowledge of craftsmen
- To encourage young people to rework ancient techniques adapted to modern times.

Practical actions:

- Workshops and courses promotion
- Translated publications promotion
- Tax incentives promotion to those who want to update
- Promotion of debates in universities
- Debates and training courses promotion in public administration
- Incentives promotion for craftsmen because they do not lose their knowledge
- Workshops and shops promotion where craftsmen can transmit their knowledge to young generations
- Workshops promotion where young people can develop ancients techniques using contemporary materials.

Stakeholders:

- University
- Public administration
- Nacional Institute for the Protection of Heritage (IGESPAR)
- Order of Architects
- Order of Engineers
- Craftsmen Associations



(IMAGE: INFANTE DOM HENRIQUE – PORTUGUESE SAILOR_SOURCE: INTERNET)

Portuguese people have for centuries taken advantage of the navigation tools developed by Jewish people and with this instrumentation have gone looking for a new place where expand their businesses because rural area around didn't offer them other markets . They became the best well-known nation of sailors in the world.

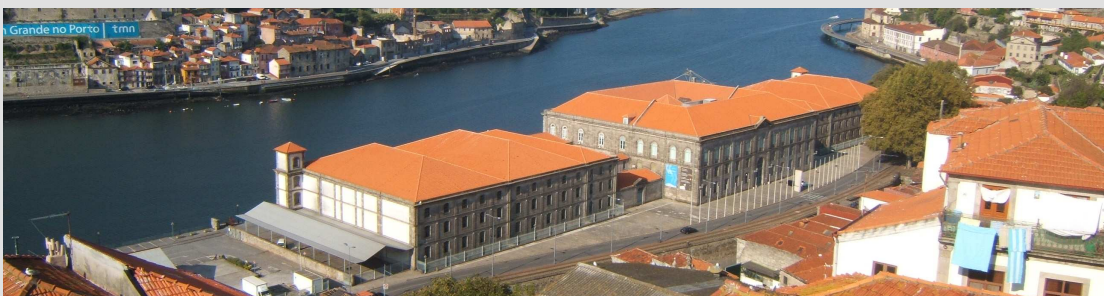
Idea would be to take the story and telling it, filling of ancient and contemporary ideas, a number of disused buildings chosen by the Municipality.

It's important that is close to Porto sea side, close to or inside classified area, it may have internal and external space, with tourists buses parking, associated with vessels that could be rebuilt and put in water that can make small trips hosting people on board.

Proposal:

This new museum could take advantage of old customs building existence that has size, it is close to sea, it is restored and from its windows you can enjoy sea view.

Collection could bring together ancient nautical maps from municipal original library, types of boats, diaries board, paintings of various periods, etc..



(OLD CUSTOM)

Purposes:

- Increasing number of tourists accommodation nights
- Take historical tradition of great navigators
- Use and experiment for the first time new technologies for 3d illustration for contents promotion in the museum

Practical actions:

- Create the museum like a foundation or consortium between public and private investment that could house a management type of private business, but contents can derived from both private and public collections.
- Exterior part of museum would have all the infrastructure for use of renewable energies giving energy to exhibitions.
- Interior part of museum must match to exhibitions a number of services like: bar, lounge area (where you can relax after tour), research labs, mutlimedia activities with use of new promotion methods.

Stakeholders:

- Private Collectors
- Municipal Library
- Old Archives of Porto
- Municipal Council, culture departement
- "Porto Digital" enterprise



(IMAGEN: PILLARS OF PENSIL BRIDGE_DONA MARIA BRIDGE_SOURCE: INTERNET)

It happens that today tourists arriving in Porto stay a very short time, visiting briefly some major monuments, using turistic buses to see the rest of the city and spending rest of the day in Gaia side visiting Porto wine cellars or sometimes enjoying a 45 minutes boat trip in the Douro river.

Number of nights lodging is very low: on average 1.2 nights.

Proposal:

To bring back Portuguese tradition of exotic travel and navigation history , the past and the link with sea. We may imagine to recreate traditional type boats for tourists and inhabitants live again this beautiful experience, backing to be fans for sailing and navigation art, for pleasure, or to use boats such as museums, with some tourism activities related.

Boats bridge would be an historical recreation of an historic event (1809), creating this symbolic bridge that connected two sides resuming 7.3.13 project .

Many fishing boats used for fishing, are now few. Remain only a fishing village on Gaia side in the River Douro mouth.

Idea would be to encourage the presence of these vessels for populate the landscape, to bring back sailors tradition, relationship with the sea and not lose the capacity to build boats.

Purposes:

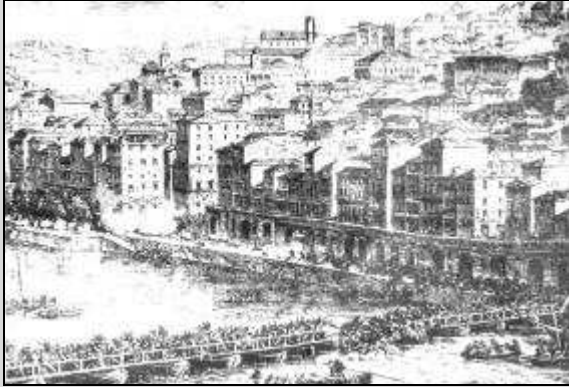
- Increasing the number of tourists accommodation nights
- Increasing historical recreations
- Increasing the number of boats on the river
- Take back historical tradition of great sailors
- Giving incentives to increase number of boats used by fishermen

Practical actions:

- Tax incentives to help fishermen to keep alive this ability and constructive techniques
- Rebuilding ancient boats incorporating the models of old ships sailing waters of Douro river
- Re-create boats bridge with fishermen boats of during a festivity
- Create a series of small sea museums certificates by local tourist office
- Create through water a relation between the Matosinhos commercial port where cruise ships can stay and transport tourists until old city center.

Stakeholders:

- Entity that manage Matosinhos Port
- Ministry of Finance, Municipal Council of OPorto, urban department
- Individuals (fishing) boats manufacturers
- Local Tourist office
- Privates (who can explore tourist boats market)



(IMAGES: BOATS BRIDGE DISASTER 1809_ SOURCE: INTERNET)



(IMAGE: RIBEIRA _ SOUCE: INTERNET)

People of OPorto historic centre

Category 1. OLD PORTUGUESE POPULATION

Category 2. YOUNG PORTUGUESE POPULATION

Category 3. FOREIGN PEOPLE

.

Proposal:

The attempt, in my opinion, it would be interesting to put in relation these three fronts living side to side, but refusing to accept.

Purposes:

- To avoid isolation of various communities living in Old Town
- To promote communication through culture and art
- To increase participation and good living conditions
- To improve culture and knowledge for absorption of best experiences
- Increasing public awareness of architectural and historical environment
- To improve three categories take advantage of income coming from people attracted by UNESCO site
- Learning to have respect for world heritage

Practical actions:

- Increasing street festival during the year to involve local communities
- Promote public presentation of what is UNESCO World Heritage
- To promote public presentation about what is a Management Plan for Unesco Sites
- Public sessions and debates about common issues
- To invite artists competitions for multimedia objects creation or products for promoting the site
- To encourage people to participate in intercultural civic education sessions
- Creation of new tursit objects made in Porto

Stakeholders:

- City Council of Porto, social departement
- Local communities
- Local Parish
- Local social cultural associations
- ADDICT (local artists Association)



IMAGE: S. JOAO CHURCH_SOURCE: MUNICIPAL COUNCIL OF OPORTO)

Monuments of historic center of Porto, like churches, palaces, museums, have a defect in terms of open time to public: it's too reduced.

Churches open only during the mess when you cannot enter and for the rest of the time is very often closed, there isn't a phone number to call and you can notice a lot of inertia in terms of availability to allow study visits, official and or not I imagine that is to prevent theft or costs reduction of an attendant, because nowhere has a ticket price to enter.

But the heritage could be usable, enhanced, not remain inaccessible until become moldy!

Proposal:

To increase sustainable use of a monument, I suggest to start explore cultural services like to send enlightenment for works of art, votive offerings, access ticket, historical material support, turistic goods, votive images, guides.

All this would make possible to pay an attendant and extend opening hours. Concerts could happen in churches.

It is recommended for this type of service use young volunteers parishioners or students for a minimum cash.

Purposes:

- To increase open time daily and night
- To increase Church services
- To increase opportunity to know monuments with historical and cultural material support
- To make sustainable the maintenance process
- To increase security for tourists going in Old Town.

Practical actions:

- Open churches doors
- To allow a bilingual daily guardian
- To pay entry ticket
- Be available history material about church and its artistic value
- Be available payments systems for illumination of architectural and cultural heritage

- To have a specialist guide service that can make several visits during the week in various languages.

Stakeholders:

- City Council, culture departement
- Nacional Institute for the Protection of Heritage (IGESPAR)
- Catiloc Church (Bishop of Porto)



City of Porto suffers the most widespread phenomenon of southern Europe cities where the core is more dangerous than suburbs. And at the same time the center of Porto is a world heritage site. In addition to building abandon, for many years in place, we lack services and activities by night. Around the cathedral, the medieval center, with narrow and dark streets and more bars and restaurants are inexistent. Crime level is not very high and theft complaints are decreasing. But at the same time is still not safe cross the center after one o' clock a.m. because lack of signs and urban labyrinth tissue. Porto inhabitants know how the situation is and don't not pass there.

Poor tourists do not know the situation and perhaps are used to a different city model where even the Old Town is all restored and safely.

Proposal:

Making the Old Town more enlightened, more clean up, to restore buildings and streets, beautify squares and help those who live there don't need steal to survive.

Prevent drugs traffic in this area, to promote new hotels, student residences, night bars, huge youth life.

To try to include a minimum of high social class families (a minimum of gentrification) to improve the social involvement for proximity.

Purposes:

- To avoid theft
- Increasing number of people in Old Town at night
- To make portuguese people walking around the Old Town 24 hours in safety
- To enjoy night landscape of the river and the cathedral
- To enjoy monuments and history
-

Practical actions:

- To promote public works for the rehabilitation of streets and squares
- Increasing public lighting and signs in HC area
- To attract private investors to open bars and hotels and promote the safety and restoration
- To enhance police presence
- To enhance use of video cameras for public safety
- To light buildings

Stakeholders:

- Municipal Council of Porto, public sector and urbanism departement
- Municipal Police
- Tourist Office



Vila Nova de Gaia and *Porto* are two cities that are facing them and divided by Douro river. Two Municipalities, from what I know, don't want to talk each other.

This was a sensitive issue to be addressed during preparation of Management Plan because classified area includes a large part of the city of Porto, all of its Old Town, but also dom Luis I bridge and a monastery on the side of Gaia, which is called Serra do Pilar.

This may, at first, seems inconsistent, but in reality I think that at the time of classification has been suggested to enlarge the classified area at a certain point from which you can enjoy views of the city, as well as centuries ago, when portuguese peopple founded the oPorto city, and I like to think that they wanted to include in the bridge for its symbolic value like a link between the two shores, not only because his architectural value.

That is, for me,two cities should have the least to be involved in thinking the management plan, but they never wanted to do. During process they have exchanged maybe two maps.

Proposal:

Is impossible to oblige two municipalities to communicate, but I believe that using a series cultural projects trought the element that divide them, but unites them, water, and a series of urban mobility programs , we can help people to look each other in the face being in the same space.

Purposes:

- To strength relationship and movement between two sides
- To overcome this reluctance policy cutting relations above this mundial logic world view like UNESCO one
- Revaluing the water natural element and to mobilize ships
- To take back history of Portuguese colonization

Practical actions:

- Creation of a series of walking and cycling paths near the river water on both sides
- To re-create replicas of ancient boats that could serve as floating museums
- To create new pedestrian bridges that bind the two sides in a circular path
- To plan a series of spectacular and entertainment events on both sides of the river

- To create a new transportation shuttle between two sides managed by an independent company that will carry tourists and residents between the two cities

Stakeholders:

- Municipal Council of Porto, urbanism and culture departements
- Municipal Council of Gaia, urbanism and culture departements
- National Transport Company



(IMAGE: PORTO VIVO SRU_REHABILITATION WORKS_SOURCE: INTERNET)

Because all projects must be sustainable, stakeholders must be involved and Municipalities must work with local population, since susrvet of state of conservation of the site and risk to development problems solutions.

The main game rule is that everybody mut think with long-term solutions.

Will be abolished by management plan allpractices that promote an immediate income with the exclusion of environmental sustainability and resources.

Local people are main resources for Management Plan who will collaborate to find sustainable solutions in time.

We must coordinate energies at municipal level, but no one should give a subjective image of the city and to present a Management Plan of HC as if it's first time he sees it.

All proposals must be discussed in embryonic stage of processing and then be refined during preparation of actions plan until estimatation costs and timetables.

Proposal:

Even if seems adifficult and long road, we'll try to assemble around a common table all stakeholders, users and people involved in the plan, taking attention to their views as who know better than anyone else reality.

Municipalities will try to choose appropriate solutions with them to answer to large-scale targets, translating from local to regional.

Should be made several meetings with the body for local land management, with local body established to protect the site and with universities.

Purposes:

- Sustainability and viability projects
- No stakeholders exclusion
- Projects management in long term
- European and mundial point of view because we are dealing with outstanding universal values
- To employ qualified people who have at least an updated education in management of

cultural and architectural heritage or 10 years of experience in this issue.

Practical actions:

- Meetings and brain storming with projects promoters every 3 months
- Municipal decisions presentation at intermediate stages
- Constant updates on other document management

Stakeholders:

- Municipal Council of Porto – staff of UNESCO Management Plan -
- Nacional Institute for the Protection of Heritage (IGESPAR)
- Region
- UNESCO
- University research laboratories



It's important to create and to feed critical mass between young people and so to implement educational projects in universities and schools about UNESCO theme and heritage, associated to energy and sustainability theme, programming and cultural choice, the Europe and creative freedom. Only in this way will have public for this type of activity, investors in maintenance of the property, we will have future

Proposal

To propose to the town of rewarding young people who demonstrate creative ideas for the sustainability of the city and its center.

Rewarding those who manage to solve problems of their own city or at least be able to have a critical perspective and to give them a physical and digital network.

Purposes

- Do not lose your past
- To encourage the criticality of the younger generations
- Changing teaching methodology, go to a creative teaching

Practical actions

- public prizes and presentations and public ideas of young
- Practical development of these ideas with state funds
- In schools every year at all levels to reward the creativity and imagination

Stakeholders

- Municipal Council of Porto
- schools
- UNESCO
- University research laboratories



To try to win the illegality of places of sale and services, restaurants and commercial premises like shops and taverns.

It is important that level reaches minimum health and that tax is rigid and implacable.

Must teach and give traders the opportunity to improve, but then must be constant monitoring, because entire local economy is suffering.

Proposal

That services already existent of the city will be supported with education staff who can transmit correct knowledge to the people

Purposes

- Monitoring and constant control
- Strengthens Service in Old Town
- Lessons to municipality staff

Practical actions

- Notices for improve assets and enter into law
- According to expired, severe fine or closure of the shop
- Exam for the owner about rules
- Withdrawal of license
- Monthly visits to all premises selling

Stakeholders

- Municipal Council of Porto
- traders and associations

Increasing the number of good restaurants, historic bars and traditional tavernas

3.5.17



Increasing the supply of quality restaurants, bars open to the public until morning, increasing the number of tavernas with typical furnishings and local staff, but with good health levels.

Proposal

To encourage the improvement of existing services with local population, promoting the opening of high quality international shops in the center of the city.

Purposes

- publicity and awareness with international stores company
- to move traditional merchants to keep historic features of the product, but to renew and refresh the image of the sale and the manner of sale
- to move the state to promote and distribute fund and incentives in this area
- to encourage traders to gather in groups on the streets or by type

Practical actions

- establish an UNESCO office that can work full time in this project, made up of staff with experience in heritage and restoration, with historical sensitivity and thorough local knowledge

Stakeholders

- Municipal Council of Porto
- traders and associations
- stores and restaurants



The Italian case in my opinion the Association of World Heritage city is a good example and the material created and disseminated is very good. I am convinced that unity is strength, and in this way you could observed one of the principles of World Heritage convention that provides for cooperation and comparison of research, having to hand the' experience of many.

Will be provided for the practical implementation of this project the use of tools like "web conferencing" (software developed by IBM) can connect the different cities and different people with less travel, faster decisions and less CO2 emissions.

Proposal:

To join heritage and classified sites at national level, which can improve and enhance the disclosure of the value in the foreign like a vision of cooperation and harmony

Purposes:

- creation of the network
- creation of information material
- creation of discussion and annual comparison
- edition of a magazine

Practical actions:

- To establish an UNESCO office that can work full time in this project, made up of experience staff in heritage and restoration, with historical sensitivity and with local knowledge.

Stakeholders:

- Municipal Council of Porto
- (future) Minicipal UNESCO office
- Ministry of Culture
- Foreign Ministry

To value local resources (the dialogue as medicine for the disease "abandonment")

3.5.19



In my personal experience gained studying this area, I noticed that link between autarky and real resources is missing which often leads to no resolve problems in a sustainable manner, especially from a theoretical point of view.

Proposal:

To establish this link through the creation of a local UNESCO office, so this knowledge will be able to find the way to go to practice and to make work this area so complicated, complex, and in this condition, being the second city of the country.

Purposes:

- Creation of a new communication channel between two points in a territory
- To go to search of a new knowledge and to channel them towards autarky
- To raise awareness to the autarky to receives a dialogue

Practical actions:

- To establish an UNESCO office that can work full time in this project, made up of experience staff in heritage and restoration, with historical sensitivity and with local knowledge

Stakeholders:

- Municipal Council of Porto
- (future) Minicipal unesco office
- Universities

To move portugues State to recover owned buildings

3.5.20



To move portugues State and Catholic church to give good example and to restore its own buildings for local population.

And to teach and to sensitize the population to do same thing giving example and not just tax incentives.

Proposal

We could include 5 big state-built property in very poor state of conservation near private buildings which are forcibly taken to the restoration by a urban society that works with 60% public money.

Purposes

- To provide money to rehabilitate public buildings
- to provide examples of restoration projects with use of the best non-invasive techniques of restoration in the market, using local resources, local materials and renewable energy

Practical actions

- to create public school works with explication tours and publications for developmnet of practical knowledge through national and internacional seminars

Stakeholders

- Municipal Council of Porto
- Local and international enterprises in restoration
- Universities

To expect accessibility for people with reduced mobility and other physical disabilities of the buildings and public space

3.5.21



To move portugues State and Catholic church to give good example and to restore its own buildings, like utilities buildings and all churches for access to local population and tourists.

Proposal

I can say that no church and no public building is accessible in historic center for the local population and tourists, firts of all the cathedral. At the level of metropolitan area there is a epecific office that should be alerted.

Purposes

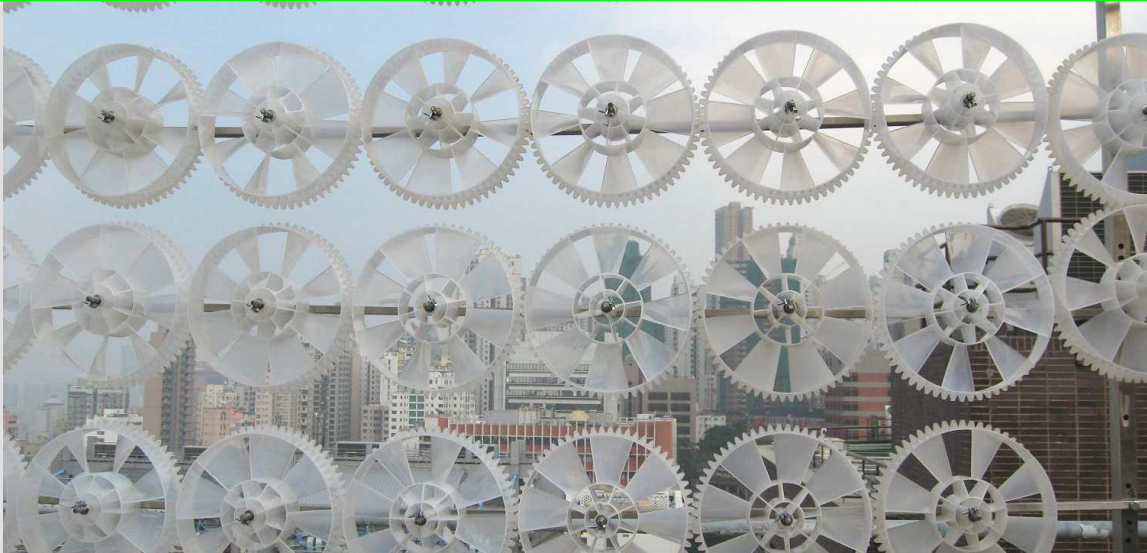
- to have all public buildings, tourist services, bars and restaurants, cafes and churches, monuments and museums accessible to the public, with a standard toilet.
- A statutory number of housing should be accessible in accordance with the rule.

Practical actions

- To provide money and competitions for designers to adapt the public buildings
- To prepare awareness campaigns about it

Stakeholders

- Municipal Council of Porto
- Metropolitan Area of Porto
- Catholic Church



To move the portugues State and Catholic church to give good example and to restore its own buildings, like utilities buildings and all churches to use alternative energies such wind (micro wind) and solar energy for heating and cooling and to produce electricity.

Proposal

It's important that cities and old towns face with current issues like global warming and scarcity of energy resources and give their support, even if small and difficult because of the value of the property.

Purposes

- Have all types of energy used in the historical center
- Show that in practice can be done, with international experience and innovative efforts investing resources in this area

Practical actions

- To provide money and competitions for designers to adapt the public buildings
- To prepare awareness campaigns about it

Stakeholders

- Municipal Council of Porto
- local energy enterprise
- Catholic Church
- Universities

4 SITE PROMOTION AND SENSIBILIZATION

4.1 OPPORTUNITIES AND CHALLENGES

Based on opportunities analysis examined in the management plan for the historical center of Oporto world heritage, I can comment that there is a will to change things and that is what the city council is already working with a series of tax incentives for the rehabilitation of persons and property that we will see below.

Opportunities

- *Historic and artistic heritage of universal value, with its preservation and protection on main political, economic and socio-cultural agendas of the city/ region;*
- *Strong cultural identity;*
- *Growing phenomenon of tourism, as a result of the strong increase of the number of tourists and visitors, with the Historic Centre of Oporto mentioned in the National Strategic Plan for Tourism ("PENT") as a differentiating resource, foundation of the regional tourism offer;*
- *Creative businesses, creative organisations and processes being set up in the Historic Centre of Oporto, with the physical regeneration of the cultural heritage geared towards cultural and creative functions;*
- *Unique relationship of the entire area classified as World Heritage with the River Douro.*²⁴

4.2 SET OF INCENTIVES TO URBAN REHABILITATION²⁵

1) Value added tax (VAT) applicable with 5 % value in Urban rehabilitation works, inside intervention unities of urbane rehabilitation societies and inside the ACRRU; [Art. 1º, of the Act nº104/2004 of 7th of May. Allowance 2.21 of the List I attached to the CIVA in the editorial staff introduced by Art. 61st of the Law nº 53 - To/2006;]

²⁴ SOURCE: MANAGEMENT PLAN OF HISTORIC CENTRE OF OPORTO WORLD HERITAGE

²⁵ www.Portovivosru.pt/

2) IMT (Municipal Tax on Onerous Transmissions of property)

a) Acquisitions of classified buildings are exempt from municipal tax - on onerous transmissions of buildings - as National Interest Monuments, Public Interest or Municipal Interest Monuments by the Law nº 107/2001, of 8th September; (Art. 6º - Code of the Municipal Tax on Onerous Transmissions).

Historic Center of Porto was classified like Public Interest Monument with the Decree nº 67/97 as 31st December. So all buildings located in this area, delimited by this Decree, are classified and exempt.

b) IMT value will be refunded for urbane buildings that are object of rehabilitation in the space of 2 years from the date of acquisition; [Statute of the Fiscal Benefits (Art. 40th - A)]

3) IMI (Municipal Tax on Buildings)

a) Buildings classified like National Monuments and Public Interest Monuments, Municipal or Cultural value heritage, second the applicable legislation (Art 40º line n) of the Statute of the Fiscal Benefits in the editorial staff introduced by Art 82nd of the Law nº 53-A/2006) are exempt from IMI tax.

Part of the Historic Centre of Porto is included in the list of the World Heritage; second the nº 7 of art. 15º of the Law nº 107/2001, of 8th September they integrate the list of the classified goods as National Interest being designated like National Monument.

4) Tax of Public Space Occupation

Reduction of 80 % in commissions straightly connected with works of Construction, Reconstruction, Conservation, Recuperation or Rehabilitation of new parks situated in the ACRRU; [Edict 15/07 of the Autarchy of Porto]

5) Taxes of Publicity License

Reduction of 80 % for payment of taxes for publicity license, putted in the ZIP (Zone of Priority Intervention) in the context of the program "VIV'A BAIXA"; they act in partnership with *Porto Vivo SRU* Society.

[Edict 15/07 of the Autarchy of OPorto;]

6) Taxes of Licenses / Authorization of Town planning Operation

Reduction of 50 % inside the ZIP (Zone of Priority Intervention);

[Edict 15/07 of the Autarchy of OPorto;]

7) Municipal tax of Infrastructures – TMI

In the Historic Center of Porto there is a positive discrimination with a reduction of TMI tax around 25 %.

8) VIV'A Baixa

Program "Viv'A Baixa" offers to interested people in rehabilitation works in *Baixa Portuense* zone (downtown - zone of priority intervention) a set of services and suppliers for acquisition of construction materials with advantageous conditions of service and price.

The program provide stimulate the residential occupation in the *Baixa* (downtown) of OPorto; for that eventual interested people will have to respond with projects that destine endue the city with residential parcels or residential buildings.

"Viv'a Baixa" program provide reduction of licenses taxes.

Projects appreciation

Rehabilitation projects have specific criteria of appreciation based on evaluation of the improvements introduced according the Municipal Regulation Program *SIM-Porto* (Yes-Porto).

Construction Credits

While rehabilitating a building, since this is located in the *SIM-Porto* area, owner wins right on credits of construction that can be applied or sold for a new construction building in other zones of the City.

B – IHRU Programs – Institute of Housing and Urbane Rehabilitation

1 - Special Regulation of Support Rehabilitation of Leased Buildings (*RECRIA program*), regulated by the DL 329-C/2000 of 22nd December, aims to support execution of rehabilitation works of leased buildings in state of degradation by concession of national and local incentives.

Incentives granted by central administration through the Institute of Housing and Urbane Rehabilitation (IHRU) and by local administration and authority cover next kinds:

- Support with non-refundable money up to 65 % of works value, in the proportion of 60 % and 40 % respectively, and
- financing works value not reimbursed (owners and local authorities) with a tax of interest inferior to 8 % granted by IHRU, whenever credit institutions not offer better conditions.

a) Beneficiaries:

Owners who did conservation works in buildings, fitting in national or local law and needing license, have access to *RECRIA* program, second the n.º 1 of the 2nd article of the law n.º 329-C/2000 of 22nd December. Also Town Halls and tenants, second the 15th and 16th articles of the RAU, if they substitute the landlords in realization of works, have access to *RECRIA* program in accordance with the rule in the n.º 2 of the quoted article.

b) Access Conditions:

The access to *RECRIA* program is limited to the existence of one apartment whose income has been object of extraordinary correction second the Law 46/85 of 20th September. After checked the existence of this condition all works in the building, or in parts of it, with no commercial use and neglected, could be included in the program.

If works are executed by Municipal Hall or by the owner, is enough that the income of the house object of intervention is available to extraordinary correction in the terms of the Law 46/85 of 20th September, which means that has to be an income stipulated before 1st January 1980.

The legal regulation of *RECRIA* program stipulates that incentives will be granted to the owners of same building only once.

The realization of rehabilitation works gives conditions for updating incomes (artº 12th). The incomes updated guarantee the return of the investment in 8 years and it is decided at the same moment of the sharing to non refundable money. The tenants will be also able to benefit to income subsidy, legally.

Candidatures to the *RECRIA* program, properly instructed, must be presented next to the *Shop of the Urbane Rehabilitation*, which in the space of 90 days will decide.

The applicable value added tax (VAT) is 5 %.

The accommodation is secured by the Town Hall, since the owner ensure make works into determined period.

2 –RECRIPH Program

The Special Regulation of Support and Financing of the Urbane Rehabilitation of buildings with Horizontal Property (*RECRIPH*) regulated by the law 106/96 of 31st July, has the aim to support works of ordinary and extraordinary conservation and improvement in abandoned buildings.

The incentives granted by the Institute of the Housing and Urbane Rehabilitation (*IHRU*), and by local administration, through the respective local authority, cover the next kinds:

- supporting with non refundable money the value of 20 % of works, in the proportion of 60 % and 40 % respectively, and
- Financing the works value not supported.

1. Beneficiaries:

Apartment's administrations that do works and singular persons in regime of horizontal property have access to *RECRIPH* program, second the nº1 of the 2nd article of the law nº 176/96 of 31st July.

2. Access conditions:

Access to *RECRIPH* program takes as restrictions that buildings have been built even to come into force of General Regulation of Urbane Constructions, approved by Law nº 38 382, of 7th August 1951 or, after this date, buildings which license has been given out up to 1st January 1970.

They have to be constant residence buildings or leased apartments, since there is only one commerce fraction or a small hotel and the building is composed at least by four autonomous fractions.

The applicable value added tax (VAT) is 5 %.

RECRIPH candidatures must be presented to Urbane Rehabilitation Shop.

2-SOLARH program

The Solidarity Support Program of Housing Rehabilitation (*SOLARH*), regulated by law nº 39/2001 of 9th February, aims to finance, under the form of loan, the realization of ordinary and extraordinary conservation works of neglected and unused buildings.

The loan to grant for the IHRU can reach the value of 11.971.15€ per house.

1. Beneficiaries:

The present program is destined to owners, local authorities, particular institutions and of social solidarity; collective persons of public administrative utility, cooperatives of dwelling and construction.

1. Access conditions:

It's possible to submit the *SOLARH* program for each one of next situations:

i) House of individuals or families whose annual profit is the same or inferior as the next ones:

- Two times or equal to annual allowance value for each older person (for maximum two persons);

- Two times annual allowance value of each older person (from the third one living in the house)

ii) Unused buildings property of local authorities or other identified entities and what are destined to leasing in regime of supported or stipulated income (leasing previous to 1st January 1980)

iii) Unused buildings whose owners are singular persons and which are reserved to leasing for minimum 5 years (leasing previous to 1st January 1980).

The access to the *SOLARH* program still depends on the checking of the next conditions from the date presentation of the respective candidature

vi) House object of financed works has to be property of one or more members of family since, at least, 5 years.

ii) None of the members of family can be owner, completely or superior to 25 %, of another building or a residential parcel, or, in any of the cases, receive profits resulting from the property of any other goods.

iii) None of the members of family has current loan for rehabilitation works for financed house.

The refund of the loan not paid will have to be done within a period of 8 years, for abandoned house, and of 30 years for own residence building.

The applicable value added tax (VAT) is 5 %.

SOLARH candidatures must be presented to Urbane Rehabilitation Shop.

1. Protocols with Banks

Porto Vivo Society established with the *BBVA*, the *BPI*, the *BCP Millennium* and *Caixa Geral de Depósitos* Banks cooperation relationships intended for all the people who acquire or do works in buildings situated inside the Zone of Priority Intervention.

So special conditions of financing are preserved by the bank matching entities, like for housing credit or personal credit.

3.3 SOLUTIONS OF THE PROBLEMS

The solutions to the problems listed below have always been the result of a cooperation between public and private sectors. They have tried to channeled the up-and-coming energies in the right direction without forcing the life of the city, but awaking it gradually to the best appropriate solution. Have been promoted to public works for the improvement of the urban space, awareness campaigns to social issues by exploiting the local know how, especially of the emerging generations.

The success of the project depends on the private and public users, residents, visitors or workers.

(It is up to the private and public users, residents, visitors or workers to contribute to the good result of the project).



5 COMUNICACION PLAN

The post-management plan phase should include a series of actions in order to promote the awareness of the work done among the population and the associations, where this work was not done during the drafting of the plan.

A series of promotional campaigns intended for the local population and meetings among technicians are essential to discuss the practical implementation of the management plan and to involve the public opinion. It is a key step to encourage critical and objective responses or the users' consent of the good in question.

I think that Porto's plan should include a number of "training schools" - public discussions - that deal with various issues: social, economic, technical and political. I would consider important to create a UNESCO office that could extend this work over time and a website where can be published all the news in this sector and the results of the periodic monitoring.



6 MONITORING

The management of a World Heritage Site entails the coordination of three different phases: planning, action and revision.

The starting point consists of understanding the environment where one is working and then one has to establish goals associated with the identified strategic areas, the human, technical, and financial resources involved, which support the actions, according to operational norms and practices. The acts of management produce products and services in order to fulfil the goals.²⁶

Monitoring is an essential element of management and to ensure the long-term management and control results in practice. It should be understood not as an external imposition, but rather as a series of periodic reports produced at local level, concerning the management of each of the actions of the Management Plan and the planning of the conservation actions.

The monitoring is not intended to be a mere collection of descriptive data, related to the physical structure. It should be based on a *Monitoring Manual*, an instrument capable of guiding the manner and the means of accompanying and evaluating the state of the Site.

This implies the use of key-indicators and a calendar. It implies, for example, deciding if it is about a continuous, periodic or ad hoc evaluation.²⁷

²⁶ SOURCE: MANAGEMENT PLAN OF HISTORIC CENTRE OF OPORTO WH

²⁷ MONITORING WORLD HERITAGE, WORLD HERITAGE PAPER NO. 10, UNESCO, WORLD HERITAGE CENTRE.

The indicators are therefore an essential part of the process of monitoring and revision, although isolated they are not enough to produce an exact picture of the states of conservation or management of the Site of World Heritage.

Furthermore, it will serve as basis for the monitoring process by the team of Management of the Urban Area and external entities.

Monitoring could support decision-making of the City Council about his World Heritage and his planning.

The availability of a database will make that monitoring easier, allowing direct consultation on the position of projects, activities and other relevant initiatives for the appreciation and preservation of the heritage property in question.

Ways of publicising and making that information available, namely on the websites of IGESPAR AND UNESCO, will be studied.

Based upon these support tools, the Management Plan can be non-regulatory, taking on a pro-active role of inducing measures that are only implemented with the competition and effort of a group of public entities and private initiatives.

EXAMPLES OF SOME KEY INDICATORS

	INDICATORS
PROTECTION OF WORLD HERITAGE	Number of rehabilitated buildings
	State of conservation of the building ensemble
	Area of parks and gardens
	% of area covered by protection mechanisms
	Number of buildings at risk
	Number of parking places
STAKEHOLDERS	Number of residents
	Number of students involved in voluntary actions
	Number of residents involved in cultural activities
	Number of actions of promotion of World Heritage value carried out
TOURIST SERVICES	Number of Tourists
	Average permanence rate
	Number of beds
	Degree of satisfaction of tourists
SOCIO-ECONOMIC AREA	Volume of investment in businesses and creative projects
	Number of established companies
NATURAL HERITAGE	Number of new services created

6.1 STRUCTURE

Monitoring is done in an responsible office for this specific function from official presentation to the management plan to the city and its citizens and sent to UNESCO office in Paris after approval of the Ministry of Culture and the national protection bodies.

A group of architects discusses the creation of monitoring manual and researches key indicators supported by action plan of management plan. After a confrontation phase a database will be taken and adapted to software support (GIS). Monitoring provides moments of exchange with various consultants about statistics and data creation until the implementation of a new web interface with OPorto stakeholders of classified site. Data collected will be used to develop a series of periodic reports every six months to help control the practical development of the Plan.

RESPONSIBILITIES

For the creation of structure database monitoring, as flexible so hard, an architect is necessary who can indicate which needs and responses, opening new fields and allowing future possibility of completing, who can together colleagues (lawyers, sociologists, engineers, historians and economists) create a rigid series of legends with indicators descriptions for keeping fixed structure database and correct data placement.

POLICY

It's clearly that monitoring office is physically present in the municipal society Porto Vivo, but his role is in an intermediate position between municipal offices and Porto Vivo needing data retrieval.

TOOLS

Are going to be implemented spacial, informatic and human tools: three architects are part of staff group worked on the management plan, two or more external experts in consultants database and GIS software, three new computers, refresher course in database and data entry software is setting and a necessary bibliography is going to be bought.

COORDINATION

Monitoring office requires some movement independence for cataloging and retrieval of data, therefore it has to work with everyone and be a liaison and coordinator of all. His

autonomous and central role is fundamental for its operation. It cannot be subject to any kind of pressures , but a methodical control (or byself) by municipal body.



Aliados square_source: internet

7 ANNEXES

FUNDING SOURCES

7.1 THE FINANCIAL PLAN - QREN - SYNTHETIC FRAMEWORK.

Below i show how the management plan has been funded, like monitoring plan and communication plan, with funds from the European community (thanks to an application brought by the same responsible autarky) and the Portuguese state.

It' s my personal opinion that, like some Italian models, the expense could be managed internally to the City with municipal financial resources and internal human resources. Anyway the european funds permit, in a large part, to finance a large part of this kind of projects in percentages that will be able to go up to 75 %.

QREN: NATIONAL STRATEGIC REFERENCE FRAMEWORK

The goal is to consolidate a successfull dynamic in the economic process of development, social and territorial cohesion, of Portugal with support of EU Structural and Cohesion Fund. All operational programs between 2007-2013 incorporate three main agendas of the country themes: human capital, business competitiveness and territory promotion.

In this third group was placed the application for funds processing of the Management Plan (FEDER program).

The portugues management plan analised has been funded in the following form:

	2008	2009	2010	total	%
FEDER	-	-	-	-	55%
portuguese state Central Administration	-	-	-	-	45%
Public Funds	-	-	-	-	0
PIDDAC (program of investment and public spending)	-	-	-	-	0
Other	-	-	-	-	0
Public enterprises	-	-	-	-	0
Other	-	-	-	-	0
Total	-	-	-	-	100%

7.2 INTERNATIONAL LEGISLATION

Outstanding universal value means that incorporate, after a careful analysis by technical experts, a natural and cultural value that goes beyond national boundaries and it has same invaluable character for future the present generations and for all humanity. So being, its protection is of paramount importance for the entire international community.

World Heritage Convention on the Protection of World Cultural and Natural Heritage, Paris, November 16th 1972 (with the approval for joining via Decree no49/79 of June 6th). It aimed to establish a protection system for the cultural and natural heritage of outstanding value, on a global scale. Each State signing this convention pledged to ensure the conservation of the properties located in their territory and to protect their cultural and natural heritage.

7.3 NATIONAL LEGISLATION

Policies and System for the Protection and Appreciation of Cultural Heritage (Law no. 107/2001 September 8th): "Law regarding the basic policy and protection of cultural heritage" reports about architectural heritage (buildings) included in the list of world heritage, automatic classification in National Monument and it defines protection levels and mandatory to have a special buffer zone which classifies all the buildings present as National Interest.

This means that for all architectural projects on protected buildings and public spaces, should be approved by an Institute, Ministry of Culture one, responsible for management and preservation of architectural heritage (IPPAR) and it can order also the expropriation where its integrity is affected; this in historic centre of Porto is going to facilitate its maintenance and renovation.

7.4 OTHER LEGISLATION OF ARCHITECTURAL HERITAGE, PRESERVATION AND CONSERVATION OF THE SITE ²⁸

Decree n.º 20985, DR 56 series I of 1932-03-07 Creation of the Superior Council of Fine arts, archeology, environmental protection and conservation of monuments

Law n.º 2032. DR 125/49 series I of 1949-06-11 It promotes environmental protection and conservation of all the elements, archaeological sites , historical, artistic landscape.

Law n.º 13/85. DR 153/85 series I of 1985-07-06 Policies and System for the Protection and Appreciation of Cultural Heritage

Decree n.º 205/88. DR 137/88 series I of 1988-06-16 Architecture projects on Monuments and on protected areas should be responsibility of architects.

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Decree n.º 42/96. DR 106/96 series I-A of 1996-05-07 Basic Law of Ministry of Culture

Law n.º 19/2000. DR 184 series I-A of 2000-08-10 Portuguese cultural heritage and sun aquatic heritage

Law n.º 177/2001. DR 129 SÉRIE I-A de 2001-06-04 Determining the legal and urban construction

²⁸ WWW.IPPAR.PT

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