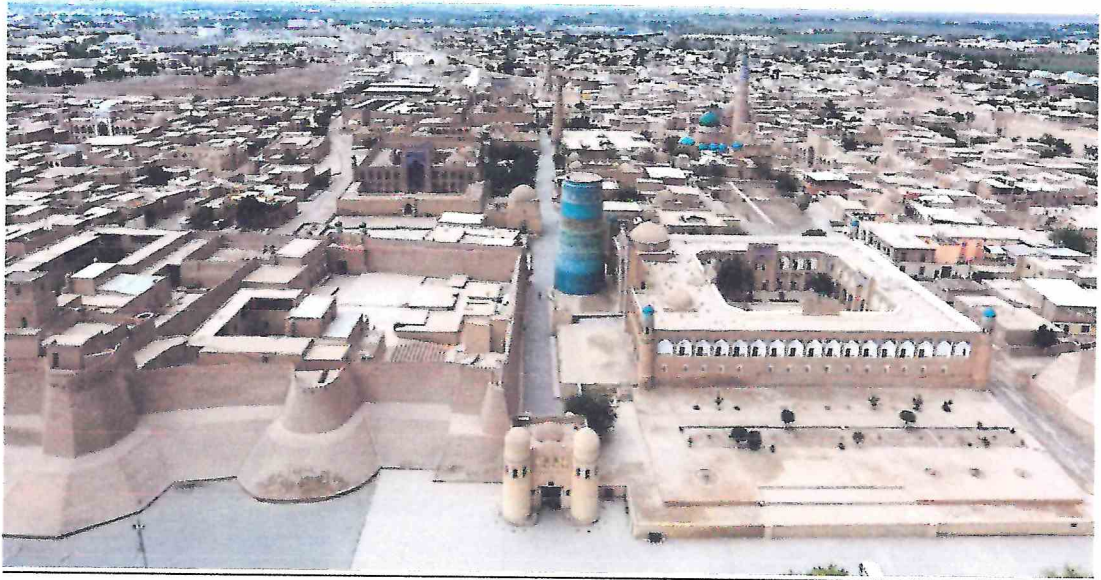




**FORMAT FOR THE SUBMISSION OF  
STATE OF CONSERVATION REPORTS  
BY THE STATES PARTIES**

**(in compliance with Paragraph 169 of the Operational Guidelines)**



Name of World Heritage property:

**Uzbekistan, Itchan Kala (543)**

**1. Executive Summary of the report**

The report was prepared by Department of cultural heritage of the Khorezm region of the Agency of Cultural heritage under the Ministry of tourism and sports of the Republic of Uzbekistan on response to the Decision 44COM 7B.39 - Itchan Kala (Uzbekistan) (C 543) of the World Heritage Centre.

**2. Response to the Decision of the World Heritage Committee**

According to the Decision of the 44 COM 7B.39 for Itchan Kala (Uzbekistan, C 543), the state party informs of the following:

*(Item 3-4) Welcomes the proposed revision of the overarching Detailed Planning of Historical Centre of Khiva (PDP), which is part of the Master Plan of Khiva city for the period up to 2030 that was initiated following the decree 'On the Program for Complex Development of Touristic Potential of the Khiva City and Khorezm Region for 2017-2021' and noted that this proposed revision will be subject to a Heritage Impact Assessment (HLA), and requests the State Party to submit to the World Heritage Centre outlines of the PDP and relevant sections of the Master Plan before these plans are approved, for review by the Advisory Bodies;*

The Master plan and PDP until 2030 initiatives have been implemented within the "Programme for integrated development of tourism potential of Khiva and Khorezm region in 2017-2021." The State party has been working on the Heritage Impact Assessment and recommendations provided by the World Heritage Centre. Upon completion this document will be submitted to the World Heritage Centre for review.

*(Item 5) Also requests the State Party to engage in phased dialogue and consultation with the World Heritage Centre and the Advisory Bodies on further development of these important plans through capacity-building assistance, either virtually or in person, as these plans will define how Itchan Kala and its setting will develop over the next few decades:*

During the visit of the UNESCO Director-General, Ms Audrey Azoulay, to Uzbekistan in August 2019 by the invitation of the President, Mr Shavkat Mirziyoyev, she announced the establishment of a UNESCO International Advisory Committee for World Heritage Cities in



Uzbekistan (IAC). As a group of international and interdisciplinary experts that would be coordinated by the World Heritage Centre with the Advisory Bodies (ICOMOS, ICCROM), they would provide ongoing technical advice on proposed projects related to conservation and restoration of the World Heritage cities of Uzbekistan. The first introductory meeting of the IAC took place in hybrid format in September 2021. It is planned to arrange two IAC meeting in 2022.

*(Item 6) Acknowledges the development and tourism pressures that are facing the city as a result of investments and the creation of a high-speed rail link to Bukhara and Samarkand, and also notes the development of a Tourism Destination Management Plan;*

The railway was constructed, however, due to COVID -2019, this type of transport system was not launched.

The European Bank for Reconstruction and Development (EBRD) together with the SUPERWIEN architecture and urbanism company (Wien, Austria) and national partners had developed the Integrated Cultural Heritage Framework (ICHF EBRD) Land-Use Planning and Development in Khiva and Khorezm Region. One of the activity of the ICHF is diversify the tourists' routes and activity in Khiva and in Khorezm Region. In order to further some of the strategical recommendations outlined in the report a number of transformative project proposals for the central area of Khiva such as Itchan kala public space upgrade; Ring park recreational development; Sirchali channel revitalization; Dishan kala history trail; Mahalla upgrade; detailed masterplan for mixed use development to diversify the tourists routes and activity in Khiva and in Khorezm Region have been developed.

Two makhallas within Dishan Kala area were proposed as a pilot project to show how the local people live and work.

All the reports with finding and recommendations were submitted to the Ministry of Tourism and Sports, Ministry of Investments and Foreign Trade and Khokimiyats of the Khorezm rigion and the city of Khiva.

*(Item 7)Regrets the demolition of large areas of Dishan Kala and considers that the status of non-monumental urban fabric needs to be strengthened both in the property and in Dishan Kala, the traditional residential area for the fortified city, and that the interlinkages between these two areas, which together formed ancient Khiva, must be strengthened to ensure that the urban grain and individual buildings are sustained;*

The proposal for the rehabilitation of the destroyed mahallas in Dishan kala will be reflected in the Master Plan and PDP. The state party has been working on the revising of the PDP taking into account the recommendations of the World Heritage Decisions.

*(Item 8)Further notes the focus on the distinctive traditional architecture of Khiva in the draft Management Plan and the existence of a Geographic Information System (GIS) database of all buildings and structures of Itchan Kala, and urges the State Party to ensure that the PDP, the Master Plan and the Management Plan address the issue of conservation and use of historical and architectural heritage, including principles and urgent measures to improve the preventative conservation of this housing stock, and to put in place any necessary incentives;*

The PDP, the Master Plan and the Management Plan will address the conservation issue and use of historical and architectural heritage, including principles and urgent measures to improve the preventative conservation of these dwellings, and to put in place any necessary incentives.

*(Item 9)*

a. *There is a need for capacity building for decision makers, conservation professionals and developers, especially in the fields of brick building conservation, reuse of historic monuments, and planning for regeneration,*

In order to strengthen activities to preserve the unique and rare cultural heritage, reflecting the rich history and culture of the people of Uzbekistan, digitalization, innovative development and strengthening of the material and technical base of the sphere, the effective application of advanced world experience, the Resolution of the President of the Republic of Uzbekistan, dated June 19, 2021, No. PP-5150 "On measures to organize the activities of the Cultural Heritage Agency under the Ministry of Tourism and Sports of the Republic of Uzbekistan, as well as the innovative development of the sphere" was established. Within this Resolution the



capacity building activities of the decision makers and specialists involved in cultural heritage field are foreseen.

Also, according to the Presidential Decree (No. 6165, dated February 9, 2021) of the 24 point of Road map on the protection of objects of material cultural heritage, the development of the activities of museums and the digitalization of the sphere in 2021-2022 foreseen step-by-step organization of the activities of the Itchan Kala Directorate for the restoration of cultural heritage sites and its regional restoration centers. The list of machinery, tools and equipment necessary to strengthen the material and technical base of the Directorate was approval by the Ministry of Tourism and Sports of Uzbekistan.

In 2021, seminars and conferences with the participation of international and local experts were organized in Shahrisabz and Khiva. These seminars included the recommendations and requirements of the Convention Concerning the Protection of the World Cultural and Natural Heritage and its Operational Guidelines and HUL Recommendation

*b. Tangible and intangible cultural heritage need to be better understood to achieve inclusive and holistic urban regeneration processes,*

Decree of the President of the Republic of Uzbekistan No. PF-6199 of April 6, 2021 "On measures to further improve the system of public administration in the field of tourism, sports and cultural heritage" and the Decree "On organization of the Ministry of Tourism and Sports" dated April 6, 2021, as well as with paragraph 15 of Resolution No. PQ-5054, in order to preserve and develop the architectural schools have been formed in the regions for many years, taking into account the specifics of the field of restoration and conservation, it is planned to establish a regional conservation centers. Where regional conservation specialists can improve their skills in traditional conservation methods, producing traditional building material for the conservation of the historic buildings and other skills related with conservation of historical buildings.

Within the EBRD project, the Smithsonian Institution (the USA) was engaged to assess fourteen cultural sites in Khiva with respect to planning and management skills, security management, collections care, and storytelling and interpretation to ensure cultural heritage assets are protected and preserved for future generations and to facilitate a sustainable development of tourism that relies heavily on cultural assets.

*c. Proper coordination with the International Advisory Committee (IAC) for cultural World Heritage properties in Uzbekistan is needed to ensure follow-up of the Committee's decisions and the mission's recommendations;*

On 15 September 2021, the ceremony of the official launch of the activities of the International Advisory Committee on Cultural Heritage in Uzbekistan was held in the Nurillaboy complex in Khiva. The Committee was created in accordance with the Resolution of the Cabinet of Ministers of the Republic of Uzbekistan No. 371 dated June 14, 2021 and currently it includes 8 foreign, 2 local experts and 3 representatives of international organizations (ICOMOS, IKKROM and CRAterre).

It is planned to arrange two IAC meetings in 2022.







*(Item 10)*

*Also considers that the draft Management Plan for the property needs to be amended accordingly and to include measures that encompass the historic urban environment for both the property and its proposed buffer zone, and that the amended Management Plan should be submitted to the World Heritage Centre for review by the Advisory Bodies*

The amendments of the draft Management Plan with taking into consideration of the historic urban environment for both the property and its proposed buffer zone is being reviewed by State Party and will be submitted for consideration to the World Heritage centre. Also, it could be discussed during the IAC meeting in 2022.

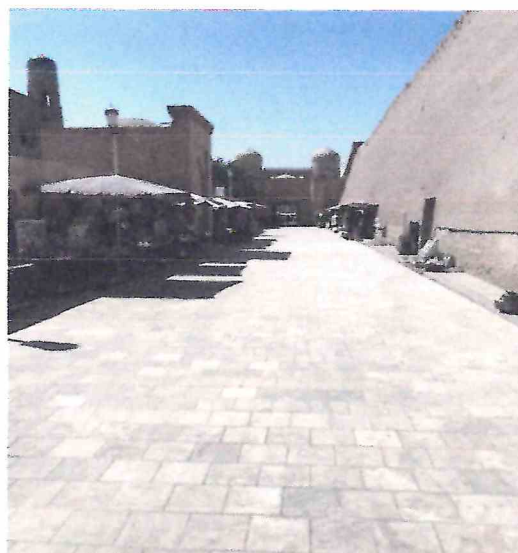
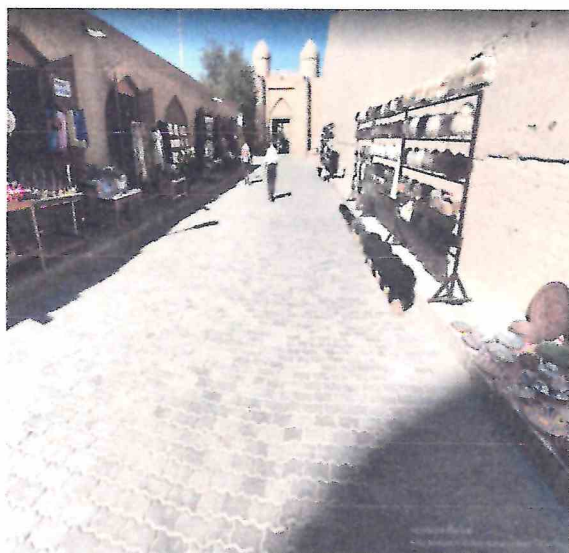
*(Item 11) Further considers that the property continues to be extremely vulnerable, and also urges the State Party to maintain the moratorium on demolition and reconstruction until the PDP and the Master Plan have been reviewed and approved by the World Heritage Centre and the Advisory Bodies, and the proposed buffer zone has been approved by the World Heritage Committee, in line with Decision 40 COM 8B.42.*

The moratorium for the on demolition and reconstruction of any area within Itchan kala and Dishan kala is undergone. It is prohibited to carry out any works and projects that could have an impact on the cultural heritage. All projects should be reviewed and approved by the Scientific Expert Council of the Department of Cultural Heritage World Heritage Properties according to the Resolution No. 265 of 30 March 2019 of the Cabinet of Ministers of the Republic of Uzbekistan "On approval of certain normative legal acts on the protection and use of tangible cultural heritage". In case of the World Heritage properties, the permission should be also provided by the World Heritage Centre.

*(Item 12) Recommends that conservation issues having an impact on public health and the condition of heritage be addressed in a way that respects the need for adequate infrastructure while protecting the authenticity of heritage structures above and below ground;*

Particular attention is paid to the preservation of the existing monuments in Itchan Kala and its authenticity and integrity. At the same time, the creation of a number of public places for residents use and visitors, as well as facilities (electricity, gas, sewerage and water supply) networks in residential areas were improved in 2021 on the eve of UNESCO International Cultural Forum "Central Asia at the Crossroads of World Civilizations". These measures were taken based the implementation of the instructions given by the Cabinet of Ministers of the Republic of Uzbekistan dated April 28, 2021 No. 247, the replacement of engineering communications in the territory of the mahalla "Itchan Kala" in Khiva. The laying of natural stones instead of concrete paving stone was modernized in Itchan kala.





Within the EBRD Integrated Cultural Heritage Framework in cooperation with the consortium of Corporate Solution (UK) and Aceplan Accesibilidad S.L.(Spain) and with Society of Disable People in Uzbekistan and other national and local stakeholders had developed “The Universal Accessibility Concept Planning report: a concept plan for infrastructure improvements in the city of Khiva”.

Also, within the EBRD activities, the EKPMG Audit was engaged for the Infrastructure assessment in the Khorezm region with the aim to map the existing infrastructure in the region; identify improvement needs, set out specific steps for improvement of the infrastructure in the Khorezm region (outside Khiva) and establish the link between infrastructure development and tourism growth; identify projects in the sphere of municipal infrastructure in Khiva and Khorezm. These will be suitable for financing by EBRD or other IFIs and the minimum improvements necessary to be done in Khorezm region as a priority that would contribute to and facilitate the development of tourism in the Region.

This reports and recommendations were also submitted to the Ministry of Tourism and Sports, Ministry of Investments and Foreign Trade and Khokimiyats of the Khorezm region and the city of Khiva.

*(Item 13)*

*Also regrets that the development of the Mevaston Hotel occurred before revised proposals and plans were approved, and considers furthermore that, while this project might be acceptable with some revisions, it cannot be taken as a model for development in areas of demolished mahallas.*

On 1 February 2021, ICOMOS received information for review, submitted by the State Party to the World Heritage Center, regarding the construction project of the Mevaston Hotel. This information included a Heritage Impact Assessment (HIA) of the project on the World Heritage property of Itchan Kala in Khiva.

ICOMOS considers that the Mevaston Hotel project in general can be approved, but some recommendation should be taken into account.

3. Other current conservation issues identified by the State(s) Party(ies) which may have an impact on the property's Outstanding Universal Value

**Parasites, pests (termites)** The presence of termites in old structures remains one of the most serious threats in Itchan Kala.

In particular, in Khan's Palace - Stone Yard, built by Allakulikhan in 1830-1840, located in the eastern part of the complex "Itchan Kala" (two-storey, three large courtyards, the official reception of the khan, a hotel and a harem, a total of more than 110 rooms and porches) need urgent conservation measures.

In some of the rooms inside the stone courtyard, the wooden beams and beams of the shed are bent and broken by termite.





(Termite in terraces on the 2nd floor of the official lobby of the Stone Yard Palace)

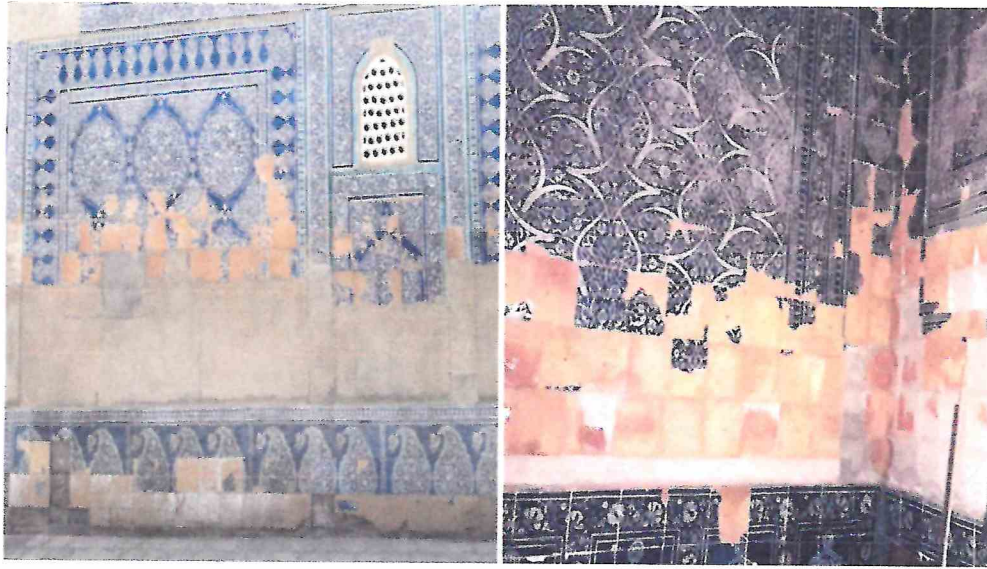


(Termite damaged the roof of a Friday Mosque in the complex)



**Surface salinity, moisture** - salinity is one of the biggest threats to the monument. It can cause the monument to completely erode. To prevent salinization, first of all, it is necessary to eliminate the conditions that cause it (creation of a drainage system, lowering the groundwater level, etc.).

In particular, the tiles of the stone courtyard palace have been falling down for many years as a result of moisture and other effects of the weather, and the patterns are disappearing.



(Tiles that disappear as a result of moisture)

Immediately conservation works are needed. Firstly, to protect people from the risk of falling down the tiles. Secondly, the project proposal for the conservation of the cultural heritage site of the Palace "Stone Yard" in order to strengthen the structure and prevent the loss of tiles. Department of Cultural Heritage under the Ministry of Culture Reviewed and approved by the Scientific Expert Council (Protocol No. 14, 21.05.2021) began works to submit necessary documentation to the World Heriatge Center.

4. In conformity with Paragraph 172 of the Operational Guidelines, describe any potential major restorations, alterations and/or new construction(s) intended within the property, the buffer zone(s) and/or corridors or other areas, where such developments may affect the Outstanding Universal Value of the property, including authenticity and integrity.
5. Public access to the state of conservation report  
*[Note: this report will be uploaded for public access on the World Heritage Centre's State of conservation Information System (<http://whc.unesco.org/en/soc>). Should your State Party request that the full report should not be uploaded, only the 1-page executive summary provided in point (1.) above will be uploaded for public access].*
6. Signature of the Authority

Shaxriyor Nurulloev

Director of the Cultural Heritage Agency