

ICOMOS

INTERNATIONAL COUNCIL ON MONUMENTS AND SITES
CONSEIL INTERNATIONAL DES MONUMENTS ET DES SITES
CONSEJO INTERNACIONAL DE MONUMENTOS Y SITIOS
МЕЖДУНАРОДНЫЙ СОВЕТ ПО ВОПРОСАМ ПАМЯТНИКОВ И ДОСТОПРИМЕЧАТЕЛЬНЫХ МЕСТ

Our Ref. GB/AS/1550

Charenton-le-Pont, 13 October 2016

H. E. Mrs Hanna Simon
Permanent Delegation of Eritrea to
UNESCO
Ambassade de l'Erythrée
1, rue de Staël
75015 Paris

World Heritage List 2017
Asmara: Africa's Modernist City (Eritrea)

Dear Madam,

ICOMOS is currently assessing the nomination of "Asmara: Africa's Modernist City" as World Heritage Site, and an ICOMOS evaluation mission will be visiting the property to consider matters related to protection, management and conservation, as well as issues related to integrity and authenticity.

In order to help with our overall evaluation process, we would be grateful to receive information to augment what has already been submitted in the nomination dossier.

Therefore, we would be pleased if the State Party could consider the following points and kindly provide additional information:

Criterion (ii)

Could the State Party further illustrate how the interchange of human values is expressed by the nominated property and its attributes, e.g. in terms of urban layout and organisation, architectural languages and forms, building techniques and materials, working forces, construction skills, etc.?

At present, this interchange is only suggested but not adequately supported by the description of the nominated property or by how it has been planned, constructed or evolved.

Boundaries

The nomination dossier does not explain with enough details which is the rationale for the delineation of the boundaries of the nominated property and of the buffer zone. It seems that only a short list at p. 31 mentions what is included (the evolving urban plan, the modernist architecture and the African context) and a brief description at p. 32 deals with the boundary issue.

Could the State Party further explain the rationale for delineating the boundaries of the nominated property and of the buffer zone in relation both to the overall concept of the nomination – that is to say the congruence/ consistency between what is being nominated and the reasons underlying the proposed OUV – and to the physical integrity and density of relevant attributes of the nominated property?

Could the State Party provide detailed information on how the buffer zone has been defined?

Protection and Management plan

The nomination dossier mentions different legal instruments (table at p. 378).

Could the State Party clarify how these instruments altogether provide protection to the nominated property, what is in force, what has expired and what has not been enforced yet?

In particular, the legislation for heritage protection appears to be recent (September 2015). It would be therefore important to understand whether the nominated property enjoys already legal protection under this Act or not.

In the latter case, could the State Party provide detailed information on the legal protection currently in place for the nominated property and specify if the nominated property is entirely covered by a decree?

Could the State Party explain if specific neighbourhoods are protected but not the entirety of the nominated city? If none of these applies, could the State Party explain if Asmara urban layout and built heritage are currently protected by legal means and how?

Could the State Party explain which form of protection is in place for the buffer zone and how and through which measures the buffer zone is going to grant the additional layer of protection to the nominated property?

The Integrated management plan mentions 'concerned departments and authorities' but could the State Party specify whether the system is in place and which are the administrative processes/procedures that would ensure that no negative impacts derive from activities within the buffer zone? Regarding the concept of an additional protected zone, could the State Party provide explanations on whether regulating measures are in place and how they should be implemented to ensure that this additional 'buffer' performs its function effectively?

Apart from legal protection, could the State Party explain how the different levels of planning instruments and regulations mentioned in the nomination dossier integrate each other in order to ensure the Asmara's heritage values and the proposed Outstanding Universal Value and Asmara urban landscape are protected and transmitted to the future?

The nomination dossier mentions different plans and an Integrated Management Plan (IMP – 2016). Could the State Party detail whether the plan has been completed, approved and enforced or, if not, by when it will enter into force?

Additionally, could the State Party clearly explain how the IMP relates to any existing planning instruments already in place for the nominated property and for the buffer zone, as well as what is the legal basis for the IMP, that is to say, whether there is any law, decree, regulations or other legal means that makes mandatory the implementation of the IMP?

Could the State Party explain if the management system/ institutional framework created a new body or identified an existing one and appropriate administrative instrument to ensure that any planning provisions or project development do not have an adverse impact on the proposed OUV, integrity and authenticity of the nominated property?

The nomination dossier mentions (p. 381) that an institutional framework/ 'focal organ' needs to be created for the overall management of the property. It also describes the different bodies with responsibilities at different levels and for different tasks within the city of Asmara.

Could the State Party explain whether a final decision has been taken with regard to the managing body of the nominated property, which is its mandate and means to perform its functions, and how it will interact with other relevant agencies, administrations and bodies responsible for different tasks?

Historic Urban Landscape

Could the State Party provide additional information on how the HUL concept – which is to be understood as an approach rather than a property category - is being incorporated into the overall planning system for Asmara beyond the boundaries of the nominated property and of its buffer zone,

in order to ensure that the proposed OUV and its attributes are not negatively impacted upon by activities or developments that may take place outside the nominated property and its buffer zone?

We look forward to your responses to these points, which will be of great help in our evaluation process.

We would be grateful if you could provide ICOMOS and the World Heritage Centre with the above information by **Monday 14 November 2016 at the latest**, and we thank you in advance for your kind cooperation.

Yours faithfully,



Gwenaëlle Bourdin
Director
ICOMOS Evaluation Unit

Copy to Eritrea – National Commission for UNESCO
UNESCO World Heritage Centre

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Asmara
Ref. 14/11/2016
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Director
ICOMOS Evaluation Unit
94220 Charenton le Pont
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France

Subject: Asmara: Africa's Modernist City for World Heritage List 2017

Dear Madam,

We would thank for your letter dated on 13th October 2016, with reference no. GB/AS/1550 in which you requested for additional information on Asmara: Africa's Modernist City nomination for World Heritage List in 2017.

Let me confirm that the state of Eritrea through the Central Region Administration guarantees and take all the necessary steps to ensure that the adequate management plan for Asmara: Africa's Modernist City according to the 2015 proclamation on the Cultural and Natural Heritage. This would be achieved in collaboration with the Ministry of Education and Commission Culture and Sports.

Furthermore, the Integrated Management was endorsed in September 2016. The Central Region Administration expresses its commitment and support to the implementation of the Integrated Management Plan (2016).

The Central Region Administration has been preparing the urban conservation master plan, the planning norms and regulation since 2014 in order to safeguard and valorise the rich urban and architectural Heritage of Asmara. The completion of these two documents in 2017 will provide additional management tool to the nominated property.

We are pleased to inform you that we are sending the supplementary information attached with this letter.

Please don't hesitate to contact us if you may require additional information.

Sincerely yours,

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አማሕዳሪ ሰባ ማእከል
M. General Romodan Osman
Governor of Zoba Maakel

Annex: Additional Information request by ICOMOS

CRITERIA II

Criteria ii – to exhibit an important interchange of human values, over a span of time or within a cultural area of the world, on developments in architecture or technology, monumental arts, town-planning or landscape design.

Could the State Party further illustrate how the interchange of human values is expressed by the nominated property and its attributes, e.g. in terms of urban layout and organisation, architectural languages and forms. Building techniques and materials, working forces, construction skills, etc.? At present the interchange is only suggested but not adequately supported by the description of the nominated property or by how it has been planned, constructed or evolved.

There are two ways in which this nomination exhibits an important interchange of human values on developments in architecture and town-planning. The first is concerned with the city's original planning and its subsequent modernist architecture in the early twentieth century. The second is concerned with Eritrea's response to the physical legacies of this interchange of values as urban heritage in the early twenty-first century. Both are discussed in the nomination dossier, but explained further here.

1. The foundation of the modern city of Asmara, as occurred in many early modern cities, coincided with the establishment of urban planning as a distinct profession around the turn of the century. The profession's development that corresponded with the proliferation of new cities and extensions of existing cities at the end of the nineteenth century in response to rapid urbanization and industrialisation is evidenced in the bibliographic record of publications associated with urban planning from the 1870s to 1910s. These include: *Stadterweiterungen in technischer, baupolizeilicher und Wirtschaftlicher Beziehung (Town extensions: their links with technical and economic concerns and with building regulations)* (Reinhard Baumeister 1876); *Der Städtebau nach seinen künstlerischen Grundsätzen (City Planning According to Artistic Principles)* (Camillo Sitte, 1889); *City Planning* (Josef Stübben, 1890); *To-Morrow: A Peaceful Path to Real Reform* (Ebenezer Howard, 1898); *The Improvement of Towns and Cities* (Charles Mulford Robinson, 1901); *Garden Cities of To-morrow* (Ebenezer Howard, 1902); *Modern Civic Art, or The City Made Beautiful* (Charles Mulford Robinson, 1904); *Town Planning: Past, Present and Possible* (Henry Inigo Triggs, 1909); *Town Planning in Practice* (Robert Unwin, 1909); and *Civic Art* (Thomas Mawson, 1911).

Asmara's urban planning, which has retained its integrity since its inception, is testimony to the significant interchange of human values through town planning at this critical juncture in human development, when industrialisation initiated the process that by the end of the century resulted in the urbanization of the species. Asmara's plan exhibits in a whole scheme many of the different approaches to urban planning during this early period, combining grid, radial, monumental and picturesque road networks, urban zoning, and industrial infrastructure and technological innovations such as the road and railway (which both climb 2,500m in 110km) and the world's longest cable-

car, as well as responses to the African context, including racial segregation and abundant cheap labour (see *Nomination Dossier* pp.37-47). Oral testimonies, scientific research and photographic archives provide unequivocal evidence of the essential role tens of thousands of Eritreans played in the development of infrastructure and technological innovations that were vital to Asmara and to Italy's wider imperial ambitions. Exposure to technological innovations and the acquisition of associated skills and expertise during this period had a lasting impact on the Eritrean workforce which, in subsequent decades and despite its relatively small size, played a vital role in the industrial, construction and transport sectors in Federal Ethiopia.

Asmara's architecture, which, like the city's planning, has also retained its integrity since its construction, also bears witness to the significant interchange of human values through modernist and monumental architecture at a critical point in architectural and human history. The 1920s and 1930s were the decades in which architectural modernism flourished in Europe. As with urban planning in the preceding decades, the 1920s and 1930s witnessed a proliferation of modernist architectural treatises and manifestoes. The theory and practice of modernism were swiftly exported overseas. Colonialism was an efficient channel for this mode of exportation, giving rise to a range of architectural encounters that had a transformative effect both in the colonies and in the homeland.

The economic, political and practical conditions in Asmara provided a unique setting in which Italy's modernist architects could realize their personal and professional dreams. Asmara can therefore be seen as a modernist architectural laboratory, where Rationalism (the distinctly Italian dialect within modernism's international language) was articulated in varied tones. There exists in Asmara a wider range of architectural language than in many other modernist cities, whether Italian or otherwise, where architectural uniformity was an important ingredient of the modernist objective (e.g. Tel Aviv's Bauhaus-inspired White City or Sabaudia's politically motivated Rationalist monumentalize). Asmara's greater architectural variety is evident in the range of different building types, functions, techniques and materials, exemplified in two buildings and in the technical and visual impact of traditional local building techniques and materials:

1. St. Mary's Orthodox Cathedral
2. Fiat Tagliero service station
3. The use of local stone (basalt)

Constructed at the height of fascism, St Mary's Orthodox Cathedral (see *Nomination Dossier* pp.240-245) is a unique example of the combination of Rationalism and African vernacular architecture and symbolises the interchange of other human characteristics and values, such as politics and religion and science and spiritualism. Although extraordinary, the blending of opposing architectural, political, social and religious values in a single building was permissible because of its African setting, far removed from the political centre of Rome. St Mary's Orthodox Cathedral, although unique, is therefore symptomatic of Asmara's wider experience. Mussolini might have intended Asmara to be the capital of new Roman Empire in Africa, but it was in reality a long way from the political extremism in Europe that inhibited artists and architects and therefore became a place of relative creative freedom in which architects were less constrained by political, economic or social exigencies.

This creative freedom is manifest in Asmara's most famous structure, the Fiat Tagliero service station, an exemplar of the interchange of human values in modernist architecture. In 1909, Filippo Tommaso Marinetti, published *The Futurist Manifesto*, one of the most important texts in the formation of modernist theory. Futurism eulogised 'modern capitals ... the nocturnal vibration of workshops ... gluttonous railway stations ... factories ... bridges ... great-breasted locomotives ... and the gliding flight of aeroplanes whose propeller sounds like the flapping of a flag and the applause of enthusiastic crowds,' all of which were facets of modernity that could be found in Eritrea. Although conventional architectural history claims Futurism's expression occurred principally on paper with fantastical schemes such as those by Antonio Sant'Elia, in the comparatively remote setting of Italy's Eritrean colony, Futurism did find expression in the bold and brilliant aeroplane form of Fiat's Tagliero service station with its 30m cantilevered wings. The fact that the Futurists later fell out of favour with the fascist regime makes this African example all the more significant.

In 1912, Marinetti witnessed Italy's invasion of Libya and two years later was briefly imprisoned with fellow pro-war activist Benito Mussolini, whom he joined as a fascist electoral candidate for Milan in 1919. In 1935 Marinetti returned to Africa to witness Italy's conquest of Ethiopia, when the Italian air force launched devastating chemical attacks on Ethiopian villages. The nightmarish vision of modern flying machines delivering death from the skies was a futurist's dream – the perfect marriage of modernity and war, inseparable bedfellows and defining experiences of the twentieth century. Three years later, Tagliero was erected on the major junction of the main road leading from Asmara to Ethiopia. Today it stands as a monument to its age and a rare – perhaps unique – example of architectural Futurism and the questionable values originally espoused by a small group of artists who came to have a disproportionately significant influence not only on the modern movement, but on the entire world throughout the twentieth century.

Finally, with a scarcity of resources, even during Asmara's major boom from 1935-1940, the Italians had to rely on local building materials and construction techniques, even for modernist buildings whose smooth and angular plastered exterior cleanly painted belies the comparatively elementary materials beneath. The ubiquity of local basalt (see *Nomination Dossier* pp.261-262) as a primary building material can be seen in virtually all of Asmara's buildings, whether modernist or otherwise. Basalt's hardness and impermeability makes it an ideal building material, especially for foundations and lower courses, where it is widely used and often visible (either deliberately or where plaster has blown) throughout Asmara (for a selection of visible examples, see *Nomination Dossier*: Bristol Pension (p.75); Ministry of Education (pp.78-79); Piazza Roma fountain (p.141); President's Office (p.143); Capitol Cinema (pp.166-167); Maryam Gmbi (p.179); Fiat Workshops (p.181); villas (p.187); San Francesco Church (pp.192-193); Spinelli Store (p.195); former Alfa Romeo workshops (pp.196-197); Office of Finance Police (p.209); Regional Government Offices (p.210); apartments (p.211); Medeber Market (pp.234-235); St Mary's Orthodox Cathedral and Dege Selam (pp.240-245); and Cinema Hamasien (pp.246-247). The ubiquity of basalt as a building material in Asmara's modern buildings creates a distinguishing feature of modernism in Asmara that, due to its local context, cannot be found anywhere else. Buildings are generally low-rise and plastered, though in many instances this basalt is left exposed and even celebrated in its patterned arrangement. Where it is concealed, a band of raised plaster at ground level provides evidence of the thick layer of load-bearing basalt beneath.

2. The second way in which this nomination exhibits an important interchange of human values on developments in architecture and town-planning is evidenced in Eritrea's response to the physical legacies of its colonial heritage and the human values they embodied. For more than a decade, the Municipality of Asmara has imposed a moratorium on new construction in the historic centre of Asmara. The rationale behind this controversial decision is to safeguard the unique character of Asmara and the social context it harboured, which many felt was being eroded in the immediate aftermath of liberation in 1991, when several large buildings were constructed that were deemed detrimental to the city's existing urban form, grain, scale and social functions. The question was brought sharply into focus in the mid-1990s when a series of high-rise glass-clad towers designed by a foreign architectural practice were proposed in the heart of the city. The construction of these towers would have not only transformed the character of Asmara's centre, but also required the destruction of a former prison. Those leading the opposition were former inmates of the prison who did not wish to see their history – however uncomfortable – eradicated. This significant event resonated with a growing public sentiment for protecting Asmara's exceptional urban qualities and subsequently led to a series of major projects supported by international agencies designed to safeguard and rehabilitate Asmara's cultural heritage. In short, Eritrea's measured and judicious response to the physical legacies of its colonial past not only seeks to conserve the qualities of its capital, but also exhibits an important interchange of human values in how communities all over the world engage with their historic urban environments in the twenty-first century irrespective of their origins.

Far from being an attempt to freeze the city in perpetuity, the Municipality of Asmara's decision was a temporary measure to allow the relevant authorities to undertake the necessary research and implement the necessary policies (Building Regulations, Conservation Master Plans, heritage laws, etc) that would allow to the city to develop while safeguarding its exceptional tangible and intangible characteristics exemplified by its distinctive urbanism based on human scale. This decision is the culmination of a century-long process that for Eritrea began with the inception and planning of their future capital that was later furnished with modernist and which socially and physically excluded Eritreans, and ended with the attainment of national independence and complete assimilation by Eritreans. Throughout that period, Asmara experienced five distinct political circumstances (Italian colonial, Fascist, British, Ethiopian (Imperial), Ethiopian Communist under three different regimes (Italian, British, Ethiopian). This experience is critical to Eritrea's response to their capital's urban and architectural heritage for which it is seeking international recognition and by any measure should not be taken for granted. In many countries where independence followed directly from colonialism, the urban and architectural legacies were physical and painful everyday reminders of the often odious values of a former regime and consequently neglected, altered or destroyed. All of Italy's other former African colonies attest to this experience. The integrity of Italy's urban planning or architectural interventions in Libya, Somalia and Ethiopia cannot compare with Asmara or elsewhere in Eritrea. Eritrea's response to the physical components of its colonial past is testament to a profound shift in human values throughout the century of modernity. Despite being conceived and developed under colonisation and fascism and largely neglected throughout the periods of occupation by the British and by an African neighbor, Eritrea has sought to protect the qualities inherent in Asmara's human scale that has been embraced and assimilated by Eritrean cultural values, which have revived the city as the capital of

an independent state. Asmara is not a museum, but a living city and the interchange of human values for which the city seeks recognition are just as much an essential part of history as they are a vital part of the city's present and future.

BOUNDARIES

The nomination dossier does not explain with enough details which is the rationale for the delineation of the boundaries of the nominated property and of the buffer zone. It seems that only a short list at p. 31 mentions what is included (the evolving urban plan, the modernist architecture and the African context) and a brief description at p. 32 deals with the boundary issue.

Could the State Party further explain the rationale for delineating the boundaries of the nominated property and of the buffer zone in relation both to the overall concept of the nomination – that is to say the congruence/ consistency between what is being nominated and the reasons underlying the proposed OUV – and to the physical integrity and density of relevant attributes of the nominated property? Could the State Party provide detailed information on how the buffer zone has been defined?

The Nominated Property: Firstly, the rationale behind the boundary delineation of the nominated property is the incorporation of the urban layout that had evolved through successive stages of urban planning with an accurate representation of its urban fabric and structures. This comprises the first major master plan designed by Oduardo Cavagnari in 1913 and subsequent adaptations and extensions culminating in the 1938 urban plan by Vittorio Cafiero. The defining principle guiding the Nominated Site's boundary is therefore the realized elements of successive urban plans up to 1938.

Secondly, the boundary contains the prominent historic buildings with varied architectural forms and styles of modernism that had been constructed throughout the same period, particularly from 1935-1941. Most of the architecturally significant buildings constructed during this period lie within nominated property's boundary and conform to the building bylaws implemented in 1938. They therefore following the strict application of these bylaws and most are less than four-storeys high. Collectively, these buildings form the comparatively low-rise skyline that characterizes Asmara's urban environment and in turn reflects and respects the visual integrity of the cityscape. Asmara's modernist buildings were planned and built to adapt to the topography of the natural landscape, which had been ingeniously incorporated into the urban plan by Cavagnari. This remarkable visual integrity provides an architecturally aesthetic appeal to the inhabitants and visitors alike.

Thirdly, as regard to the rationale behind the extent of the nominated property's boundary limits; to the north, it passes through the Mai Bella Avenue alongside the industrial premises of Royale Automobile Club of Italy (RACI) and Soap Factory (see Nomination Dossier pp.169-171) that had been built in 1937, in which the design of the building had been influenced by the Rationalist architectural style. The boundary continues in an easterly direction towards Afabet Road which

begins at the shops and apartment building (constructed in 1942) that has a rounded façade that adapts to the spatial configuration of the site. From here, the boundary extends to the indigenous quarter of Abbashawel, or former ‘native quarter’, where the local Eritrean community and the city’s labour force lived. The inclusion of Abba shawel is based on the indivisibility of modernist city and native ‘other’. The latter was a consequence of the former and both were mutually dependent and equal products of Asmara’s encounter with modernity.

The inclusion of the former ‘native quarter’ of Abbashawel is based on the indivisibility of modernist city and native ‘other’. The latter was a consequence of the former and both were mutually dependent and equal products of Asmara’s encounter with modernity.

To the east, the boundary includes the Railway Station (constructed in 1911), which – combined with the adjacent main road – serves as the gateway to Asmara for travelers arriving from the port city of Massawa, as well as the main supply route of imported materials and goods used to construct the city.

To the south east, the boundary includes the neighborhood of Gheza Banda, which was envisioned by Cavagnari as a large grid diagonally affixed to the city centre in his 1938 plan. Gheza Banda was a residential area of low paid and semi-skilled Italian workers who participated during the construction of the city, but it was not fully implemented until after the Second World War, with some plots remaining unoccupied for decades. This incompleteness accounts for the boundary’s irregular course through this grid layout, which has been carefully selected on the basis of the boundary’s principal rationale - the realized elements of urban plans up to 1938.

To the south, the boundary encompasses Denden Camp and San Francesco Church, which was constructed in 1938 in a Romanesque style and formed the centerpiece of a new suburb.

The line of the boundary follows the limits of these suburban extensions to the western limits of the city, where it encircles the Eritrean and Italian Cemeteries wherein many of the city’s planners, architects, and engineers, including Cavagnari, were buried.

The delineation of a boundary around a historic city is always going to be contentious and open to debate. The delineation of the current boundary is an adaptation of a previously defined Historic Perimeter by a former project, the World Bank-funded Cultural Assets Rehabilitation Project (CARP) (see *Nomination Dossier* p.378). The defining principle guiding the Nominated Site’s boundary is the realized elements of the 1938 urban plan by Vittorio Cafiero. This plan defines the extent of the modernist planning of Asmara during the period. Not all of it was fully realized at the time, as in the suburb of Gheza Banda and outlying areas designated for Eritreans, which make the delineation of some parts of the boundary appear disputable. In all cases, the principle remains paramount: the combination of modernist architecture and modern planning.

In conclusion, the boundary of the nominated property comprises the physical limits of the urban environment from which the city obtains its unique urban identity and human scale. This urban context was largely defined by the end of the 1930s, though it had evolved through successive stages of urban planning since the early 1900s that had successfully combined grid, radial,

monumental and curvilinear street patterns that both exploited and responded to the natural landscape and provided the setting for sensitively planned and designed modern architecture that in turn responded to the spatial conditions of site, streetscape and urban context.

Buffer Zone: The boundary of the buffer zone surrounds the nominated property and follows various physical as well as natural features. Mostly, it includes buildings constructed during the successive Ethiopian Administrations and which are predominantly residential as well as commercial villas and apartments. The construction of buildings within the limits of buffer zone are generally not subject to any special approval procedures but they are subject to regulations indicated in the respective urban master plans and to the norms and bylaws of the 1938 regulation that comply to the standards applicable to the nominated property.

In cases where buildings and planning projects that may potentially have a negative impact on the nominated property due to their particular form and configuration or the nature of built structures or urban planning contexts, such projects must be reviewed on a case-by-case basis, and where relevant will require special consent for approval from the concerned departments and authorities with responsibility for the protection of World Heritage asset at a national level. For further information see annex volume 2, page 50-56.

PROTECTION AND MANAGEMENT PLAN

The nomination dossier mentions different legal instruments (table at p. 378). Could the State Party clarify how these instruments altogether provide protection to the nominated property, what is in force, what has expired and what has not been enforced yet? In particular, the legislation for heritage protection appears to be recent (September 2015). It would be therefore important to understand whether the nominated property enjoys already legal protection under this Act or not.

The legal instruments relevant to the application for inscription of Asmara are all contained in Annex Volume 2 of the Nomination Dossier. They are:

- Cultural and Natural Heritage Proclamation (CNHP) of 2015 (p.231)
- The 1938 Asmara Building Regulation (p.791, 833)
- Outline Urban Planning Regulation (OUPR) of 2005 (p.558)
- Draft Asmara Planning Norms and Regulations of 2015 (p.418)

Over and above these, there are:

- The 1914 Eritrea Building Regulation
- The Asmara Municipality moratorium of 2001 suspending the building of high-rise buildings in Asmara
- The Interim Building Regulation of 2003 and
- The Strategic Urban Development Plan (SUDP) of 2006

Which legal instruments are in force and at which level?

All but the Draft Asmara Planning Norms and Regulations of 2015 and the Interim Building Regulation of 2003 are in enforced. Whereas the CNHP, the 1914 Eritrea Building Regulation, the

OUPR and the SUDP have been implemented at the national level, the rest were designed for and are implemented specifically in and for Asmara.

With regards to the legal instruments specific to Asmara, the most notable legal instrument is the 1938 Asmara Building Regulation, which is still in force. It is a comprehensive regulation (see annex of its table of contents) that was issued around the time when Asmara was undergoing rapid development as a modern capital (1935-1941). It constituted the building commission (now the building committee at the Municipality of Asmara) and dealt with the issue of permits, siting of buildings, internal constructions, interiors of buildings, stability of construction, fire prevention, special matters (such as drinking water, fences, kiosks, antennae, canopies, signs, demolition of buildings, etc), supervision of works and penalties. This regulation is still in force and the Municipality of Asmara and the Central Region Administration are the prime implementers and enforcers of this regulation. As this regulation applies to the entire city, it gives legal protection to the nominated area and the areas beyond it comprising the boundary of the city of Asmara.

Moreover, the 2001 moratorium imposed the construction of high-rise buildings by the city administration and applies to the nominated area. Legal support to issue the moratorium was obtained from Proclamation 86/1996 which constituted the regional, sub-regional and city/village level administration structures for the country and which details the powers and responsibilities to the respective administrators of these structures.

The aforementioned Asmara-specific legal instruments in force are implemented in conjunction with the four nationally-applicable legal instruments (the 1914 Building Regulation, the CNHP, OUPR and SUDP). Whereas the implementation of the CNHP is yet to take shape, the other three are in force. Particularly, the OUPR of 2005 and the SUDP of 2006 issued by the Ministry of Public Works have the additional benefit of taking into consideration matters that the 1938 Asmara Building Regulation did not sufficiently cover (structural, electrical, water and sanitary installation, fire and safety, as well as technological installation).

Drafts towards official enactment: Furthermore, the Central Region Administration (Municipality of Asmara) has now finalized the drafting process of the Asmara Planning Norms and Regulations of 2015 and the Interim Building Regulation of 2003 which will, without disturbing the essence of the 1938 regulation) update it to maintain Asmara's rich urban heritage values for the coming generations.

Whether there are specific neighborhoods are protected: The way the Nomination Dossier has been designed, the way the nominated area has been divided into fourteen areas, and the manner of the enforcement of the aforementioned legal instruments composes a comprehensive protection of the entire nominated area. Presently there is no plan to protect specific neighborhoods. However, with the steady implementation of the CNHP, there is enough room for the implementing authorities (via Article 25 of the CNHP) to declare a specific area (in Asmara or elsewhere in the country) a Protected Site and develop plans for its preservation, conservation or protection.

Could the State Party explain which form of protection is in place for the buffer zone and how and through which measures the buffer zone is going to grant the additional layer of

protection to the nominated property?

The buffer zone surrounds the nominated property and follows various physical and natural features. The buffer zone contains areas of the city that developed following Italian colonization, consolidated at the same time as the colonial city on the basis of the directives of the subsequent Master Plans. The buffer zone shall be subject to the rules and regulations provided by the Urban Conservation Master Plan, indicating volumetric limits and heights to avoid any negative visual impact on the nominated property and will provide additional layer of protection measures. Furthermore, the existing planning documents (the SUDP and the OUPR) provide strategic orientation of urban development activities as well as protection and control in terms of height, compatibility in function and volumetric limits to the buffer zone. For further information see annex volume 2, page 508-558.

The Integrated management plan mentions 'concerned departments and authorities' but could the State Party specify whether the system is in place and which are the administrative processes/ procedures that would ensure that no negative impacts derive from activities within the buffer zone? Regarding the concept of an additional protected zone, could the State Party provide explanations on whether regulating measures are in place and how they should be implemented to ensure that this additional 'buffer' performs its function effectively?

The Central Region Administration is the principal organization for the implementation of the Integrated Management Plan through its various departments. The Ministry of Public Works is responsible for urban and construction development at a national level, providing policy and guidelines for Eritrea's six regional administrations. The National Commission for UNESCO is under the auspices of the Ministry of Education. The Cultural and Natural Heritage Proclamation was therefore enacted by the Ministry of Education. The Commission for Culture and Sports is responsible for all cultural and sports sector development. All the above mentioned authorities are national institutions that provide policies, guidelines and supervision and they collaborate with the Central Region Administration and involve to some extent in the implementation of the Integrated Management Plan.

The Central Region Administration is in charge of all preservation activities within its jurisdiction (see annex the organizational structure in the *Integrated Management Plan* (2016)). Under the Central Region Administration, the Department of Public Works Development (DPWD) is one of the key departments dealing with urban development, infrastructure, maintenance of road networks and pedestrian areas, issuing building permits for new and old buildings, supervision of construction works for the entire city and technical archival documentation.

To implement its duties the DPWD has three divisions:

- Building and Supervision Division
- Roads and Maintenance Division, and
- Urban Planning Division.

These three divisions have their own defined roles and responsibilities. The Building and

Supervision Division is responsible for building design and permits, issuing various construction permits including occupation permits; monitoring and supervising construction work and compliance with building regulations. The Roads and Maintenance Division is responsible for maintenance of existing and new road works; traffic management; installation of traffic signage and street lighting. The Urban Planning Division is in charge of developing regional and city wide urban development strategies and the implementation programme; collecting and analyzing relevant data on planning, socio-economics, and demographics, that are essential for urban development planning; surveying and mapping works, and the collection and compilation of data on historical buildings.

The DPWD is a well-established planning and technical department and equipped with a diversity of professionals including architects, engineers, urban planners and other experts specializing in the built environment. Within the DPWD there are a range of different teams with specialist skills and focuses, including urban planning, conservation, archiving, surveying, cartography, and inspection. The department is responsible for urban development activities, building construction for new and old buildings, infrastructure provision at regional and city level. The scope of the mandate of this department is beyond the nominated property, buffer and protected zone. The newly established agency 'Asmara Heritage Project' (AHP) is responsible for the preparation of the Nomination Dossier for inscription on the World Heritage List, the Integrated Management Plan (IMP) and Conservation Master Plan (see Annex the organizational structure in the IMP). The IMP also proposes to expand the mandate of AHP in supervising and monitoring the nominated property.

Apart from legal protection, could the State Party explain how the different levels of planning instruments and regulations mentioned in the nomination dossier integrate each other in order to ensure the Asmara's heritage values and the proposed Outstanding Universal Value and Asmara urban landscape are protected and transmitted to the future?

As mentioned in the Nomination Dossier and the Integrated Management Plan (IMP), there are different levels of planning instrument to protect the Outstanding Universal Value of the nominated property. The Strategic Urban Development Plan (SUDP, 2006) objectives are to define the future expansion trends of the Greater Asmara Area (GAA) over a 20 years horizon (2005-2025), define strategies for controlling spontaneous expansion of the city and surrounding areas, define new city centers, industrial, commercial, administrative areas and identify areas suitable for the construction of dwelling houses and define strategies for preserving the historic character of the city. The SUDP offers multi-sector strategies, a vision of Asmara by 2025, and the implementation arrangements in terms of institutional and financial consideration.

The Outline Urban Planning Regulation (OUPR) is the principal tool associated with SUDP application. The purpose of the OUPR is to control land use and building conditions in the GAA. The regulation applies to all actors: public and private. It applies to the GAA territory, which is divided into zones, with different land use requirements and building regulations for each of these zones. The OUPR subdivided the historic perimeter into four subzones:

- City Centre
- Commercial district
- Medeber and
- Residential Administrative sub zones

The OUPR has provided adequate protection planning regulation to conserve the main characteristics of urban space: building height, setback, built up area, land uses and character of the site. The specific bylaws outlined in the OUPR regarding the nominated property (Historic Perimeter) are in Annex 2 of the *Nomination Dossier* pp.578-590.

“Planning Initiative for the Historic Perimeter of Asmara” was prepared in 2003. This planning document had been prepared exclusively to preserve and conserve the historic perimeter of Asmara and provides guidelines for conservation measures: preserve the existing historic character, the layout of building, the volume, scale, materials and colors of building, which must be in harmony with the adjacent built environment. Buildings are categorized according to their degree of intervention.

Although the 1938 Asmara Building Regulation (Regolamento Edlizio) is old, there are still key elements that are applicable to the nominated property, for example, limiting the height of buildings, setbacks, construction materials, internal and external space, balconies, fixtures, decoration, etc. Since independence this regulation as transitional instrument has been considered valid by the city administration and used as background material for any decision inside the nominated property.

Asmara Planning Norms and Technical Regulation (2015) is a tool for the implementation of the general detailed Conservation Master Plan for the nominated property. This regulation is still under development and expected to be finalized by 2017. The objective of the Asmara Planning Norms and Technical Regulation is to regulate the conservation and valorisation of the nominated property. These have been developed to protect, conserve and safeguard the nominated property, buffer and protected zone. The management process will be guided by the established managing authority, guaranteeing informed participation of the citizens in the decision making process. The Asmara Planning Norms and Technical Regulation has been developed in harmony with the Cultural and Natural Heritage Legislation specifically to serve as planning tools for the nominated site.

The Strategic Urban Development Plan (SUDP) and Outline Urban Planning Regulation (OUP) are planning instrument which guide urban, housing and infrastructure development at the city level and the surrounding territory. These key planning documents of the city recognized the urban heritage qualities and provision made for protection measures to historical buildings and urban space. The SUDP and OUPR used the *1938 Building Regulation* and the “*Planning Initiative for the Historic Perimeter of Asmara, 2003*” as background materials. Therefore, these planning instruments and regulations have been maintained and granted the authenticity and integrity of the nominated property until now. With the new Asmara Planning Norms and Technical Regulation (2017) put in effect by next year, it will enforce and improve governance of the nominated property. Moreover, the IMP offers the framework for the proper management of the Outstanding Universal Value of the site and ensures they are conserved, valorized and transferred to future generations.

The nomination dossier mentions different plans and an Integrated Management Plan (IMP - 2016). Could the State Party detail whether the plan has been completed, approved and enforced or, if not, by when it will enter into force?

The Integrated Management Plan (IMP, 2016-2021) for Asmara: Africa’s Modernist City has been prepared by involving various stakeholders and was completed in January 2016. The aim of IMP is to promote the sustainable management of the nominated site so that the OUV, and the integrity and

the authenticity are conserved over time and transferred to future generation. The IMP has been endorsed by the concerned institutions: Ministry of Education, Commission of Culture and Sports and the Central Region Administration **in September 2016**.

Additionally, could the State Party clearly explain how the IMP relates to any existing planning instruments already in place for the nominated property and for the buffer zone, as well as what is the legal basis for the IMP, that is to say, whether there is any law, decree, regulations or other legal means that makes mandatory the implementation of the IMP?

Eritrea has a strong tradition of town planning compared to other African countries. Most of cities and towns have master plans to guide urban and infrastructure development. In our Nomination Dossier and Management Plan, we have explained extensively the various master plans produced and their contribution to create and protect Asmara's unique urban landscape. We described the various urban plans, planning and building regulations that have been prepared at various points in time and are presented in the IMP document chronologically. For further information see Annex Vol.1, pp.28-42.

The IMP has been prepared based on an integrated approach, taking into account existing policies, strategies and planning instruments related to urban heritage conservation and management. The main strategies envisaged for the effective implementation of the IMP is the need for the Conservation Master Plan, Asmara Planning Norms and Technical Regulation to protect and conserve and manage the OUVs of the nominated property. The IMP key priority areas are:

1. The integrated conservation plan;
2. Maintenance of historic Buildings;
3. Infrastructures and services rehabilitation and recovery;
4. Mobility and traffic;
5. Socio-economic development pressure;
6. Tourism and visitor management;
7. Protected areas (zones);
8. Risk preparedness and disaster mitigation;
9. Institutional capacity;
10. Financial resources.

The Asmara Heritage Project (AHP) has been working to prepare the Conservation Master Plan, Asmara Planning Norms and Technical Regulation since 2014 (see Annex Vol. 1, pp.392-418). These two documents are under preparation and it planned to be finalized in March-June, 2017. The completion of these two planning instruments will provide a framework and additional legal basis for conserving the urban and architectural heritage of the nominated property, and the buffer and protected zones.

In addition, the Cultural and Natural Heritage Proclamation (CNHP) of 2015 (p.251) under article 25.2, the Ministry of Education has the power to develop the management and implementation plan for the protected site in consultation with relevant bodies, communities and/or user groups. The

CNHP one of the many objectives is to establish an integrated management of Cultural and Natural Heritage of Eritrea for present and future generations. Hence, our national proclamation has made provision to develop an integrated management plan for culturally significant sites.

Could the State Party explain if the management system/ institutional framework created a new body or identified an existing one and appropriate administrative instrument to ensure that any planning provisions or project development do not have an adverse impact on the proposed OUV, integrity and authenticity of the nominated property?

The Central Region Administration (CRA) is the regional government body in charge of all preservation and conservation activities within its jurisdiction (see Annex the organizational structure in the *Integrated Management Plan* (2016) in p.88). Under the CRA, the Department of Public Works Development (DPWD) is one of the key departments dealing with urban development, issuing building permits for new and historical buildings, supervision of construction works infrastructure, maintenance of road networks and pedestrian areas and technical archival documentation for the entire city. The DPWD has administrative procedures to issue building construction permits in the nominated area and the rest of the city. It also controls and monitors urban development projects within the nominated site and protect adverse impacts on the proposed OUV, and the integrity and authenticity of the nominated property. Furthermore, the city administration imposed a moratorium of urban development projects that have negative impact on the built urban environment since 1997. This moratorium is temporary and it will be lifted when the appropriate planning instruments are put in place by the Conservation Master Plan and the Asmara Planning Norms and Technical Regulation. For further information see Annex Vol.1, pp.87-99.

The nomination dossier mentions (p.381) that an institutional framework/ 'focal organ' need to be created for the overall management of the property. It also describes the different bodies with responsibilities at different levels and for different tasks within the city of Asmara.

The IMP document outlines different institutions that have been involved in the cultural and natural heritage of the city. However, as indicated previously, the government of Eritrea and the Central Regional Administration has decided a “Focal Organ” needs to be created. The newly created organ will be institutionalized very soon and will be responsible for performing its functions. The institution will interact with different institutions at different levels, especially during the implementing of the IMP (action projects) as mandated by the Cultural and Natural Heritage Proclamation (Proclamation No. 177/2015). The Asmara Heritage Project was established with a mandate to carry out the necessary research and documentation required for the preparation of the Nomination Dossier, the IMP, the Conservation Master Plan, and the Asmara Planning Norms and Technical Regulation. The IMP proposes to expand the mandate of the AHP to have a broader responsibility to manage the proposed World Heritage Site.

Could the State Party explain whether a final decision has been taken with regard to the managing body of the nominated property, which is its mandate and means to perform its functions, and how it will interact with other relevant agencies, administrations and bodies responsible for different tasks?

As we mentioned above, currently the Department of Public Works Development and Asmara Heritage Project (AHP) are responsible bodies for managing the nominated property. According to the proclamation no.177/2015 has outlined for the implementation of the legal instrument, it required to establish the following organs: a) the Eritrean Cultural and Natural Heritage board, b) the managing board, and c) various committees. Our proclamation has enacted very recently, undoubtedly it needs time and resources. The managing body has not yet established at national level and it is expected to be materialized by the Ministry of Education in collaboration with Commission for Culture and Sports.

The envisaged core organ (Asmara Heritage Center) will have revised organizational structure to reflect the basic structural organs and mandate specified in the CNHP. In IMP document page 99, fig.6.6 proposed revised organizational structure of the managing body for the nominated property. It has outlined how will interact with various administration bodies and relevant agencies. For additional information refer to annex v1. Page 89-100.

Could the State Party provide additional information on how the HUL concept - which is to be understood as an approach rather than a property category - is being incorporated into the overall planning system for Asmara beyond the boundaries of the nominated property and of its buffer zone, in order to ensure that the proposed OUV and its attributes are not negatively impacted upon by activities or developments that may take place outside the nominated property and its buffer zone.

The concept of the Historic Urban Landscape (HUL) is mentioned in the Integrated Management Plan (IMP, 2016) and the Draft Urban Conservation Master Plan documents. The Urban Conservation Master Plan of Asmara (UCMP) has taken into consideration the Historic Urban Landscape (HUL) recommendation proposed by UNESCO (2011). The fundamental goal of the HUL approach is the extension of the concept of conservation beyond the historic cities (nominated property and to guarantee the proper conservation or safeguarding of the Outstanding Universal Value (OUV), authenticity and integrity of the nominated property that are an integral part of the natural landscape as it has evolved over time.

The AHP understands the interpretation of the HUL concept and it does not propose a new category for inscription, but rather an approach being integrated with the overall conservation planning system of Asmara in order to safeguard and ensure the protection of the proposed OUV and its attributes from any negative and adverse impacts in the future.

The Conservation Master Plan approach is therefore not intended to ‘freeze’ Asmara in its present state, but rather create the conditions through which the city can develop and thrive while retaining and enhancing the urban heritage values through the implementation of appropriate management, planning interventions, and guidelines based on the accurate identification and evaluation of all the components of the historic urban landscape.

The UCMP of Asmara has adopted the methodological approach of the Historic Urban Landscape recommendation. Collectively, the HUL comprises the nominated property (encompassing the perimeter of the proposed World Heritage area), the buffer zone and the protected zone of the surrounding natural landscape. In order to protect these three layers, the following methods are applied:

- Based on multidisciplinary studies;
- Based on architectural, urban planning, archaeological, historical, technical, sociological, and economic analyses, and should define the main objectives and procedures to be adopted at the legal, administrative and financial levels;
- Identifying the buildings, structures and spaces to be protected and preserved either partially or in their integrity or under specified conditions. In special cases, it is necessary also to identify those that should be reorganized, replaced or demolished;
- Rigorously document and report the state of conservation and deterioration of buildings, structures and spaces before identifying any intervention.

Furthermore, in-depth research on historical, socio-economic and physical analyses of the nominated property and surrounding landscape. The analytical approaches are:

- a. Historical Analyses: inventory of historical sources and documentation; history of urban development and synthesis of existing heritage representing different periods.
- b. Physical Analyses: cartographic and topographic updating; typological analysis of buildings, the urban image, street fronts and fences; typological analysis of streets and open areas; survey of the state of conservation and deterioration of buildings and urban fabric.
- c. Socio-economic Analyses: current state and residential needs; needs of public and private services; present state of non-residential use and compatibility of activities; needs technological infrastructures; and needs of traffic, circulation and parking.

The AHP has been working since 2014 to develop the UCMP, the Planning Norms and Regulations as a principal tool for the management of the nominated property. These two documents are currently under extensive development. Much of the data has been collected and analyzed, and the final report of the study will be ready by 2017. For further information refer the draft UCMP in Annex Vol.1 pp.393-456.



Interim Report Responses for:
Nomination of **Asmara: Africa's Modernist City**
for inscription on the UNESCO World Heritage List



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1. Justification for Inscription

Further expansion on the additional information pertaining to Criteria ii focusing specifically on the design and construction of Asmara's built fabric (e.g. local materials and techniques, local architectural language, professional attitudes to local buildings and methods of construction, and local skills and expertise).

Preamble

The justification for Criteria (ii) was made in the formal submission to UNESCO in January 2016 and augmented in November 2016 in response to ICOMOS's initial assessment (13 Oct 2016). As further requested by ICOMOS (20 Dec 2016), this additional information (compiled up to February 2017) focuses specifically on design and construction of its built fabric (e.g. local materials and techniques, local architectural language, professional attitudes to local buildings and methods of construction, and local skills and expertise). Consequently, this information is intended to augment not supersede previous information.

The design and construction of Asmara's built fabric necessarily had to respond and adapt to local conditions. This response informed the structure and layout of the urban planning (discussed at length in the *Nomination Dossier* pp.38-55) as well as the form and fabric of its modernist architecture, the construction of infrastructure, the use of local skills and expertise and the exploitation of local building techniques.

While the information about specific architects and engineers practising in Asmara during the period remains comparatively limited, the evidence in the built environment, from the archival record and from the socio-cultural conditions in the city today is unequivocal. No matter how modern the city's architects sought to be (modernist expression in Asmara is more heterogeneous than many other 'modernist' settlements such as Tel Aviv's White City or Italy's Sabaudia, whose architects either shared more common professional training and ideologies or were fewer in number), the actual built form necessarily relied on local materials, local building techniques, local skills and expertise and consequently assumed a distinct architectural

language characterised by economy, geometric simplicity and functionality and thereby reflects an outstanding interchange of cultural influences brought about by this encounter with modernity. This in turn has played a role the assimilation of Asmara's historical urban environment and its acceptance in the post-colonial era, because the built forms, materials and methods are strongly associated with local norms despite often being modernist in appearance.

To convey these attributes, the following examples have been selected to illustrate the key characteristics effectively and efficiently:

Local materials

As previous explained in the *Nomination Dossier* and in the additional information provided in November 2016, Italian architects, builders and engineers were dependent on local building materials to create their modernist capital. The most ubiquitous material used in almost every building in Asmara, was basalt, a hard and impermeable material especially suited to foundations and load bearing walls. Other local materials included brick (fired in local kilns), granite (used for curb stones, structural elements, and exposed detailing), marble (quarried and refined locally and used for stairs, work surfaces, cladding and interior flooring), hollow concrete blocks, cement, wood, and multi-coloured tesserae (manufactured in Asmara's mosaic factory).

Specialist construction materials and processed products were imported in large quantities (such as iron and steel members, glass, and reinforcement bars), but because raw materials, labour and expertise were available in abundance locally there was a high degree of interchange and interaction between the two. Not only does Eritrea have in inexhaustible supply of basalt, granite, sandstone

and other suitable stone for the purposes of construction, but Eritreans also possess the skills to use these materials in a variety of ways, including dry stone walling, quarrying, chiselling and dressing.

The results of a detailed survey of construction materials used in the nominated property, which was supplemented by data from the AHP database, appears in Table 4.1 in the *Disaster and Risk Management Framework* (AHP, 2016).

Basalt

The ubiquity of basalt as a building material has bestowed on Asmara's modernist architecture a distinct character. Wall thickness of basalt stones range from 30 to 50 cm with the internal part of the wall composed of aggregate stones, mud, lime and cement. Modernist structures are generally low-rise and openings (windows and doors) are framed either with bricks or concrete in order to maintain their horizontal and vertical alignments and plastered to give the appearance of a modernistic geometric form (*see below*).



Fig 1.1-1.3: Ruin of a former water processing plant between Asmara and Massawa designed in a modernist style revealing the comparatively conventional building techniques and materials behind the plasterwork to create the desired modernist appearance defined by simple angular and geometric forms and an absence of ornamentation. This example outside the nominated property has been used to illustrate the point because the ruin reveals the underlying structure, which is rare in Asmara owing to the generally good state of conservation.





Fig 1.4: The side elevation of Teatro Asmara revealing the different types of basalt blocks used in construction. Dressed blocks are used on exposed surfaces combined with brick and reinforced concrete members around openings, while rough blocks are used on plastered walls. A raised band of plaster at the base of the building conceals the larger basalt blocks used in the foundations and to prevent rising damp.

Where the basalt was concealed, a band of raised plaster at ground level provides evidence of the thick layer of load-bearing basalt beneath (see Fig 1.4). In many instances the basalt is left exposed

and even celebrated in its patterned arrangement, revealing building techniques that use layers of different materials to mitigate seismic effects and are thousands of years old (see Fig 1.4 and Figs 1.5 - 1.8).



Fig 1.5 The Spinelli Store (late 1930s) showing the bands of basalt and brick combined with the angular and monumental reinforced concrete entrance arches. Similar building techniques can be found in Eritrea from the fourth century AD (see overleaf).



Fig 1.6-1.8: Layers of brick and basalt used in the construction of the massive walls of the Spinelli Store (late 1930s) (above) and (below) similar techniques used in the construction of a Byzantine church from the fourth century AD excavated on the coast of Eritrea in 2014.



Basalt was also used in the construction of Asmara's roads which were topped with asphalt macadam (*see below*).



Fig 1.9-1.10: Eritrean and Italian labourers laying basalt blocks under the surface of new roads in Asmara's city centre.



Granite

Many of the more formal civic structures in Asmara, such as the Central Market and the Mosque Square (*see Fig 1.13 below*), employed local granite from Tkul (around Decemhare, which is 40km south of Asmara). All the curb stones used to define the pavements from the roadways are dressed pink granite blocks brought from Nefasit and Awli-tsoru, 25km east and 35km south of Asmara respectively.



Bricks

Bricks are commonly used in pre-modernist and modernist buildings in Asmara. In the former, they are usually the primary building material, exemplified by the Cathedral (*see Fig 1.14*) and Medeber Market (*Nomination Dossier pp.66-69 and pp.234-235 respectively*). In the latter they are used as string courses or rough infill between reinforced concrete frames and plastered over. Bricks were made from silt found on the lakes and ponds of Adi Nefas and Acria surrounding Asmara as well as Ghidae, and were roasted at a temperature of 7000C to acquire their strength. Additives of red laterites gave the bricks their distinctively red colour.

Fig 1.11-1.13: The process of splitting granite (above) employs the same principles as those used by Eritreans for centuries and exploited by the Italians when constructing key building components, such as the colonnades in front of the Mosque Square and the Central Market (below).

Fig 1.14: The Cathedral (1923) constructed with bricks fired in local kilns.



Hollow concrete blocks

A significant number of modernist buildings also used locally manufactured hollow concrete blocks, which were an economical and efficient means of

erecting a wall, while possessing good thermal and acoustic insulation as well as being lightweight and fire resistant (see Figs 1.15 & 1.16).



Figs 1.15 & 1.16: Former Società Anonima Alfa Romeo (SAAR) (1937) and a former villa both revealing behind their crumbling plaster the hollow concrete blocks used in their construction.



Cement and Lime

The most common types of mortar used in Asmara were lime and cement. The raw material for the production of lime came from the village Kertze-kemte, 25km south of Decemhare. The black Manqua marble was burned in the limekiln and the buildings constructed before 1941 are built with this material. Cement concrete was used as a construction material mainly for columns, beams, roof slabs and floor foundations.

The typical 20cm x 20cm cement tiles used in all pavements in the nominated property were also manufactured locally. New paving blocks to replace damaged blocks are manufactured using moulds based on the original patterns.

Marble

Marble blocks used for floor tiles, door and window frames, steps, and interior and exterior cladding came from Gogne in the Gash-Barka region of Eritrea, around 275km southwest of Asmara. Grey, white, black and rose coloured marble was and still is quarried from this region. Staircases and the finest counters of some of Asmara's oldest banks and other public buildings were frequently made from Gogne marble.

Other sources of marble are located 20-25km south of Decemhare. The most common marbles used in Asmara are Debri grey marble and Manqua black marble. Traditional techniques have been maintained and modernised, with modern marble processing using state of the art of technology (gang saws, polishing machines, and calibrating machines, automatic chamfering machines) to produce the necessary polished materials.



Figs 1.17 - 1.19: (left, bottom) marble polishing machine and (above and below) staircases in 1930s buildings in Asmara with treads and risers of different types of marble.



Wood

Wood from surrounding forests that once carpeted the highland region were used mainly for rafters, purlins, trusses, and door and window openings.

Tesserae

Many of Asmara's buildings were faced in multi-coloured tesserae produced locally in the mosaic factory in Asmara.



Figs 1.20 & 1.21 (top) a mixed-use apartment building on Harnet Avenue faced in two shades of green tesserae and (bottom) a mural outside the entrance of the former mosaic factory in Asmara advertising their wares.



Local building techniques

Many of the techniques used to construct Asmara's modernist buildings and infrastructure were the same as those used by Eritreans to construct their homes and infrastructure (such as dams) for centuries. The use of simple chiselling tools to prepare dressed stone blocks, pillars of granite, ashlars, curbstones, and steps can still be seen in Asmara.

Granite pillars could be 2-3m high and topped with a conical shaped capital to support cross beams of wood (see Fig 1.22). These pillars were produced before and during the colonial period by Eritrean stonemasons who could identify and select suitable boulders from which to manufacture the necessary components. A line was drawn across the boulder and a chisel used to mark a chain of drill holes with a depth of approx. 6-7cm each. A shorter, stronger chisel was then inserted in the holes and hammered repeatedly. The row of chisels exerted enormous pressure on the boulder, causing it to split along the line of holes (see Figs 1.11 & 1.12 on page 7).

Similar techniques were used in the preparation of other types of stone, including basalt, which highland Eritreans have always used as a construction material, particularly for the building of foundations, above which softer and cheaper stone is often used (see Figs 1.23 - 1.25). The Italians therefore exploited Eritrean building techniques in most types of construction, including cutting

and laying stone for foundations, road building, lining ditches and other types of infrastructure, landscaping open spaces and public squares, and in the construction of walls and entire buildings using techniques dating from at least the fourth century (as proven by recent archaeological excavations at the port of Adulis on the Eritrean coast) (see Figs 1.7 & 1.8 on page 6)). This reliance led to the transferral of local building techniques and skills into the language of modernist architecture in Asmara and the modern urban landscape.

Figs 1.23 - 1.25: (below) Examples in Asmara of the traditional building techniques used in three different domestic contexts that exploit the properties of basalt for foundations with lighter, softer, cheaper stone, such as sandstone, above.



Fig 1.22: Granite columns supporting a roof of tree trunks in a typical old hidmo (over a century old) in Awli-Tsoru village about 35km south of Asmara.



Examples abound in Asmara of buildings constructed using local techniques either in their original form or adapted to suit modern methods imported by the Italians. The most outstanding example of the assimilation of local building techniques with modernist architecture is St Mary's Orthodox Cathedral (see *Nomination Dossier* pp.240-245 and Fig 1.27 below) – a unique case of combining Rationalism and African vernacular, while also a symbol of the interchange of other human characteristics and values, such as politics and religion and science and spiritualism. The blending of opposing architectural, political, social and religious values in a single building was permissible because of its African setting, far removed from the political centre of Rome. St Mary's Orthodox Cathedral, although unique, is therefore an outstanding example of Asmara's wider encounter with modernity.

Other examples include the Spinelli Store, which combines local building techniques of layering basalt with other materials (in this instance brick) and reinforced concrete in the enormous entrance gates (see *Figs 1.5 on page 5 & 1.6 on page 6*). Similar techniques can be seen in archaeological excavations in Eritrea from the fourth century AD (see *Fig 1.26 and Fig 1.7 & 1.8 on page 6*).



Fig 1.26: Recently excavated Byzantine church dating from the fourth century AD displaying similar building techniques as those used in the construction of many of the modernist structures in Asmara.

Fig 1.27: Rear of St Mary's Orthodox Cathedral showing the use of basalt and layers of brick, with a foundation of basalt with granite dressings to provide strength at the corners.



Local skills and expertise

Eritreans were employed in a variety of professions by the Italians, including the military, construction, agriculture, transportation, and skilled labourers in garages, repair workshops, factories and industry. The number of Eritrean labourers in the 1940s was 39,300 compared with 8,380 Italians (Zemhret Yohannes, *Italian Colony in Eritrea*, p.313). Eritrean labourers were the predominant workforce on building sites, carrying out manual, semi-skilled and skilled tasks from digging trenches to laying infrastructure and erecting buildings. Archive photographs attest to the fact that Eritreans were principally responsible for constructing their city by building earthworks, preparing foundations, laying roads, digging drainage channels, cutting stone, laying bricks, and erecting concrete formwork (see Figs 1.28 - 1.36).

The Italians deliberately limited the opportunities for skills transfer, constraining most (but not all) of the Eritrean workforce to unskilled and semi-skilled roles. However after the Second World War, the Eritreans swiftly filled the higher-skilled roles vacated by the departing Italians. Evidence of this transfer of skills is still vivid to this day in various sectors, especially technical capacities such as construction, mechanics, technicians and engineers. Eritrea's technical capabilities were learned from a young age at the Scola Italia, Asmara Technical School and other similar educational institutions. This played an important role in the independence struggle, which relied heavily on technical skills across a wide range of disciplines from the construction of some of the world's most extensive defensive trench networks and field hospitals to expertise in adapting and repairing military and civilian technology and mechanical components.

Fig 1.28: Eritrean bricklayers and construction workers building Mai Jab Jab foundation.





Figs 1.29 - 1.30: Eritrean labourers digging storm water drainage and preparing earthworks in the suburb of Gbeza Banda.





Figs 1.31 - 1.32: Eritrean labourers preparing the terrain in southeast Asmara prior to major urban developments in the mid-1930s. Cinema Impero can be seen under construction in the background. (Below) Eritrean labourers laying major infrastructure under former Viale Mussolini (now Harnet Avenue).





Figs 1.33 - 1.34: Montages overlaying archive photographs with current photos to demonstrate to the local community the effort that Eritrean labourers (including children, below) contributed to building their city. The photos formed part of a major public exhibition in Asmara in summer 2014.





Figs 1.35 - 1.36: Montages overlaying archive photographs with current photos taken in exactly the same spot to demonstrate to the local community the effort that Eritrean labourers put into constructing their capital, including laying basalt foundation for roads and reinforced concrete housing for the culverting of the Mai Bela River through the centre of Asmara. The photos formed part of a major public exhibition in Asmara in summer 2014.



Identification of Associated Attributes with reference to the HUL approach

Given the relative nascence of the ‘Historic Urban Landscape’ (HUL) approach, which only emerged within world heritage practice relatively recently (first appearing in UNESCO World Heritage terminology in the 2005 *Vienna Memorandum* (Bandarin, F. and Van Oers, R. (2012) *The historic urban landscape: managing heritage in an urban century* (WileyBlackwell, Chichester), p.196.)), we are cautious about giving the impression that we are advocating or adhering to a methodology that itself is not yet fully defined (although the 2011 Recommendation on the HUL developed the *Vienna Memorandum*, key definitions, components and means of application remain open to interpretation). Nevertheless, we acknowledge and welcome the suggestion to list the attributes that support the justification for inscription, but it is important to clarify that in doing so we do not accept the assumption on which this suggestion is based: that the nomination is limited to individual buildings and features. The entire premise on which this nomination has been formulated and for which the associated research won the Royal Institute of British Architect’s (RIBA) President’s Medal for Research, 2016 (among the most prestigious awards for architectural research in the world), was precisely because the research methods and methodological approach sought to go far beyond the traditional building survey methodology and deliberately, consciously and provocatively challenge prevailing assumptions that frame modernism and its associated encounters and consequences as intrinsically European or western. This approach is fundamental to the unanimous decision among all local stakeholders four years ago to nominate the site also under Criteria (iii), since Criteria (ii) and (especially iv) focus more on the tangible attributes associated with the property than the intangible.

The attributes that support this justification have been carefully considered so as to confront positively the prevailing attitudes about global encounters with modernity and to liberate them from rigid formulations of colonialism or stylistic architectural attributes by instead viewing these experiences more holistically beyond mere bricks and mortar. The justification therefore seeks to move beyond the conventional notion of

historical urban environments as ensembles of static objects and seeing them instead as complex accretions of tangible and intangible experiences – in HUL parlance: process rather than object.

This is precisely why this nomination situates the notion of modernism and its associated encounters not only in the field of urban planning but also within the wider ‘African context’ to represent fairly and more accurately the complex layering of the city’s tangible and intangible attributes (as per the Description in the *Nomination Dossier* pp.28-268) and to give voice to local conditions and experiences, historically and, vitally, in the present day (see *Nomination Dossier* pp.259-287). This conceptualization views the city – including its architectural and urban planning – as the accretion of historical, cultural and natural attributes, experiences, and values encompassing both the tangible and the intangible. It is deliberately and necessarily place-based, as advocated in the *Vienna Memorandum* and therefore seeks to protect and conserve individual structures, ensembles and open areas, as well as their associative connections to intangible values and characteristics, including public spaces, venues, functions, rituals, customs, materials, streetscapes and vistas. Without this approach, the modernist city of Asmara would be but an empty shell or relic, which it most certainly is not.

Mirroring the HUL Approach

While Asmara’s nomination was not formulated to adhere to the nascent HUL approach (HUL is not mentioned in the *Nomination Dossier*), it is compatible with the basic principles that presently define HUL and shares many of its attributes. For example, the fundamental premise of the nomination is to manage a sustainable and positive dialogue between processes of urban conservation and the necessities of urbanisation. Like HUL, the nomination, which has already taken four years in its development, is and continues to be a process rather than an end in itself, integrating the city’s heritage values into a wider framework of city development. The result is an over-arching inclusive approach that treats the nominated site as a ‘landscape’ encompassing both the urban, cultural and geographical setting as integral to the diachronic character of the city.

The management of the process lies with the Asmara Heritage Project (AHP), formally established under the auspices of the Central Region Administration (Zoba Maekel) in March 2014. Within the institutional framework of the Central Region Administration, the AHP is responsible for prioritizing policies and actions for the long-term sustainable conservation of Asmara, the stewardship of the nominated site in perpetuity, and establishing the appropriate (public-private) partnerships and local management frameworks. Central to this process is an ongoing procedure of public consultation, awareness raising and engagement of local residents and stakeholders, as well as international audiences and institutions.

As with HUL, the nomination process integrates heritage management, planning and development through a comprehensive range of strategies (*Strategic Urban Development Plan*), tools (Asmara Archive Database) and instruments (*Cultural and Natural Heritage Proclamation and Asmara Planning Norms and Technical Regulations*) serving a sustainable urban management process (*Integrated Management Plan*). The nomination process has included the development of surveys to properly ascertain and measure the city's natural, cultural (Asmara Archive Database) and human resources (*Socio-Economic Report*), which include identifying threats to the urban heritage from socio-economic pressures and natural and manmade disasters and impacts (*Disaster Risk Management Plan*). These reflect the vulnerabilities highlighted in the 2011 Recommendation including the 'challenges and opportunities for the historic urban landscape' which feature in Section 4 of the *Nomination Dossier* (especially pp.371-375). In summary, Sections 5-7 of the *Nomination Dossier* relate specifically to the following HUL tools:

5 – *Protection and Management of the Property* (includes strategies for developing instruments, enabling and testing the HUL approach in all categories: knowledge and planning tools; civic engagement tools; regulatory systems; and financial tools.)

6 – *Monitoring* (includes knowledge and planning tools; and regulatory systems)

7 – *Documentation* (knowledge and planning tools)

List of Attributes

Eritrea has conducted extensive surveys to provide the necessary baseline information for managing and monitoring the nominated property. A comprehensive inventory of buildings infrastructure and open spaces in the nominated property and Buffer Zone was conducted by the AHP from early-2014 – late-2015. The inventory forms the basis of an overall assessment of the state of conservation and provides evidence of the benchmark conditions for future restoration and maintenance. Over 4,300 buildings, 257 roads and 38 open spaces were surveyed by the end of 2015. The survey forms were designed to provide an overall assessment of all the properties (buildings, streets, and infrastructure and open spaces). A heritage building database using geographical information system (GIS) has been set up to assist in the monitoring of the state of conservation. The records kept in the heritage building inventory include condition of the buildings, state of infrastructure and public open spaces as well as recording proposed and actual interventions that have taken place since construction. In addition, the database that has been developed offers the following basic information:

- condition of each building (e.g. state of occupancy, typology, prevailing construction system, number of floors, date of construction, ownership, general state of conservation, and types of significance);
- an overall and accurate picture of actual land use and function;
- provide more detailed information on the buildings of architectural significance that are identified according to the presence of well-defined architectural characteristics;
- definition of the permitted categories of interventions for each building (e.g. preservation, new construction and demolition);
- state of infrastructure on roads, water supply, sewage, drainage, street furniture, solid waste disposal and electricity and telephone lines.

The combination of detailed research and comprehensive surveying has helped to identify

the following **attributes** that justify inscription of the nominated site:

- An urban character defined by human scale that successfully enabled and still embodies the production and reproduction of modern post-colonial African life, with its public realm, mixed-use fabric and place-based material culture.
- Outstanding testimony to the universal encounter with modernity in the twentieth century that has maintained its integrity not only as a tangible historical urban site but also more broadly with the intangible attributes of a historical urban phenomenon.
- Outstanding synthesis of and testimony to modernist architecture and modern urban planning in a whole city that still possesses most of its characteristic features and public spaces and squares.
- The adaptation of architectural modernism and modern urban planning principles to local cultural, natural and geographic conditions.
- Cultural continuity of indigenous populations through the interchange and assimilation of successive foreign cultural encounters over centuries, reaching its apogee in the twentieth century.
- Exceptional tangible and intangible testimony to the uniquely modern relationship between a capital city and the formation of a national consciousness and the nation state.
- Strong urban form defined by relationships between buildings, streets, open spaces and activities that are adapted to local climate and landscape and have produced modern modes of urban living specific to the African context.
- Testimony, in a single urban landscape, of the introduction and evolution of modernity's principal characteristics over the course of the twentieth century (colonialism/post-colonialism, technological innovation, infrastructure development, transport and communications, public health, and conflict). This reflects almost exactly Article 12 in the *Vienna Memorandum*: "a gradual evolutionary, as well as planned territorial

development over time through processes of urbanization, incorporating environmental and topographic conditions and expressing economic and socio-cultural values pertaining to societies."

Although these attributes are explained and elaborated in the *Nomination Dossier*, further detail and clarification pertaining to certain specific attributes has been provided below:

Open Spaces and Squares

The nominated property possesses many open spaces, piazzas, and squares that vary in size, shape, use and character. Numerous types of public open spaces and squares could be mentioned and could be enlisted categorically according to their characteristics, but the types of public open spaces that have been identified within the nominated property and which are categorized according to their function are: green areas, recreational, squares, car parking, and sporting facilities. Of the 38 public open spaces that have been identified, 52.63% are green areas, 10.52% are recreational, 21.05% are squares, 13.16% are parking lots and 2.63% are sporting facilities (see *Asmara Infrastructure Study Volume I* p.47).

From the data collected and the analyses of the historic development of the open spaces, piazzas and squares, these spaces have evolved to serve as multi-functional meeting places for different ethnic, religious, social and cultural groups to interact and coningle. When we analysed the morphological development of the city, a close relationship was observed between the tangible (i.e urban and architectural) and the intangible components (e.g. religious, cultural and ethnic). This complex interweaving of the tangible and intangible attributes over time has contributed significantly to Asmara's diverse and tolerant character, where common and shared spaces of everyday life and activities prevail. This character is clearly visible and alive in Asmara today, where the tangible legacies of colonial heritage have been fully appropriated by the intangible qualities of Eritrean culture. There is therefore a vital and indivisible relationship between the quality and quantity of public spaces and the life and character of the city.

Streetscape

Within the nominated property the relationship between architecture and the wider urban form mediated by open spaces and streetscapes is exemplary. In particular, the setting of buildings with regard to topography, key views and vistas, skyline, and the relationship with the street scene, cultural expression, and quotidian encounters are strong characteristics of Asmara.

Some buildings are designed to respect the curvilinear nature of the road layout in order to open up a wider view of the streetscape. Other buildings have been planned and adapted in relation to the urban plan and topography, giving prominence to both the built and natural urban environment, while also serving the functional requirement of providing efficient vehicular and pedestrian circulation. These streets are configured in conformity with the topographic nature of the terrain and tend to have a continuous vehicular accessibility and they open up into a wider visible streetscape (see *Integrated Management Plan* pp.46-48).

The urban layout organizes the streetscape based on symbolic axes and carefully considered geometrical relations, creating spectacular vistas of building arrangements and streetscapes with a strong aesthetical appeal. The streetscape is also convenient to pedestrians, with the varied pavement widths, terrains, materials, facades and details inviting passersby to read, appreciate and interact with the buildings and spaces.

Urban structure

Asmara is not a one-off urban plan, but rather the result of a process of innovative urban planning. The first three decades of Italian occupation in Eritrea provided the foundation on which the subsequent intense development of Asmara occurred and for its subsequent materialisation as a truly modernist city. The years 1896 to 1922 saw the design and initial execution of various urban plans addressing defining elements that informed the subsequent urban planning of the fledging colonial town of Asmara. In the first years of the twentieth century, the early development of Asmara was characterised by a comparatively unimaginative grid system. The use of a grid was a device often used to impose order on the urban landscape and was a feature of modern

planning in America and keenly adopted by European colonialists in the nineteenth century, who extended its programme to exploit racial agendas. The undulating topography created by basalt dike swarms that pass through the Plain of Asmara in a north-south orientation did not suit a rigid gridiron system. Local physical and cultural conditions, combined with important contemporaneous developments in town planning theory and practice internationally, informed Asmara's physical characteristics. In this particular African context the amalgamation of local natural and cultural conditions and modern town planning created the continent's first modernist city.

Asmara's 1902 plan focused primarily on improving public hygiene and concentrated only on the Italian community that was growing up around Campo Cintato, placing less emphasis on other public works and ignoring the indigenous areas. The 1908 Asmara plan, however, addressed the entire city and adopted the contemporary theory of zoning. In 1908, four distinct urban quarters were defined: European only, a 'mixed' quarter for Europeans, other foreigners, indigenous population and industrial zone. The following year further plans were ratified for the detailed development of various zones. The formalisation of the 1913 plans can be seen in the drawings by Cavagnari dated 1916. The purpose of these urban plans was to provide a pleasant and functional urban environment for the Italians, while also containing and controlling the native population.

When the architect Vittorio Cafiero prepared another Master Plan in 1938, he was aware of the new racial laws imposed by Mussolini and both provided a reason for and made it necessary to implement certain changes to make the city "tidy and functional". In carrying out the plan, Cafiero emphasized the zoning of the city to distinguish its varied functions. Certain practical considerations of balancing the requirements of commercial, industrial, residential and leisure areas needed attention, but central to the plan was the separation of the races. All the evolved urban plans contributed to form the urban structure that is the collective product of planning, temporal and cultural processes (see *Nomination Dossier* pp.33-55).

Uses

Asmara was built with a mixed-use planning concept of residential, commercial and small scale industrial buildings together with detached, semi-detached and apartment-style housing typologies. In general, both the mixed-use planning as well as the varied housing typology made the city distinctly 'liveable' by encouraging social interaction through the variety of uses. The mixed use planning approach accommodate in the city centre the synthesis of government offices, residential flats, public and social facilities, administrative and religious buildings, marketplaces, shops, cinemas, cafes, bars, garages and light industrial facilities in a harmonious urban setting that is lively and agreeable both during the day and at night (see *Integrated Management Plan* p.43).

In general, it can be concluded that the precise disposition of the various buildings in their respective sites, the provision of open and public spaces, the relationship between buildings and both curvilinear and axial road layouts, and the variety of uses were all attributes deliberately incorporated by planners, architects and engineers to create Asmara's pleasing urban character for which it is today famous. However, none of these physical attributes would count for anything without the people that now populated the city and give it life. It is the essential combination of the tangible and intangible qualities that make Asmara such an outstanding city.

2. Comparative Analysis – Continental

No continent has been subjected to such wholesale abuse from beyond its borders as Africa. Foreigners and Africans alike have been complicit in the continent's exploitation for centuries, but the 'Scramble for Africa' in the late-nineteenth century was incomparable in the scale, scope and savagery of European colonialism. At the Berlin Conference in 1885 the western powers met to decide how best to carve Africa up, concluding with a gentlemen's agreement on how this should be done. The consequences continue to reverberate in the twenty-first century, visible not only in the fragility of political institutions, the prevalence of ethnic tensions, and the preponderance of ill-conceived boundaries and borders, but also in the continent's cities and its built environments – most of which are products of this tumultuous period defined by Africa's forced and brutal encounter with modernity.

Ever since European colonisers, led by Britain and France, divided and conquered Africa, the continent's misery has become a self-fulfilling prophecy. Since this awful opening act, the 'Dark Continent' has been cast as the ultimate outsider. Horrifying and exotic in equal measure to the external gaze, Africa has become the definitive 'other': Third World, unmodern, and uncivilised. None of this is true, of course, but it is a persistent and persuasive narrative born out of colonialism that, even in the realm of architecture and cultural heritage, continues to carry weight. Why else, after all, would a continent comprising over 50 nation states, with a landmass greater than the USA, Europe and China combined, and home to over one billion people, possess fewer UNESCO cultural heritage sites than a tiny sample of former colonial powers, such as Great Britain, France and Italy?

In this section, Asmara is compared with a sample of other African cities to analyse its specific qualities, values and experiences within a distinctly continental context. Framed within the

thematic and temporal bounds of urbanisation and modernism in the twentieth century, Africa's experiences cannot be disconnected from colonialism and therefore help to construct a more nuanced understanding of Asmara's conditions more broadly. The creation and expansion of urban settlements, the distinctly modern notion of a capital city (the existence of which relied on the formation of a modern nation state), and the implementation and exploitation of architecture as a new and modern profession were, for most of Africa, all products both of colonialism and of modernity and all have subsequently had a major impact on the course and character of post-colonial experiences.

Many African cities that might usefully be compared to Asmara possess similar essential traits that laid the foundation for their future development: the presence of defensible territory, proximity to trading routes on land or on water, fertile ground to support population growth, concentration of industry and communications, distinct populations and settlements, and a core possessing a market space. Despite the infinitely varied and distinct local conditions, these commonalities can be observed in many of Africa's colonial cities, which in turn assumed many different guises and gave rise to comparable attributes defined in this nomination (see p.20). The French, and to a lesser extent the Italians, planned more urbane higher-density cities that exploited and celebrated the formality of planning and civic space. The British advocated lower-densities that combined built and the natural environments along the lines of Garden City principles. A clearer distinction between city and suburb existed in the former, while the latter possessed a greater ambiguity. Other colonial nations – Belgians, Danish, Dutch, Germans, Portuguese – were for various reasons less ambitious in their planning of cities or exploitation of architecture. Emphasis tended to be on military and strategic interests.

Accra, Ghana

The British cemented their position on the Ghanaian coast in 1850 by purchasing the Danish fort of Christiansborg. Like many defensive positions along Africa's west coast, the fort was built to protect the interests of European traders, particularly those engaged in the slave trade, the abolition of which precipitated the fort's sale to the British. The British established an administrative centre in the region, which the explorer Henry Stanley described in 1873 as possessing 'many pretentious houses, white-washed, attracting attention from their prominence above the clay-brown huts among them.' As occurred in Asmara, the British employed modern planning to raise the standards of health and sanitation of the European residents while segregating and distinguishing them from local African communities. Between Christiansborg and James Fort, rose the suburb of Victoriaborg and government offices and commercial buildings were concentrated in Jamestown. The urban planning was largely confined to distinct districts and the scale was incomparable to Asmara. Although Accra developed rapidly in the early twentieth century, it did not experience the scale of construction and the dominance of a modern architectural language as occurred in Asmara during the same period.

Antananarivo, Madagascar

Although not on the African mainland, the capital of Madagascar shares with Asmara the experience of a prominent and ambitious first Governor General intent on making their mark on a new colonial settlement. In Antananarivo it was General Gallieni in 1896 who appointed the urban planner George Cassaigne (in Asmara it was Ferdinando Martini from 1897 who oversaw the early planning of Asmara). One important distinction between the two cities is Antananarivo's much longer history as a major commercial, royal and political centre. Nevertheless, in both instances, these plans were intensively augmented in the 1930s, albeit for different reasons. The chief architect of these plans not only in Antananarivo but throughout Madagascar was Collet De Cantelou. A huge budget loaned from Paris was assigned to de Cantelou to transform and modernise Antananarivo combining the conventional French system of grid-iron streets dissected by diagonal thoroughfares converging at major intersections forming civic spaces. Buildings

were subject to strict codes and regulations to ensure uniformity and regularity of massing, height and volume, while the material of choice was reinforced concrete. De Cantelou famously spoke of intending to transform Antananarivo from a 'primitive village into a modern city'. As head of the Department of Architecture, Parks and Gardens, which became the Department of Architecture and Urbanism, de Cantelou had the autonomy to impose his personal will on the design and layout of the new areas of the city. In contrast to Asmara, modernist Antananarivo imposed by De Cantelou and his allies can be seen more as a distinct episode in a much longer and more complex urban tapestry that not only predates colonialism in its context, but also succeeds it, following the very significant expansion of the city after independence in 1960.

Brazzaville, Republic of the Congo

The formation of Brazzaville as a colonial settlement closely corresponds with Asmara's chronology, with the French emissary Savorgnan de Brazza claiming the high ground overlooking the Congo River (opposite the Belgian settlement of Léopoldville (Kinshasa)) in 1880 and early developments starting around 1884. Similar to Asmara's experience, development was slow at first with the colonial gaze fixed on bigger territorial claims. By 1909, the French authorised nominal infrastructure developments that demanded some degree of urban planning, coinciding with racial segregation laws of 1908. Mirroring many other colonial contexts, the subsequent development of Brazzaville was strictly divided with the Europeans (French) occupying the high ground where they constructed the essential colonial institutions (cathedral, government offices and residences) and the Africans confined to the low ground (Poto-Poto, Bacongo, and Makélékélé), which was swampy and prone to flooding and where colonial laws forbade them from disturbing the peace by exercising various forms of cultural expression (singing, dancing, music, etc). The legacy of this separation can be seen beyond independence in 1960, with the wealthy occupying the former European quarters and the poorer classes occupying the former African settlements. Since independence, Brazzaville has been subject to numerous civil disturbances and wars, hindering the city's development and weakening its historical character. The scale and scope of urban planning

and architectural developments during the city's formative phase are incomparable to Asmara and reflect instead the peripheral nature of the settlement in relation to the wider French colonial realm.

Dakar, Senegal

Dakar, like Asmara, was perceived by its colonisers to be the regional centre of a wider sphere of colonial influence. Under Louis Faidherbe, the French introduced groundnuts in 1854 to replace slave trade that was abolished in 1815, reviving the city's commercial fortunes. Although the city was occupied by the French for centuries before the Scramble for Africa, it became the seat of the l'Afrique Occidentale Française, AOF (French West Africa, FWA) and was subject to formal urban planning in the mid-nineteenth century rather than the early twentieth century. These plans were conceived by military men rather than the more artistically-minded twentieth century successors from the architectural and emerging urban planning professions and their form, function and character reflect this perspective. The first major building was a military barracks (1850) followed in 1862 by an ambitious and generously laid out urban master plan by the French military engineer Émile Pinet-Laprade – whose name was duly assigned to the principal boulevard. Administrative buildings adorned the central areas of this plan, while the residential districts were planned and designed for both European and African populations. This lasted until the early twentieth century when the colonial appetite for racial segregation reached a peak and in Dakar was swiftly and readily adopted following the outbreak of bubonic plague in 1914. Nearly 3,000 African residents were forcibly moved to the city's periphery and their former homes destroyed. Hereafter, the physical and social character of central Dakar, like Asmara, was largely European, with the local African population confined to the periphery. Other comparisons with Asmara can be drawn from Dakar's geographic and political position as a centre of trade and communications linking it with a growing network of modern communications such as telegraphy, railways, roads and, later, air. Dakar's principal distinction from Asmara in relation to this nomination is the much broader temporal scope of the city's development, with European encounters extending to the fifteenth century and modern planning implemented in the mid-nineteenth century that laid the foundation

for successive waves of architectural developments throughout the late-nineteenth and twentieth centuries. Despite Senegal's independence in 1960, Dakar has retained a large and conspicuous French expatriate community and military presence, the existence of which, similar to Djibouti, contrasts with Asmara's experiences as a colonial and post-colonial capital.

Dar es Salaam, Tanzania

In 1867 the British commander Richard Bradshaw said of the new palace and town plan of Dar es Salaam: 'It is thought that this port will supersede Quiloa [Kilwa] as the domestic depot of the Sultan, the caravans from the interior altering their route for it on account of its proximity to Zanzibar.' The Sultan died in 1870 and in 1891 Dar es Salaam became the seat of the German East African Company. A combination of town planning and building regulations enforced the delineated of European areas of the city from others, namely Indians and Africans. As happened in Asmara, the existing native population was displaced and forced to the resettle beyond the newly delineated city limits.

In contrast to the planned and legally enforced racial segregation that occurred in Asmara, the separation of different ethnic groups in Dar es Salaam was achieved through the regulation and implementation of building ordinances. The consequence was that architecture and building typologies rather than the law became a primary means of implementing segregation. The European quarter (Zone 1) was characterised by decorated stone whitewashed governmental and residential buildings, beyond which were commercial districts populated largely by Indians (Zone 2). African settlements were confined to the urban periphery (Zone 3). Although the method contrasted with Asmara, the result was similar in the way that the urban form and future development was largely determined by policies founded on and supporting racial hierarchies.

For the British, urban development in Dar es Salaam was a question principally of resolving residential demand in the European and, to a lesser extent, Indian areas. Unlike in Asmara, there was little appetite to plan an entire city and furnish it with all the necessary buildings, structures and institutions characteristic of a modern city.

Other comparisons could be made between Dar es Salaam's administrative transition from German to British following the Treaty of Versailles and the similarly complete transition in Asmara following Italy's defeat to the Allies in 1941 (when it too became subject to a British administration), but the prevailing conditions and consequences were very different. Dar es Salaam developed rapidly up to the 1950s under the British administration (the African population rose from 20,000 in 1921 to 94,000 in 1957), whereas Asmara's population rose rapidly during the 1930s and decreased after 1941. The result for Dar es Salaam is a city whose development was drawn out over a much longer period and whose character therefore, unlike Asmara, is less concentrated, reflecting a greater temporal and architectural range.

Another distinction from Asmara is Dar es Salaam's role in the formulation of a Tanzanian identity and its consequent post-colonial status. The decision to move the nation's capital to Dodoma (however fragile this might be in reality) indicates an ambivalence towards Dar es Salaam derived from its associations with a colonial and slaving past that contrasts sharply with Eritrea's regard for Asmara.

Djibouti

Djibouti, which the French made the capital of French Somaliland in 1891, was the only French colonial territory on the east coast of Africa. Neighbouring Eritrea's southern border, the port city experienced similar developmental phases as Asmara (beginning at the turn of the century, developing rapidly in the 1930s, and renewed expansion from the 1950s-1970s). As France's only entrepôt in the region, Djibouti was of major commercial and military strategic importance, with the French still maintaining a military presence in the city today (despite independence in 1977). As with Asmara, the city's European and indigenous populations were segregated by prevailing planning policies. The city attracted and concentrated the various attributes of modernity, including industrial production, transportation, communication and infrastructure. However, Djibouti possesses few of the values attributed to Asmara's modernist architectural character and intangible qualities, especially those associated with post-colonial experiences.

Harare, Zimbabwe

Harare (formerly Salisbury), was, in a similar manner to Pretoria in neighbouring South Africa, planned on a strong grid surrounded by low-density residential suburbs on the garden city model. The settlement was established in 1890 and its early development therefore occurred over a comparable timescale to Asmara, as well as being the capital of its surrounding territory (in this case Southern Rhodesia). However, the architectural character of the early city was not modernist and the subsequent developments, especially post-independence (1980), have transformed the city centre into a high-rise commercial and administrative district that bears little resemblance to the formative period of the city's development.

Kinshasa, Democratic Republic of Congo

Situated on the opposite bank of the Congo River to Brazzaville, Kinshasa (formerly Léopoldville) was among the most important Belgian colonial cities. Founded by the British explorer Henry Stanley in 1881, Kinshasa was laid out according to the French system of French quarters (24 of them) and became the capital of the Belgian Congo in 1923. The city's urban planning was grander in scale and more ambitious than neighbouring Brazzaville, but subsequent development and conflict throughout the second half of the twentieth century has seriously altered Kinshasa's original form and layout, causing the city to bear none of the integrity that Asmara possesses in its architectural and urban character.

Lagos, Nigeria

Lagos had a long and important association with Britain before it became the capital of the Colony and Protectorate of Nigeria in 1914. Although its association with Britain as an imperial power predated this designation by nearly a century, its practical and symbolic role as a major colonial capital bears similarities with Asmara and its own relationship with Italy. As in Asmara, Lagos became a magnet for modernity – becoming a centre of industry, transport (port, railways and roads), communications (a direct telegraph with London was established in the 1880s) and infrastructure (it was the first city in West Africa to boast a municipal water supply and electrical street lighting in 1898). However, its geographical location on the coast which is surrounded by

islands gave rise to a very different urban form and one not defined by monumental or modern planning or dominated by modernist architecture. Furthermore, the subsequent relocation of the nation's capital city to Abuja in an attempt to appease the diverse ethnic groups highlights another contrast between Lagos and the values attributed to Asmara as a proto-national capital that helped cultivate and strengthen a sense of national identity.

Malabo, Equatorial Guinea

The island of Malabo is one of Africa's few Spanish colonial cities. It has a much longer colonial history than Asmara, extending back to the fifteenth century when the region was first colonised by Portugal in 1474. Spain designated Malabo (then Santa Isabel) the capital in 1855. Having gained independence from Spain in 1968, Malabo became the capital of Equatorial Guinea the following year, changing its name from Santa Isabel in 1973. The historical architecture is generally of a typical colonial Spanish style of one to three-storey dwellings with verandas and lacks the modernist character or intent that defines Asmara's architecture and planning.

Maputo, Mozambique

Maputo, formerly known as Lourenço Marques after the sixteenth Portuguese navigator, stands on the site of the ancient Portuguese forts and trading stations, but its modern history dates from the mid-nineteenth century. In 1887 it was designated a city and in 1898 it became the capital – two years before Asmara's equivalent designation. In the twenty-first century, Maputo's aging and neglected colonial era architecture is often likened to Asmara, but comparisons are weak. Maputo expanded rapidly in the early-twentieth century, with ambitious plans devised and several notable buildings designed and constructed by prominent architects in various eclectic styles typical of the period. These include Walter Reid's Hotel Polana (1922, also attributed to Herbert Baker) and Alfredo Augusto Lisboa De Lima, Mario Veiga, and Ferreira da Costa's Central Railway Station (1913). Modernism emerged in the 1930s and 1940s (e.g. Statistics Office (1936) by António Rosas and the Gil Vicente Theatre (1931 (destroyed by fire) and rebuilt in 1933 by José Ferreira da Costa), but not on the same scale as in Asmara and only as another layer in the rich historical urban landscape.

In the 1940s, the Lisbon-based architect Luís Cristino da Silva was invited by the municipality to draft a new master plan for the city, which reorganised major roads and public spaces, including the Municipal Square and Municipality (1947). The urbanisation programme gathered pace throughout the 1950s and precipitated the quadrupling of the city's population growth up to the late-1960s. The final colonial plans were implemented in the 1970s, with the war for independence already underway. Maputo suffered severe neglect as a consequence of this war (independence was ratified in 1975) and the subsequent civil war, both of which had a detrimental effect on its physical and social fabric. Consequently, Maputo's rich architectural landscape reflects the city's broader colonial experience compared with Asmara and although it too was forced into dormancy through war, the integrity of individual structures and the wider historical urban landscape have been severely undermined.

Nairobi, Kenya

In 1905, the British moved the capital of British East Africa from the coast (Mombassa) to the fertile and salubrious conditions on the high plateau (Nairobi), mirroring the Italians' similar strategy in 1900 when they moved the capital of the then nascent Italian East Africa from Massawa to Asmara. As occurred in Asmara, Nairobi's connection with the coast was essential to its subsequent development. Road, rail, and telegraphy forged physical links with an expanding global network of trade and communication via coastal ports that had served as early capitals. Early urban planning and subsequent architectural developments in Nairobi were similar to those in other British colonial cities in Africa (e.g. Harare, Lagos, Lusaka, Kampala, etc) where the centre comprised a formal grid populated by public and commercial buildings surrounded by low-rise low-density garden suburbs. Although Nairobi was never the modernist city that Asmara was, the largest distinction between the two cities in relation to this nomination is Nairobi's almost complete loss of the architecture (and to a lesser extent urban planning) that defined the early modern period – demolished largely to make way for subsequent waves of development before and in particular after independence in 1963. Where Nairobi excels, however, is in the

post-independence modernism exemplified by the Kenyatta International Conference Centre (1973) with its 28-storey tower dominating the podium-based landscaped scheme. Modernism in the context of Nairobi is therefore more of a post-colonial experience than Asmara's surviving colonial era planning and architecture.

Pretoria, South Africa

The capital of South Africa boasts a comparably strong urban form based on a rectilinear grid (on an east-west orientation) with a prolific use of public squares and open spaces, similar in principle if not in form to Asmara's human-scale urban landscape. However, the architectural character of the cities is divergent, with the formality and traditional grandeur of Pretoria's neo-classical public and commercial buildings contrasting sharply with Asmara's modernist aesthetic. Also, the values ascribed to the role of each capital city within the wider context of their respective nations are also incomparable.

Windhoek, Namibia

As one of the few examples of a German colonial planning, Windhoek provides a perspective on Asmara in revealing the experiences of a small (by population) African colony claimed not by Britain or France. Similar to what occurred in Dar es Salaam (Tanzania), Kigali (Rwanda) and Yaoundé (Cameroon), Germany had to surrender its colonial assets in Africa (and elsewhere) during the First World War, so there was comparatively little time to develop or impose substantial urban plans or invest in architecture. The urban planning and architecture that was implemented by the Germans in Windhoek from the late nineteenth century predates the modernist period and is more akin to, for example, the German colonies whose buildings and small-scale planning still survive in Haifa and Tel Aviv in Israel. The historical architecture and urban planning is therefore generally Germanic in its character and style and is incomparable in its scale and form to Asmara.

3. Boundaries

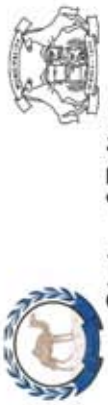
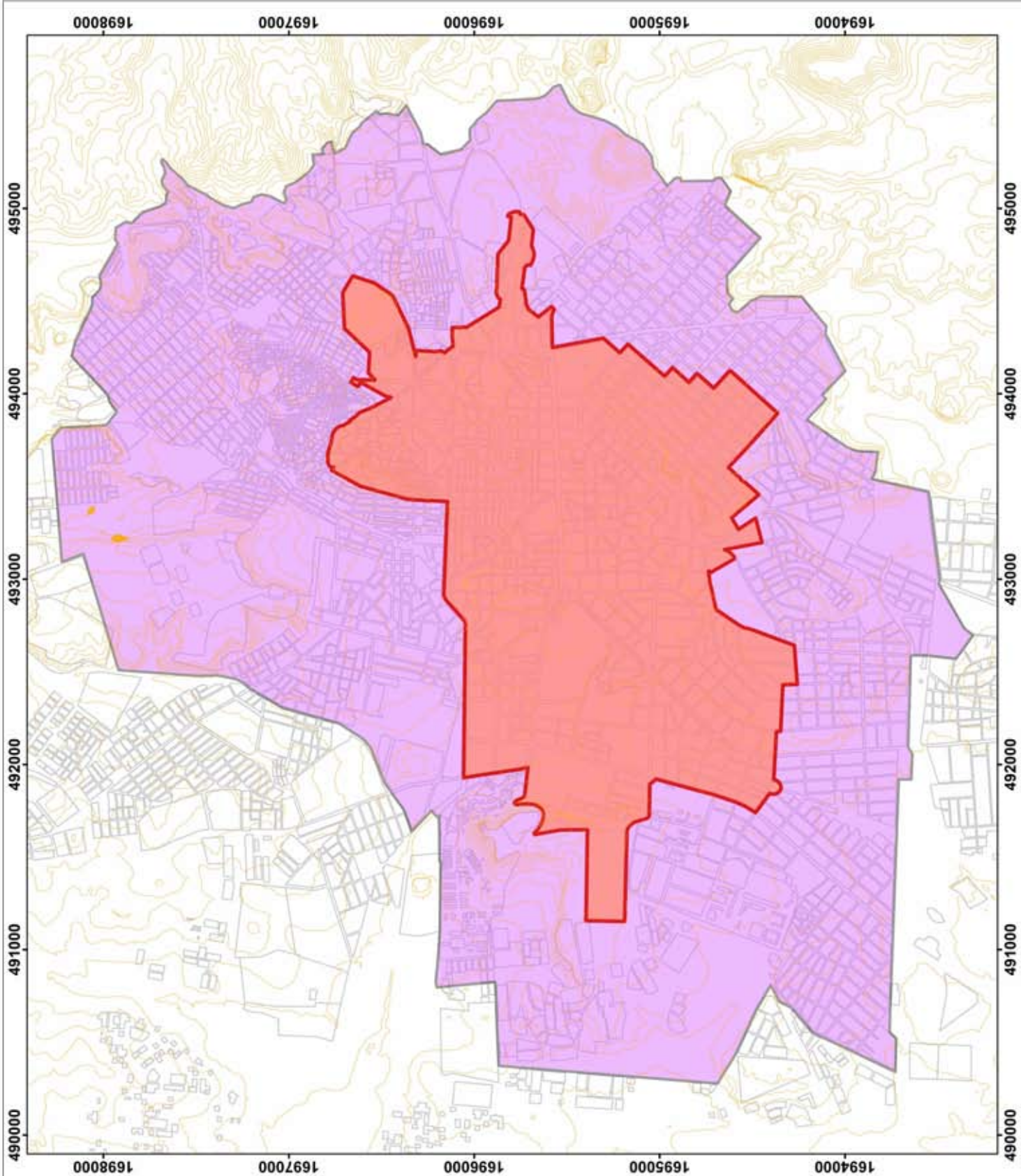
During the technical evaluation mission, a few issues related to the boundaries were identified by our mission expert. These concern:-

- Part of Area 10 with residential function, on the west of the area adjacent to the school includes recent development and no feature that seems justify their inclusion in the nominated property;

- The zone in Area 8 indicated as 'special project' is currently occupied by American army barracks, which exhibit historic significance but not related to the proposed justification for inscription.

ICOMOS considers that both above - indicated zones would better serve the purpose of the buffer zone and therefore suggest to redefine the boundaries of the nominated property so as to include them in the buffer zone rather than in the nominated property.

As per ICOMOS's recommendations, the AHP have revised and redefined the boundaries of the nominated property in the aforementioned parts of Area 8 indicated as a 'special project' (formerly an American army barracks) and the residential area of Area 10 to be in the buffer zone. Please see overleaf the revised map of the nominated property showing these amendments.



State of Eritrea
 Administration of Maekel Region
 Department of Construction Development
 Asmara Heritage Project



Asmara Heritage Project

Boundaries of Nominated Property and Buffer Zone

Legend

-  Nominated Property
-  Buffer Zone
-  Contour (Interval 5m)



1:20,000

Projection: UTM 37 N
 Datum: WGS 84
 Spheriod: WGS 84
 Grid Interval: 1000 m

Date: February 2017

4. Conservation

ICOMOS would also be pleased to receive additional information on what measures and mechanisms are envisaged to sustain the rehabilitation of the city and to assist the private owners to carry out the necessary conservation measures as well as to develop economic activities that respect the values of the nominated property in the spirit of the Historic Urban Landscape approach.

In recent years the Central Region Administration (Municipality of Asmara) has taken measures to rehabilitate Asmara's infrastructure, including streets and street furniture, water supply systems, sewerage and drainage, street lighting systems, pedestrian and public spaces within the nominated property (see the *Infrastructure Report* in the submission Annex). A budget has been allocated for the maintenance of the existing infrastructure and implemented through the Road and Maintenance Division and Road Construction Companies. The buildings within the nominated property are owned by a variety of private and public entities and the role of the city administration is to assist, coordinate and monitor all maintenance and rehabilitation activities.

The Central Region Administration is active in rehabilitating public buildings, open spaces and infrastructure. It has initiated two rehabilitation projects: the fish and vegetable markets (see *Nomination Dossier* pp.128-131) and Medeber area (see *Nomination Dossier* pp.232-235). The main focus of these projects is on rehabilitating the historically significant urban realm containing architecturally distinguished buildings and public spaces which have suffered decades of neglect brought about by conflict and a shortage of financing. The implementation of the Medeber project contributed to the major rehabilitation and restoration of the whole urban realm and its surroundings.

The National Heritage Programme (2009-2012) was launched by the National Government to rehabilitate identified buildings and public squares. Through this programme a comprehensive rehabilitation study was conducted for the Market Square (Mieda Eritrea (see *Nomination Dossier* pp.116-119)), which extends in an east-west orientation for about 1km. It is the longest square in the nominated property and plays a vital role in the socio-economic activities of the city. A second comprehensive restoration and rehabilitation study was conducted for selected buildings, including Cinema Capitol. In order to begin the implementation of restoration works, additional funding is required to undertake the restoration measures.

Maintenance activities by private owners and public bodies to repair historical buildings have had a positive impact on the economic activities within the nominated property and continue to be supported by the municipal authorities.

The city administration is currently planning to undertake further rehabilitation works designed to revitalise the city's economic and social activities. The AHP has received a major boost in pursuit of these objectives by the awarding of a grant and signed agreement with the European Union Delegation to State of Eritrea in December 2016. The project title is Capacity building for safeguarding Asmara historic urban environment. The overall objective of the project is to support the implementation of the *Integrated Management Plan* (2016-2021) and the specific objectives are:

- Finalization of the *Urban Conservation Master Plan, Planning Norms and Regulations*;
- Stimulate social and economic development through training local staff and wider capacity building programme;

- Strengthen civic society by encouraging public awareness, education and participation through exhibitions, publications, and workshops and media activities;
- Encourage public/private partnerships and build professional networks at local national and international level.
- Under the auspices of the DoPWD and AHP, a zoning committee has been established that in the spirit of the HUL approach, encourages and gives permits to private property owners for economic activities that ensure the socio-economic sustainability of the city.

This project is a two year (2017-2018) programme and its implementation started in January 2017.

Measures and mechanisms envisaged to assist the private owners to carry out the necessary conservation measures

The implementation of the *Integrated Management Plan*, *Urban Conservation Master Plan*, and the *Planning Norms and Technical Regulations*, which are being revised and reviewed before finalisation, will be essential tools for the long-term conservation and management of the nominated property. The Department Public Works (DoPWD) of Central Region and AHP with the full support of the Government of Eritrea are currently carrying out and intending to undertake the following measures to assist private owners participate centrally in the conservation process:

- Strengthen the awareness raising campaign, specifically earmarked to property owners and in general to the public to highlight the specific values the nominated property;
- Continuous training on heritage and conservation to the staff of the AHP and DoPWD who would be involved in issuing permits, undertaking inspections on ongoing conservation projects, and liaising with private owners on conservation measures;
- Building the capacity and skills of local contractors who undertake the rehabilitation of buildings in the nominated area;
- The State Party of Eritrea is playing an important role in safeguarding and conserving the nominated property by planning to subsidise the price of certain essential building materials like paint and cement, etc for private owners undertaking conservation or rehabilitation of their properties within the nominated area;

5. Protection and Management

ICOMOS has understood that the protection of the nominated property has been granted by the Moratorium on new construction issued in 2001 and by the Regolamento Edilizio (1938).

In 2015, Eritrea has made an important step forward towards the legal protection of the nominated property, by issuing a new law- the Cultural Natural Heritage Proclamation n.177/2015 (CNHP2015)- that includes, among the categories of properties eligible for protection, immovable colonial heritage resources.

However, it is understood that to grant full protection on the basis of this Law, it is necessary that, as per art. 25, ad-hoc declarations are issued for specific areas as protected sites and that these declarations are not yet in place.

ICOMOS would therefore be grateful if the State Party could provide a list of the eligible immovable properties for which the State Party intends to issue such declarations and a timeframe and priorities for the finalization of their issuing.

The Asmara Heritage Project (AHP) as an authorized institution together in collaboration with other concerned Government bodies and local communities has identified and delineated the nominated property by virtue of its Outstanding Universal Value (see *Nomination Dossier* pp.344-347). The AHP is in the process of classifying the eligible immovable properties in its Conservation management Plan, built urban infrastructure and public open spaces as well as the built urban landscape that are embedded in the nominated property and has recognized in its entirety as a protected site for the protection, conservation, and restoration measures as well as for the undertaking of rehabilitation programs. Therefore, as per Article 25 of the Cultural Natural Heritage Proclamation n.177/2015 (CNHP2015) the declaration of the protected

site shall adhere not to specific neighbourhoods but to all the immovable properties that are found within the nominated area and are going to be abided by the *Planning Norms and Technical Regulation* as well as *Urban Conservation Master Plan* (UCMP) that are being prepared and intended to be finalised in November, 2017. The *Planning Norms and Technical Regulation* as well as the UCMP are indeed the guiding principles and directives for the implementation of the above stated protective measures.

The planning system of a large city as Asmara is a complex one. ICOMOS has understood that the main planning instruments governing the development of Asmara are the following: the Strategic Urban Development Plan (SUDP - 2006) and the Outline Urban Planning Regulations (OUPR - 2005) and the above mentioned Regolamento Edilizio.

The State Party is developing important instruments for the conservation and management of the property, namely the Asmara Planning Norms and Technical Regulations (APNTR draft 2015) and a Conservation Master Plan (CMP) which are both expected to be completed by 2017.

• How do the four sub-zones mentioned by the OUPR - 2005 for the Historic Perimeter (city centre, commercial district, artisan district, residential and administrative) relate to the 15 zones of the nomination dossier and of the Conservation Master plan?

City Centre: According to the division of areas stated in the OUPR – 2005 into zones and sub-zones, sub-zone (A1) which is the City Centre is classified under the category zone (A) which is described as the historic perimeter.

As a result, sub-zone (A1) is directly related to (Area 1 of the nominated property) as well as (Area 2), part of Area 4 and a small part of

Areas 6, 7, 9 and 15. The city centre comprises historically established administrative, commercial and cultural centres of Asmara that are bounded to Harnet and Semaetat Avenues.

Commercial District: The Commercial District which is labelled as sub-zone (A2) in the OUPR – 2005 is relates to Area 3 and part of area 12 and 14 of the nominated property. The commercial district comprises the historically established market place for trading, commercial retailing and the designated market district of Asmara.

Artisan District: The Artisan District which is locally called as ‘Medeber’ is identified as sub-zone (A3) in the OUPR – 2005 and comprises Area 13 of the nominated property.

Residential – Administrative: The Residential – Administrative is recognised as sub – zone (A4) in the OUPR – 2005 relates to both Area 5 and part of Area 4 of the nominated property. The residential – Administrative comprises historically established areas where residential housing (villa and semi villas) create a harmonious setting together with administrative and cultural edifices.

The OUPR – 2005 makes a provision that takes into account the retention of the mixed use planning approach, the predominance of commercial uses, the preservation of the current status and function of the enclosure in its land use, the adaptation of the built urban landscape in order to maintain the spatial as well as visual integrity (volume, building height, setbacks and built to plot area ratio) in the above stated sub-zone and shall adhere to the spatial configuration of sites with no prohibition of new building construction or rehabilitation of the existing ones.

The *Urban Conservation Master Plan* that would apply different degrees of protection to the urban fabric, where the nominated property and the planning norms and detail regulation of the different “areas” will reflect their historic development, as well as the functional, morphological and typological characteristics.

Similarly, the UCMP states that the above four sub-zones mentioned in the OUPR are subject to integrated conservation strategies in respect of the norms and regulation indicated in the

1938 building regulation. Meanwhile, buildings that do not correspond to these norms in terms of volume, height or land use may be subject to modification.

See overleaf for a map showing the spatial relationship between the OUPR sub-zones and the 15 Areas that make up the nominated site.

Zone B is identified as sub-centres and is classified into four sub-zones namely (B1, B2, B3 and B4). Sub-zone (B1) is the area west of the Asmara Palace Hotel and it is beyond the Buffer Zone. Sub-zone (B2), is the area west of the Italian Cemetery and Ministry of Information and is bounded by the outer edge of the buffer zone. Sub-zone (B3), is the area between Adi Guadad and Merhano, as well as the Mai Hutsa centre and together with sub-zone (B4) is outside the buffer zone.

Out of these four sub-zones only sub-zone (B2) and a small portion of sub-zone (B4) are located within the buffer zone, whereas the rest are outside. All the areas within Zone B are designated for new construction development activities and will comprise commercial and office use buildings, some warehousing, small scale non polluting industries as well as some residential housing. The land uses are permitted with restrictions and those that are prohibited from carrying out any construction activities are described in detail under article (nature of land use).

Zone C is recognized as predominantly housing and is divided into five sub-zones, namely (C1, C2, C3, C4 and C5) and includes areas within the Greater Asmara Area. A quite substantial area of sub-zone (C1) is within the northern part of the nominated property and is inscribed within the boundary of the buffer zone. Sub-zone (C2) is located to the northeast and east of the nominated property and within the perimeter of the buffer zone. Most of sub-zone (C3) is found on the southern and south-eastern parts of the nominated property whereas a very small portion of area of sub-zone (C4) is inscribed on the eastern part of the buffer zone and a small portion of area of sub-zone (C5) is located to the north west of the nominated property and is bounded within the buffer zone.

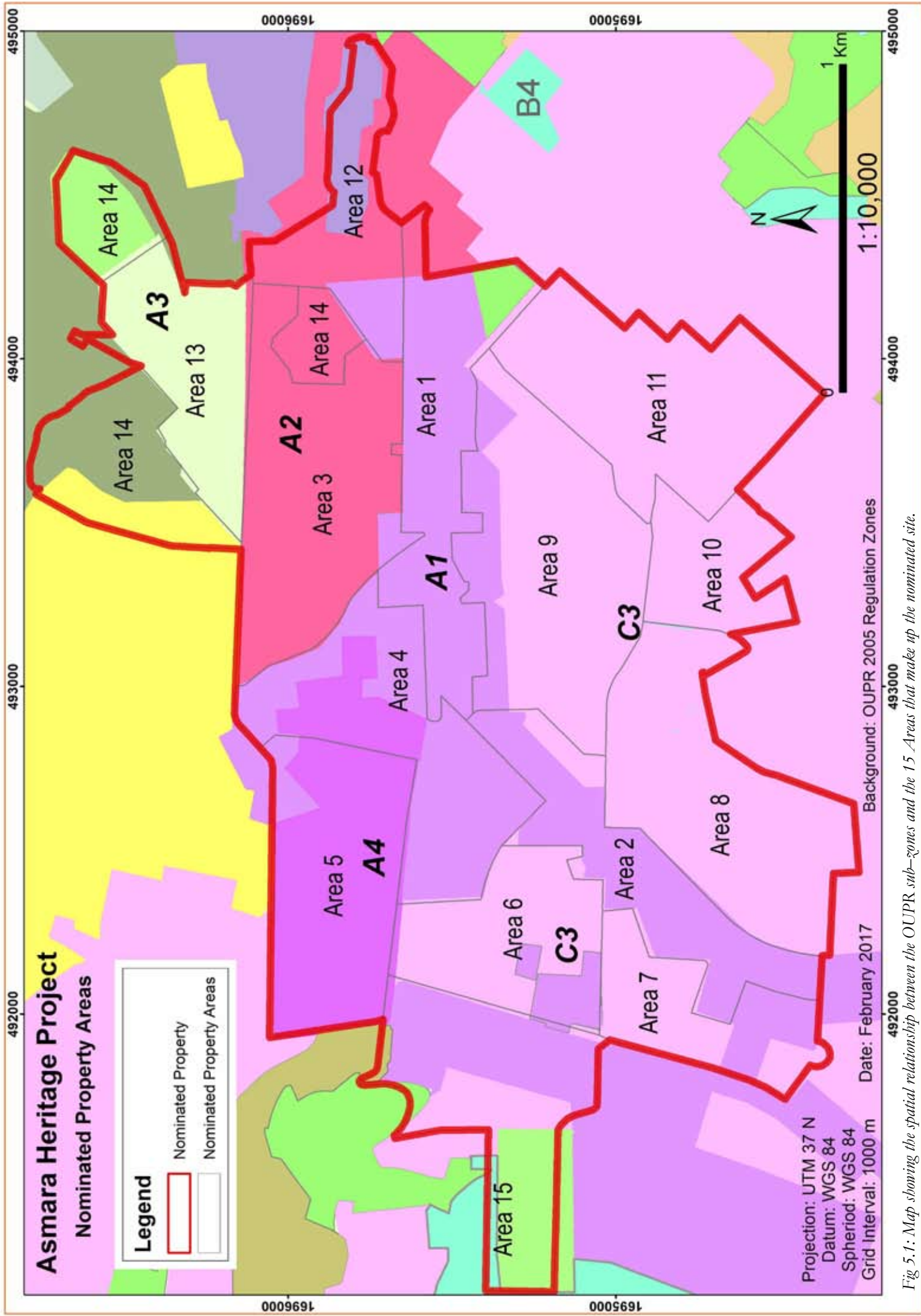


Fig 5.1: Map showing the spatial relationship between the OUPR sub-zones and the 15 Areas that make up the nominated site.

- *Sub-zone (C1)* is identified as **Planned Low Cost** and comprises neighbourhoods that are resided by over half of the Asmara population. It is known for its high population density and high rate of occupancy and often of substandard infrastructure provision.

- *Sub-zone (C2)* is categorized as **Unplanned** and is characterized as having small sized plots with irregular and haphazard settings and accessed through narrow winding unpaved pedestrian paths with minimal vehicular access to the neighbourhood. Water is supplied by trucks to the nearest accessible spot and there is no sewage or drainage network. Most of the households within the neighbourhood are supplied with electricity, access to basic services include schools, clinic and telephone network. Sub-zone C2 has the highest population density with 1,500 inhabitants per hectare.

- *Sub-zone (C3)* is recognized as **Residential (villa neighbourhoods)** and comprises two kinds of housing typology: detached housing (villa) and semi-detached housing. These residential neighbourhoods are expected to retain their present character.

In OUPR – 2005 the regulation sets the conditions for sub-zone (C1) the gradual reduction of density and upgrading as well as renewal of the housing stock, and improved infrastructure provision. Sub-zone (C1) should retain its residential as well as its mixed use (commercial and residential) character and some function of manufacturing. The regulation for sub-zone (C2) seeks an improvement of housing and infrastructure to occur gradually as the inhabitants strive to repair and rebuild their housing and the Central Region Administration progressively implements the provisions of infrastructure as well as amenities. Meanwhile, the regulation for sub-zone (C3) in the built residential neighbourhoods whenever there is a dominant setback in place from the alignment that exists will impose the same setback on all new buildings.

Likewise, the APNTR states that all the buildings that are described under (Zone B) and (Zone C) above and which are inscribed in the buffer zone are subject to regulations indicated in the respective urban conservation master plans, with the requirement of complying in terms of volume,

height and other conservation parameters to the norms of the nominated property or as expressly indicated in individual projects, as referred to in Art. 16 (See *Nomination Dossier Annex Vo.1* page 432). See overleaf for a map showing the spatial relationship between Zones B & C and the Buffer Zone.

When will the Conservation Master Plan be finalized and implemented?

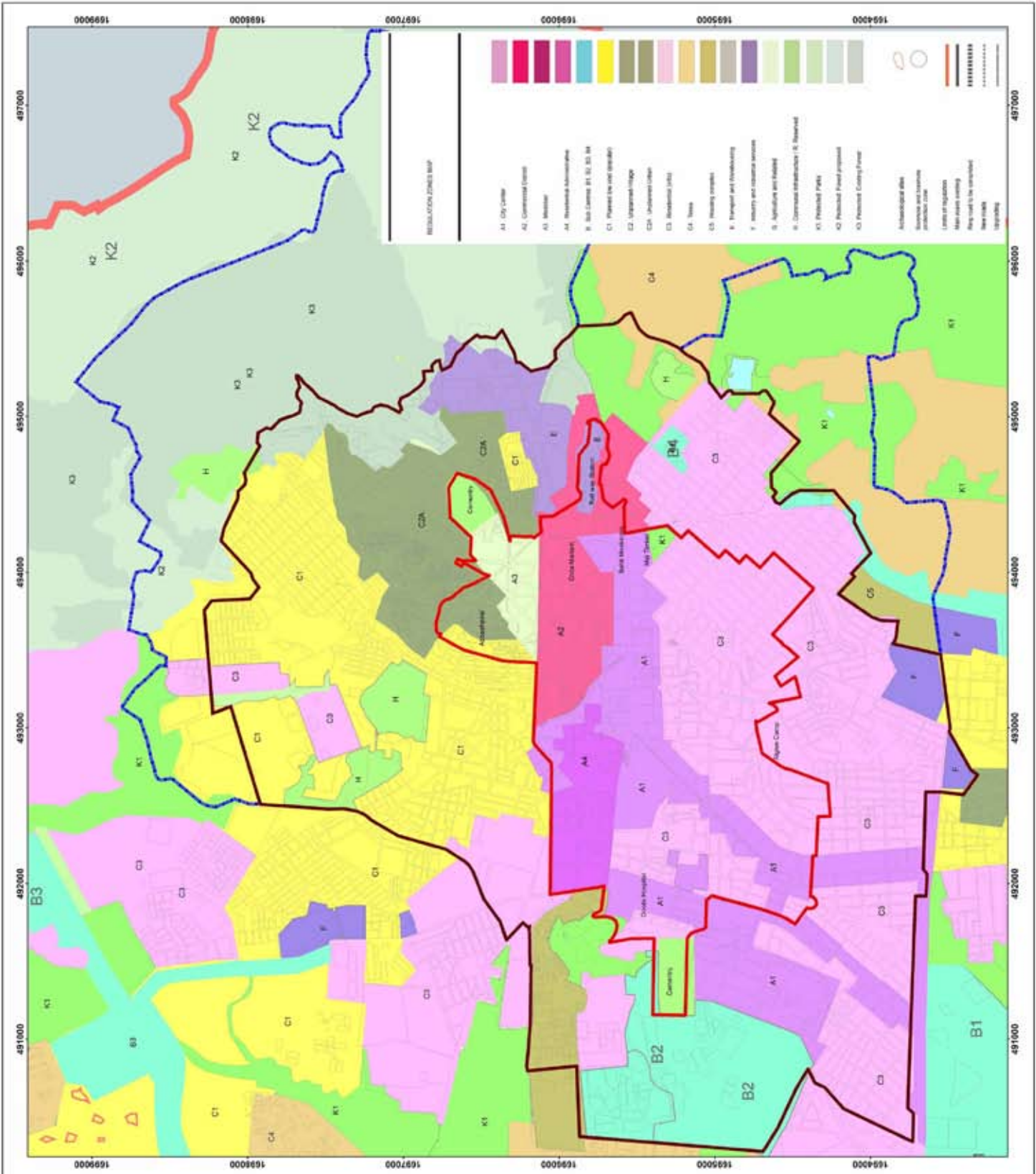
Preparation of the *Urban Conservation Master Plan* needs inputs from multi-disciplinary professionals and is a time consuming and resource intensive task. It also requires analysing a huge quantity of data collected from the field on over 4,300 historical buildings, infrastructures (257 roads and 80km in length), open and public space (38), and archival documentation (above 75,000 documents).

The *Urban Conservation Master Plan* is in therefore in the process of preparation and several plans with various scales are being prepared together with the regulation and guidelines for protection, restoration, rehabilitation and conservation measures. When the Urban Conservation Master Plan is finalised it will be endorsed by the Ministry of Education, Commission of Culture and Sport as well as the Central Region Administration and will be put into effect as soon as it gets the enactment. It will enforce the regulations and guidelines that are set for the protection, restoration, rehabilitation and conservation measures for the nominated property. The Urban Conservation Master Plan is anticipated to be finalised in November 2017 and implemented in 2018.

Clarify instruments currently in use to regulate the conservation activities on existing buildings.

In the DoPWD there are three divisions that deal with and approve works related to buildings, open spaces and allocation of parcels and vehicular streets and pedestrian walk ways: Design and Supervision; Urban Planning; and Roads and Maintenance.

Most of the time is spent dealing with requests from individual building owners, state owned buildings and sometimes by the department's initiative. In this process special attention is given to requests for maintenance and conservation





State of Eritrea
Central Region Administration
Department of Public Works Development



Asmara Heritage Project

Boundaries of Nominated Property, Buffer and Protected Zones

Legend

- Nominated Property
- Buffer Zone
- Protected Zone
- Blocks

Background: OUPR 2005
Regulations zones map

N





0 0.25 0.5 1 Km

1:12,000

Projection: UTM 37 N
Datum: WGS 84
Spheroid: WGS 84
Grid Interval: 1000 m

Date: February 2017

Fig 5.2: Map showing the spatial relationship between Zones B & C and the Buffer Zone.

measures within the nominated property. In cases of building maintenance within the nominated property, the following procedures should be fulfilled:

1. A form should be filled in which specifies the type of maintenance needed for the building in question. In this form there is a statement informing the owners what type of materials and colours (paints) are allowed and what are not allowed to be applied on the buildings façades.

2. All the necessary legal documents (floor plans, elevations, sections) photographs of the building should be taken from different directions and should be submitted to the building committee who is responsible for issuing the necessary permit.

3. Based upon the legal documents and the photographs submitted, if the works are believed to entail extraordinary maintenance, a visit and survey is carried out by architects who then give recommendations on what kind of contractor should carry out the work, how it should be handled and the limits of the interventions.

4. In some cases when the request for restoration is for a special type of building which the committee believes should involve national and international consultants, a contractor's permit is not issued until a competent specialist is found.

5. When a report is forwarded to the committee in charge of issuing permit that unauthorised work have been carried out, like increasing fence heights or changing patterns, the committee forces the owner to reverse the work to the original state.

ICOMOS considers crucial that the different instruments and regulations provide a clear framework for the control of transformations within the nominated property and its buffer zone. To this end, it would be useful that the State party could clarify the hierarchy of different planning instruments in place and being developed.

The *Strategic Urban Development Plan* (SUDP-2006) is the planning instrument that guides the 13 sub-sector strategy including land use and zoning, housing, cultural heritage and tourism, agriculture, industry, amenities, water supply, drainage, sanitation, solid waste management,

urban transport, energy and telecommunications development at the city level and the surrounding territory (16 villages), i.e. the “Greater Asmara Area”. The objective of the SUDP is to:

- assess the present urban context, covering all sectors of activity having an impact on the future development of Greater Asmara Area (GAA),

- define the future expansion trend of the GAA, at 20 years horizon (2025),

- define new city centre, industrial, commercial, administrative and identify new areas for housing construction,

- define strategies for preserving the historic character of the city,

- Identify and formulate ‘priority projects’ to be developed in short and long-term strategy.

The *Outline Urban Planning Regulation* (OUPR-2005) is a planning tool associated with implementation of the SUDP. The purpose of the OUPR is to control land use and building conditions in the GAA. The regulation applies for all actors: public and private. It applies to the GAA territory, which is sub-divided into sub zones, with different land use requirement and building regulation for each zone.

The SUDP has broad urban development strategies at the city level and the Greater Asmara Area (GAA) and the OUPR is a planning regulation providing guidance to land use and building construction at the city level and surrounding territory. These two documents have given emphasis to preserve and conserve the built heritage of Asmara and serve as guiding documents for the local authorities.

The *Urban Conservation Master Plan* is in the process of preparation and several plans with various scales are being prepared together with the regulation and guidelines for the protection, restoration, rehabilitation and conservation measures. The UCMP's principle objective is an integral and coherent policy of economic and social development of the city and implemented by the management strategy at all levels.

The UCMP has the following contents: historical,

physical, socio-economic analyses, integrated rehabilitation of architectural and urban heritage, recovery of the urban visual integrity, requalification of housing and social services, rearrangement of traffic, verifying the functional of technological infrastructures, cultural and tourism development, planning guidelines for the buildings, urban fabric, infrastructure, services, traffic and townscape, planning instruments- drawings and tables, building norms and standard, special projects area and implementation mechanism (see *Nomination Dossier Annex V.1 p.393-417*). The UCMP is anticipated to be finalised in November 2017 and will be the key conservation policy and guidance document and will prevail above the SUDP and the OUPR in managing the nominated property.

The *Asmara Planning Norms and Technical Regulation* (APNTR) is a tool for the implementation of the general detailed *Urban Conservation Master Plan* for the nominated property. This regulation is still under development and expected to be finalised in 2017. The objective of the Asmara Planning Norms and Technical Regulation is to regulate the conservation and valorisation of the nominated property. These have been developed to protect, conserve and safeguard the nominated property and buffer zone. The APNTR will be the main conservation planning guidelines and instrument and will supersede the OUPR and 1938 Building Regulations to manage the nominated property and buffer zone.

Asmara's 1938 Building Regulation (Regolamento Edlizio) is old but there are key elements that are applicable to the nominated property. For example: limiting the height of buildings, density, cornice line, setbacks, construction materials and color, internal and external space, balconies, fixtures, decoration, habitation license, etc. Since independence this regulation has been a transitional instrument considered valid by the city administration and used as the basis for decision-making inside the nominated property and buffer zone. The APNTR has been reviewing the various articles in the 1938 Asmara Building Regulation and all the pertinent articles that are useful and relevant for the conservation measures will be incorporated. When the APNTR is enacted later this year as the principal planning instrument for the nominated property, it will replace the 1938 building regulation completely. The moratorium imposed in the

nominated property can then be lifted.

Provide a map indicating the overlapping zones of the different plans with a reference to their respective regulations as a tool for clarification

We have prepared for your reference and clarification a map that show the various plans overlapped. The nominated property will be regulated by the urban conservation master plan (UCMP) and the buffer zone will be regulated by both UCMP and SUDP (see Fig 5.3 overleaf).

Explain how the Interim Regulations (2003), which ICOMOS has understood as temporary regulations to be implemented during the Moratorium and never finalized and which the State Party reports being developed, will interact with the other regulations in place or being prepared.

The *Interim Building Regulations* (2003) were prepared referring to many international building codes and of developing countries' national codes, including the 1938 Building Regulation of Asmara. However, care had been taken to accommodate local needs and requirements. Present practices being followed in Asmara and the Administrative setup were also considered while framing the *Interim Building Regulations*.

The purpose of these regulations is to establish the minimum requirements to safeguard the public health, safety and general welfare through structural strength, means of egress facilities, stability, sanitation, adequate light and ventilation, and safety to life and property from fire and other hazards attributed to the built environment. The scope of the *Interim Building Regulations* applies to construction, alteration, movement, enlargement, replacement, repair, equipment, use and occupancy, location, maintenance, removal or demolition of every building or structure or any appurtenances connected or attached to such buildings or structures.

As per article 103.2 of the *Interim Building Regulations*, these regulations apply to the entire Central Region Administration except the following areas:

1. In Tessa areas (the surrounding villages) not covered by any development plans.

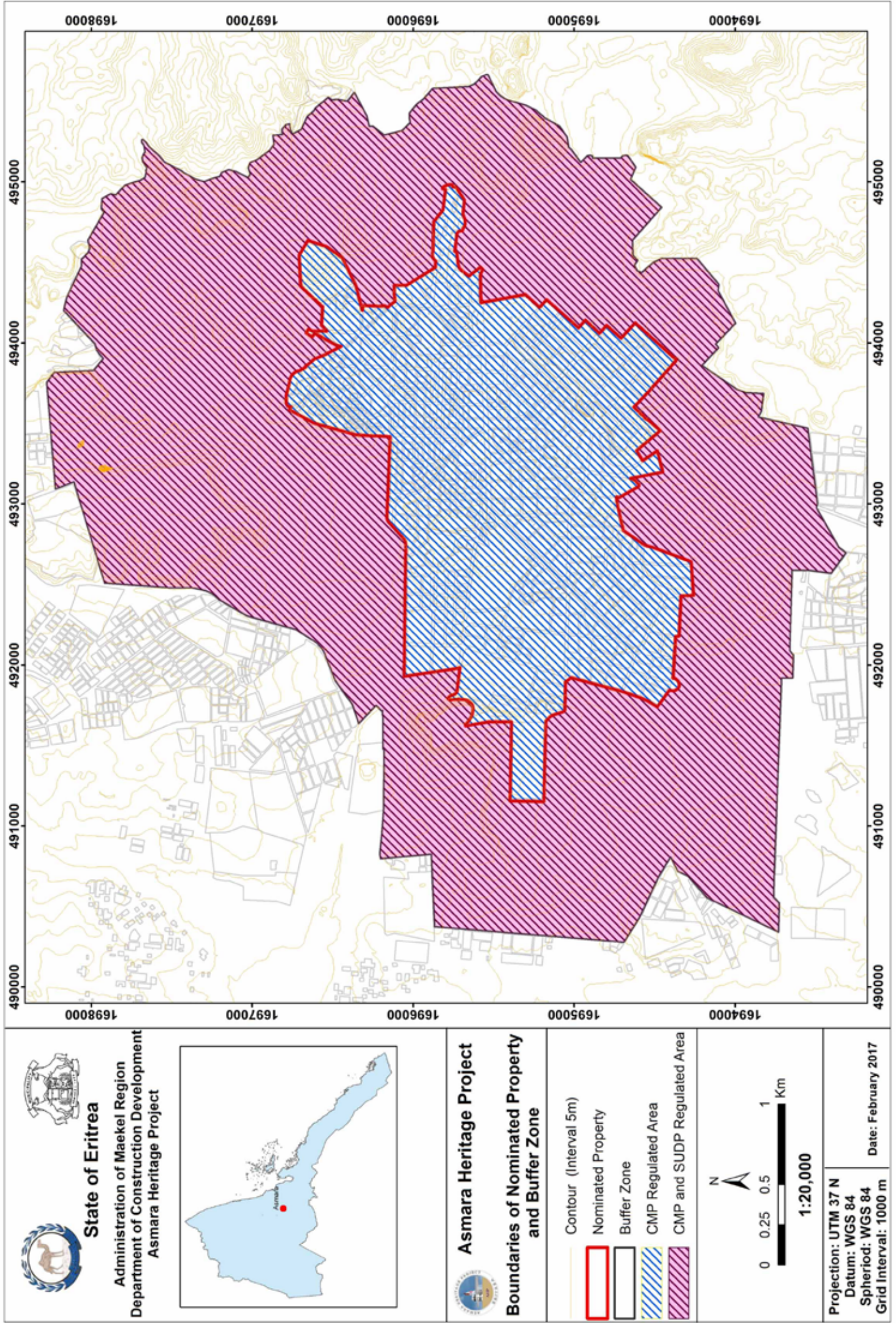


Fig 5.3: Spatial relationship between CMP and SUDP regulated areas.

2. In the Historic perimeter of Asmara delineated by Central Region Administration and Cultural Assets Rehabilitation Programme (CARP).

3. Any area specifically declared by Central Region Administration.

Hence, the *Interim Building Regulations* was an attempt by the Central Region Administration to address the issue and to provide immediate measures for the Administration and the general public alike. It is intended as an Interim Building Regulation which would be replaced by statutory building rules and regulations in due course.

ICOMOS considers that these regulations only provide for basic urban parameters (e.g. volume, height, floor area ratio, etc.) but do not address the historic character of the urban landscape of Asmara and need to be complemented by indications concerning the architectural language, materials, the finishing, etc. as the Asmara Planning Norms and Technical Regulation (APNTR) and the Conservation Master Plan (CMP) seem to address only the built heritage for the purpose of conservation.

The SUDP recommended and foresaw the “opening up of the Historic Perimeter to building under the guidance of the Outline Urban Regulation” – 2005. The OUPR provided key urban parameters including a description of the historic perimeter characteristics, land use, minimum plot area and street frontage, building conditions – floor area ratio and height, placement of buildings – relationship with public roads, plot boundary, set back; technical networks – road access, drinking water, waste water, solid waste, parking spaces and planting. While the OUPR had been under preparation, there was other study undergoing by Cultural Asset Rehabilitation Project concerning the historic perimeter of Asmara. Therefore, the OUPR considers only basic urban parameters and envisages that the CARP study will be complemented in detail. For your information, there has been no new construction in the nominated property since 2001 and the moratorium imposed in the historic perimeter is not yet lifted.

Currently, the Department of Public Works Development of the Central Region Administration has been using as a transitional regulation the 1938 Asmara Building Regulation (Regolamento

Edlizio) for issuing building permits in the nominated property. There are still key contents of the regulation that are applicable to the nominated property include: permit procedures, limiting the height of buildings, room height and cornice line, setbacks, construction materials and color, appearance of buildings, structural elements and stability, internal and external space, balconies, fixtures, decoration, habitation license, fences, public space, etc.

The APNTR has been reviewing the various articles of the 1938 Asmara Building Regulation. All the pertinent articles which are useful for the conservation measures are being taken and incorporated. Furthermore, CARP conducted various studies on the historic perimeter of Asmara from 2000–2007 and all the reports and planning guidelines produced are being reviewed and integrated to the APNTR. Therefore, the APNTR will address ICOMOS’s concerns.

The nomination dossier mentions the *National Tourism Development Plan (2000 - 2020)* as an important instrument for the improvement of Asmara and envisages improvements of parks, museums, streets and pavements, public transport, electricity and water supply, waste management telecommunications. ICOMOS notes that the above topics are all crucial for the full understanding of the planning and management system and would be grateful to receive more information about this Plan, its state of implementation and its provisions for Asmara and how they are integrated with the other plans and regulations.

The *National Tourism Development Plan (2000-2020)* was prepared to provide a guide to improve places of touristic interests and upgrade the city center in all aspects. The plan was prepared based on the prevailing Central Region development strategies. The plan was prepared by the Ministry of Tourism of the State of Eritrea in 1999 and within the context of the national perspectives reflecting the objectives of the *National Economic Framework and Programme (NEFP)* with short, medium and long term aspirations. The *National Tourism Development Plan (NTDP)* has developed tourism strategies for each of the six administrative regions of Eritrea. With regard to tourism development in the Central Region Administration, some measures

and improvements were recommended in Asmara and its environs.

The following improvements were carried out over the past 16 years according to the NTDP: the establishment of a National Museum, upgrading the city center including streets, pedestrians walkways, street lighting and traffic signage, water supply and sewerage systems, modernisation of electricity and telephone networks, upgrading of squares and public spaces, upgrading of Asmara Stadium, renovation of existing hotels, new five star hotel (Asmara Palace Hotel), development of a National Martyrs' Park, solid waste dumping site on the Massawa Road (currently being upgraded into a solid waste treatment plant).

However, there were certain projects that remain unimplemented, like the 'Roof Africa' Hotel, Conference Centre and Golf course, National and Zoological Garden and ethnographic museum, Derfo Valley tourism, hiking lodge, restaurant and view point, various smaller museums, and tour operators which were to be managed by the SUDP.

Subsequent plans (e.g. the SUDP (2006)) have incorporated the contents of the NTDP in the context of the Asmara city centre and formulated a long term strategic urban development plan and to identify priority projects for immediate rehabilitation, upgrading and extension of infrastructure services of the city.

With regard to the Management structure, it has been understood that a central management body is envisaged for the implementation of the Integrated Management Plan. ICOMOS would be pleased if the State Party could confirm whether the Integrated Management Plan has been already approved and how it relates to the other plans and provisions being developed. If this has not been approved yet, it would be useful that a timeframe for its approval and implementation is defined by the State Party.

The preparation of the *Integrated Management Plan* (IMP, 2016-2021) for Asmara has involved various stakeholders and was completed in January 2016. This plan was prepared in a wide context of management and based on different experience gained in the previous years and better information gather from extensive surveying and other methods of research. The aim of the IMP is to promote

the sustainable management of the nominated site so that the OUV the integrity and the authenticity are conserved over time and transferred to future generations. The IMP was endorsed by the three concerned institutions: Ministry of Education, Commission of Culture and Sports and the Central Region Administration on 14 September 2016 (see *Nomination Dossier Annex Integrated Management Plan*).

The IMP (2016-2021) is more detailed and precise than the previous plans because this plan has been prepared through participation of and consultation with the general public and within the heritage context. Moreover, the IMP outlines, strategies, objectives, action project, implementation framework and schedule and possible institution responsible for execution of a specific action. Therefore, the IMP (2016-2021) can confidently protect and conserve the nominated property and will be reviewed and updated every five years.

As for the management body, the ICOMOS Panel has found that this needs to be set up expeditiously and given a coordinating role for all relevant actors and provided with sufficient technical and financial means to perform its function.

The State Party will take the recommendation provided by the ICOMOS Panel regarding the management body, we are in the process of setting up the management body to perform coordinating role for all relevant actors and be provided with sufficient technical and financial means to perform its function.

The additional information received in November 2016 reports that the buffer zone shall be subject to rules and regulations provided by the Urban Conservation Master Plan (in draft). In this regard, ICOMOS would be pleased to receive clarification on whether the Urban Conservation Master Plan coincides with the draft Conservation Master Plan being prepared.

We can confirm that the *Urban Conservation Master Plan* coincides with the draft *Conservation Master Plan* being prepared.

The SUDP mentions, at Chapter 4.3, 22 projects of the Asmara Tourism Master Plan Concept. In this regard ICOMOS recalls the requirements of paragraph 172 of the Operational Guidelines for the Implementation of the World Heritage Convention that encourages the State

Party to provide information on any projects before any final decision is taken.

The *National Tourism Development Plan* (2000-2020) (NTDP) was prepared by the Ministry of Tourism of the State of Eritrea in 1999. The following improvements have been carried out in the past 16 years: the establishment of National Museum, upgrading the city center including street, pedestrians walkways, street lighting and traffic signage, water supply and sewerage systems, modernisation of electricity and telephone networks, upgrading of squares and public spaces, upgrading of Asmara Stadium, existing hotels renovation works, new five star hotel (Asmara Palace Hotel), National Martyr's Park developed, and a solid waste dumping site on the Massawa Road. Unimplemented projects include 'Roof Africa' Hotel, Conference Centre and Golf course, National and Zoological Garden and ethnographic museum, Derfo Vally tourism, hiking lodge, restaurant and view point, the various museums proposed and tour operators. There are no current plans to implement these projects, however, the State Party of Eritrea would like to assure ICOMOS that any projects mentioned above or other initiatives will provide information to the WHC and ICOMOS before any decision is taken.

6. Community Involvement

The people of Eritrea in general and Asmara inhabitants in particular are proud of their capital city due to its unique architectural and urban environment as described in the nomination dossier. Asmara residents have a genuine love for their city, but over recent years the AHP and other relevant bodies (e.g. the Cultural Assets Rehabilitation Project) have tried strenuously to raise public awareness and education about the qualities and attributes of Asmara. This has had the effect of increasing the consciousness and understanding of the population regarding the significance of the historic buildings and a positive attitude towards conservation.

The city's inhabitants when they see inappropriate construction practices or the alteration of building materials, structure or colors, they are sensitive and react immediately by expressing their views to the city administration to undertake correction measures. Private owners of buildings understand their obligation and how significant their buildings are and always apply for maintenance permits prior to undertaking any measures or interventions. As a result, the community of Asmara has been protecting its capital city since the colonial periods in a bottom up process rather than depending solely on a top down system of governance. Consequently, the community has developed a culture of ownership and preservation of Asmara's special characters.

The AHP has organised a wide range of community engagement activities. In 2014 -2015, the AHP presented and displayed the draft nomination dossier and maps during the National Festival for comments, suggestions and public hearing (see Figs 6.1-6.4 overleaf). Public comments

and suggestions were recorded in books and their views were incorporated in the nomination dossier and management plan. Brochures in three languages (Tigrinya, Arabic and English) have been prepared and circulated to the general public in various meetings and exhibitions to raise public awareness and promote Asmara's candidacy for UNESCO World Heritage listing.

In addition, various stakeholders meetings and workshops have been conducted and group discussions held. These include, organising expert meetings concerning protection and conservation and broadcast through the media (TV, radio, and newspaper), community meetings organised by regional and local officers, and other stakeholders. These have been done most of the time through public organisations like the Eritrean Youth and Students Association, Eritrean Women Association, Eritrean Workers Association and Ministry of Education and Commission for Culture and Sports and others.

The process has also entailed extensive stakeholder engagement and consultation with local residents including four successive exhibitions at the annual Eritrea Expo (visited by hundreds of thousands of people); printing and dissemination of multilingual brochures and information leaflets; interviews on the media, including television, radio and newspapers; hosting public and professional workshops; and intensive international exposure to reach global audiences including the Eritrean diaspora (the largest per capita in the world) including coverage by BBC, CNN, *The Guardian* (UK), *New York Times* (USA) and the recent honour of winning the prestigious RIBA President's Medal for Research, 2016.

(<https://www.architecture.com/RIBA/Contactus/NewsAndPress/PressReleases/2016/RibaRevealsWinnersFor2016PresidentsAwardsForResearch.aspx>).

The AHP has also engaged intensively with international community to help support the development of the necessary strategies, tools and management processes. The Norwegian Embassy, British Embassy, Swiss Embassy and the Toll Gage Foundation in the USA have all generously supported the project and most recently the AHP has successfully bid for major project funding from the EU (€300,000) to support a wide range of capacity building initiatives in conservation and management, as well as public engagement and stakeholder activities (including international symposium, workshops, and exhibitions).

During the course of all these efforts the Central Region Administration and the AHP office have identified and recognised the contribution of community involvement as the main tool in the protection and conservation of the nominated property. As a result, the State Party of Eritrea and the Central Region Administration has made a commitment through the *Integrated Management Plan (IMP)* to outline strategies and actions to build strong community involvement in the protection and conservation of the nominated property.

Currently, the Department of Public Works Development and AHP have been working in collaboration with private owners and business owners in promoting Asmara architecture and urban qualities. Continuous technical advice and supervision have been provided for the private owners who are repairing their buildings. From the ongoing experience and assessment, private owners are cooperative and encourage working with the city administration.

The long-term conservation of Asmara's urban heritage will focused on the residents of the city and the wider Eritrean public to take an active role and take ownership of their cultural heritage. The process of improving public knowledge about and awareness of the city's heritage values has been ongoing for nearly twenty years. The establishment of the AHP provides the opportunity for a renewed and sustained effort to improve the public's knowledge about Asmara's heritage values and to engage the public in conserving these values in perpetuity.

Figs 6.1 - 6.4: Crowds of local Eritreans visiting the AHP's exhibition at the National Festival held annually in Asmara. The event has been used by the AHP over the last three years to raise awareness of their activities and to disseminate information about the UNESCO bid and encourage public debate and participation in the process.





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