

#### **FR8.05.04 Place Attachment as a Motivation for Historic Preservation: The Demise of an old, Bustling, Dubai Community.**

Presenter: Khaled Alawadi, Masdar Institute of Science and Technology (khaled.alawadi@gmail.com)

This paper describes how Dubai's top-down redevelopment strategy affected residents of Sha'biyat Al Defaa' and Sha'biyat Al Shorta, or Army and Police Colony, a densely aging Dubai neighborhood. The article draws on original ethnographic case study, including field observation, interviews with residents, and local press reports. Findings show that redevelopment demolished this old neighborhood to appeal to economic elites without making any effort to preserve any of its social, economic, or emotional value to residents or the larger community. In doing so, Dubai sacrificed the well-being of a vulnerable population. I draw on the concept of place attachment to interpret this case's significance for planning and preservation theory and practice. Place attachment conceptualizes affective ties to both physical settings and the relationships and memories that such settings support. This study gives planners, policy makers, and preservationists new evidence that attachment to land and community are important motivations for expanding historic preservation into concerns for community preservation.

Conventionally, historic preservation concerns itself primarily with built landscapes; this paper argues that individuals' feelings and bonds to social settings can be used as engines for preservation. The paper concludes that Dubai's top-down planning model does not sensitively capture the needs of low-income communities. It argues that in advocating preservation and mitigating displacement impacts, city planners must pressure the state and developers for more affordable housing policies and projects, and must establish service programs that provide technical and economic assistance to city residents who face eviction.

#### **FR8.05.04 Urban Revitalization, Heritage, and Adaptive Reuse: The Work of Lina Bo Bardi and Lelé in Salvador's Historical Center, Brazil**

Presenter: Gabriela Campagnol, Texas A&M University (campagnol@tamu.edu)

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The paper investigates the collaboration between two renowned and multifaceted architects - the Roman-born Lina Bo Bardi (1914-1992) and the "carioca" João Filgueiras Lima, known as Lelé (1931-2014) - in the rehabilitation of the historical center of Salvador, Brazil, in the late 1980s. When Bo Bardi's early work Museu de Arte de São Paulo (MASP) opened in 1968 its 74-meter free span was un-precedented. Her projects to convert a former sugar mill complex in Salvador into a museum of popular art in the early 1960s (known as Solar do Unhão), and to convert an old drum factory in São Paulo into a sport and cultural center in the late 1970s (known as SESC Pompéia) became soon a reference in terms not only of heritage preservation but also fostering architectural value of vernacular and industrial buildings. Lelé distinguished himself as one of the most important architects in Brazil by working in pre-fabricated constructions, reinforced mortar technology, innovative results in ergonomics, urban equipment design, lighting and natural ventilation, and the "total-design" for the Sarah Rehabilitation Hospitals across the country. Lelé's professional background encompassed collaborations with the architect Oscar Niemeyer, the anthropologist Darcy Ribeiro, and the orthopedic surgeon Aloysio Campos da Paz Jr. In the project for the historical center of Salvador, Bo Bardi and Lelé worked closely, combining individual skills, and developed an innovative approach by employing a system of "pleated

walls”, which would “leave intact not only the external aspect but also the spirit, the interior soul of each building.” By tracing the design proposals’ development from initial concept through implantation, the paper examines the exchange of ideas and the impact of this collaborative experience as a forerunner example of historical preservation at urban scale through adaptive reuse.

#### **FR8.05.04 Preserving Places or People? Historic District Designation and Neighborhood Change in Baltimore**

Presenter: Aaron Passell, Barnard College (apassell@barnard.edu)

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Historic preservation “sustains” the city in the most superficial sense – it keeps elements of the existing built environment in place. But preservationists also argue that “the greenest building is the one that is already built” and historic buildings are potentially affordable for the same reason, raising the possibility that preservation is key to urban sustainability strategies. Unfortunately, there is a widespread assumption that historic district designation causes gentrification, undermining socioeconomic sustainability if it displaces longtime residents. How should we resolve these conflicting perspectives? Existing data on property price premiums associated with historic designation are mixed and unclear on causality, but data on the demographics of neighborhood change potentially reveal aspects of gentrification that price data misses. Accordingly, I use GIS to match historic districts with Census data to examine neighborhood change in Baltimore. Baltimore is almost unique in the extent of the information it provides about historic districts and the designation process, marking it as a rare opportunity to do careful analysis. Baltimore also experienced a radical decline in population, followed by a more recent revitalization, making it an excellent laboratory for questions about the adaptive reuse of old urban fabric and the risks of neighborhood change. My data will indicate how historic preservation should be understood in relation to urban revitalization and sustainability at least in “legacy cities” like Baltimore. It will also indicate contrasts between the Baltimore case and the use of historic district designation in cities with more competitive real estate markets, a process I understand as “fortification,” protecting the attainments of gentrifiers from developers and lower-income populations alike. Finally, my findings will complicate standard assumptions about the causality and direction of the relationship between preservation and neighborhood change.

#### **FR8.05.04 Global urban factors and their impact on the conservation of World Heritage Cities: An indicators-based analysis of international monitoring tools**

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This paper contributes to the current debate on the inclusion of cultural heritage issues into sustainable development within the urban context. The research analyses a list of urban development common indicators (UDCI), addressing urban management and competitiveness, within monitoring tools the

conservation of World Heritage Cities (WHC). This paper uses a methodology that integrates quantitative and qualitative data analysis and allows for a systematic classification of common urban issues in terms of their relation with Cultural Heritage management that need to be globally addressed. Results reveal global trends on: 1. the most common factors affecting positively and negatively the conservation of WHC and 2. correlations between management practices and a wider urban development context. Based on these observations, the paper discusses two main limitations of SoC reports to monitor the urban development: 1. the narrow definition of what constitutes a WHC and 2. the lack of consensus on the terminology used in cultural heritage management and urban development fields, which leaves room to subjectivity. This research demonstrates the need to re-frame the conservation field into the broader practices of urban management and development.