

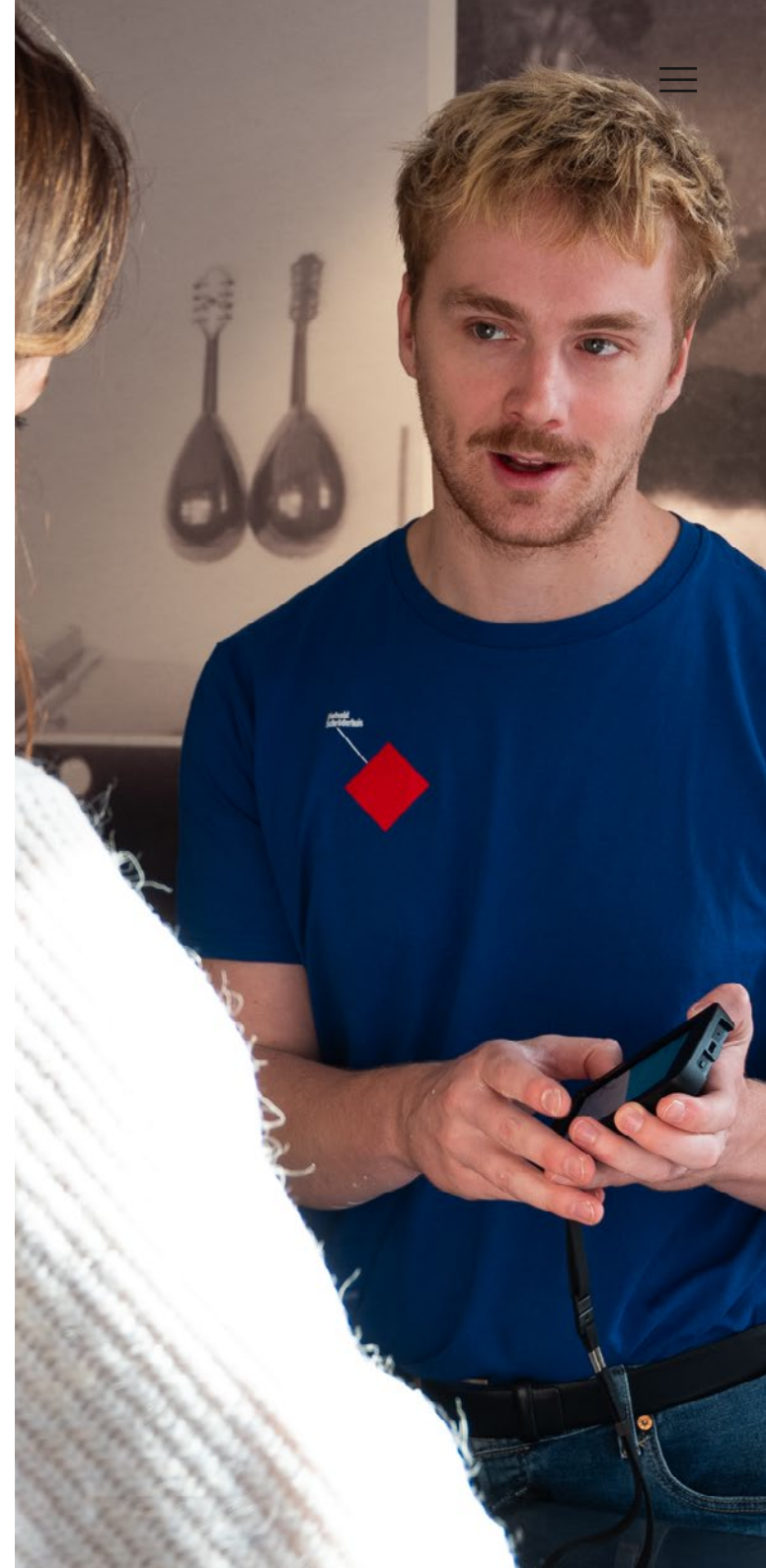
# MANAGEMENT PLAN



**Rietveld  
Schröder  
House**

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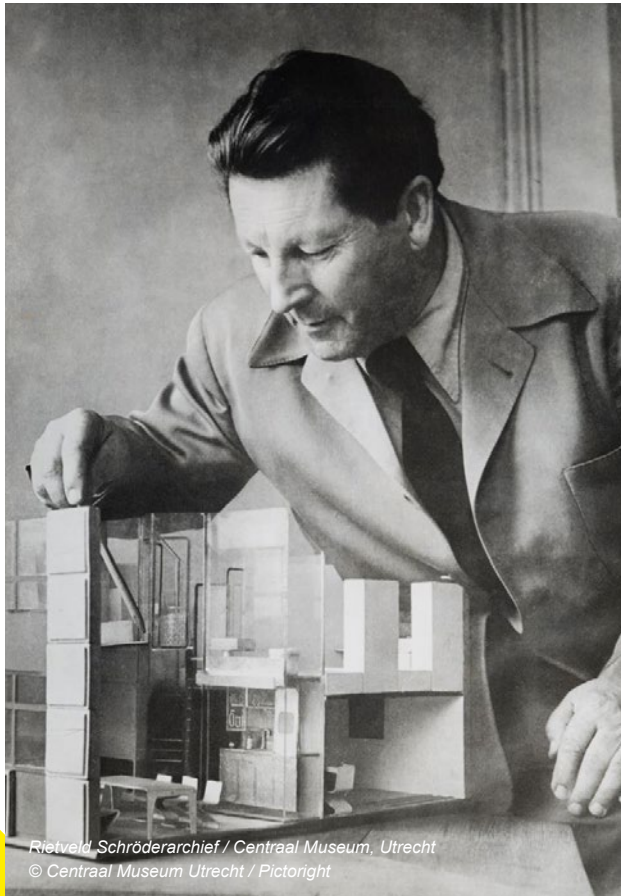
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# 1. PREFACE

“Rietveld doesn’t want to be modern: he just is” wrote C.M. van Moorsel in the *Bouwkundig Weekblad* 47, no. 40, 1926. That’s exactly it. Even today the world-famous Rietveld Schröder House is a strikingly modern sight among the surrounding brown brick houses on Prins Hendriklaan. The comment in the *Bouwkundig Weekblad* was not the only one at the time: after the unusual house on the outskirts of Utrecht was completed in 1924, connoisseurs around the world reacted enthusiastically. From Japan to France, from Germany to Russia: the Rietveld Schröder House was written about everywhere.



Rietveld Schröderarchief / Centraal Museum, Utrecht  
© Centraal Museum Utrecht / Pictoright

Gerrit Thomas Rietveld (1888 - 1964) was a Utrecht furniture maker of a strict Christian Reformed background. The Rietveld Schröder House was the first house he built, and also the house that established his name as an architect. It was at the beginning of the second decade of the 20th century that Rietveld first met the person who commissioned the house, Truus Schröder-Schräder (1889 - 1985). It was a special meeting, not just because of their differences - Truus Schröder-Schräder came from a prosperous and traditional Catholic family - but also because of their similarities: both deliberately distanced themselves from their religious backgrounds and sought after the 'modern'.

In 2024, the house will be 100 years old. A century after the house was built, people still walk past it curiously every day, visiting the house, or photographing or sketching its exterior. The Rietveld Schröder House is still a landmark. And rightly so. Centraal Museum has been fortunate to manage the house since 1987, which has been a UNESCO World Heritage Site since 2000.

## INTRODUCTION

In 2000, the Rietveld Schröder House was listed as a UNESCO World Heritage Site. The qualification reads as follows: "The Rietveld Schröderhuis in Utrecht is an icon of the Modern Movement in architecture and an outstanding expression of human creative genius in its purity of ideas and concepts as developed by the De Stijl movement. With its radical approach to design and the use of space, the Rietveld Schröderhuis occupies a seminal position in the development of architecture in the modern age." (WHC Nomination Documentation 16 June 1999)."

This management plan describes what is known as Outstanding Universal Values - cultural and/or natural values so exceptional that they transcend national boundaries and are of common interest to present and future generations of all humanity. In 1972, the guidelines for World Heritage were laid down by UNESCO in the 'Convention Concerning the Protection of the World Cultural and Natural Heritage'. In 1992, the Netherlands ratified this convention and committed itself to preserving the World Heritage on its territory.

Based on the 'Operational guidelines for the implementation of the World Heritage Convention' (last revised in 2021), a management plan has been required for each World Heritage Site since 2005. As the Rietveld Schröder House did not initially have a management plan, it was decided in 2012, in consultation between the Cultural Heritage Agency and Centraal Museum, to draw up this plan. The financial resources needed for this were made available by the Ministry of Education, Culture and Science through the Werelderfgoed.nl foundation. Werelderfgoed.nl facilitated the planning process, and Centraal

Museum and partners contributed in the form of staff support. The plan had a time horizon of 10 years. In 2022, Centraal Museum took the initiative to revise the plan. The present document is the revised plan in which we (Centraal Museum) describe the plans for the coming years. This plan again assumes a time horizon of 10 years.

## OBJECTIVE AND CONTENT

Based on the commitment to World Heritage conservation, the purpose of the management plan is to show how the conservation of the site's universal values is organised. This includes management, implementation programmes, monitoring and resources, and how the roles of the parties involved are distributed. Management aims to ensure that the site's values, authenticity and integrity are preserved for the future.

The operational guidelines, which are updated every two years, describe this as follows: "Each nominated property should have an appropriate management plan or other documented management system which must specify how the Outstanding Universal Value of a property should be preserved, preferably through participatory means. The purpose of a management system is to ensure the effective protection of the nominated property for present and future generations." In addition to the guidelines described above, the Management Plans for World Heritage Sites: A Practical Guide (Ringbeck, B., 2008) provides an important framework for the compilation of this management plan.

The management plan is a working document for the site holder that contains all the relevant information in relation to the preservation and management of the World Heritage Site. In case of the Rietveld Schröder House it is essentially a collective overview of information that is created, collected and stored in different places: the management of the house is performed by Centraal Museum, so that all plans concerning maintenance, security, education and such are part of the (long-term) policy plans of Centraal Museum. Considering that the management of a monument of this stature requires continuous monitoring, Centraal Museum has decided to complement this "static"

management plan with a dynamic “spatial archive”. Accordingly, the Rietveld Schröder House has been meticulously mapped out and carefully documented in 3D and all available knowledge is constantly updated and made accessible via <https://www.rietveldschröderhuis.nl/en/explore/spatial-archive>. The management plan therefore focuses on the more policy-related and overarching matters.

The management plan can be divided into three sub-categories:

- The first chapters provide a description of the actual situation: the site, authorities involved and restrictions.
- Chapter 5 and 6 represent the core of the plan. Chapter 5 provides an overview of the parties involved, the plans and instruments. Chapter 6 offers an overview of the developments and threats, including the associated management measures.
- The final section of the plan contains a number of chapters on communication, sustainability and finance.

The management plan always has large time horizon. The current plan should not be perceived as a static plan. It will be reviewed and updated periodically. This ensures that action points are constantly implemented and new ones are initiated. It is a supporting instrument for the management of the site.

## APPROACH

In 2012, the first management plan of the Rietveld Schröder House was developed in collaboration with the following partners: the Municipality of Utrecht, Centraal Museum, the Stichting Rietveld Schröderhuis (Rietveld Schröder House Foundation), the Cultural Heritage Agency and the Dutch UNESCO Commission. For the realisation of this plan, all partners involved have provided information and helped identify core issues that have subsequently been elaborated. The key components have been established in consultation with the respective Boards of our partners, ensuring their smooth adoption. The involvement of our partners further ensures a continuous commitment to sharing knowledge and support. The current management plan builds on the foundation of the previous plan, and was completely revised again in 2023.

## DECISION-MAKING AND SCOPE

The Stichting Rietveld Schröderhuis and the Municipality of Utrecht share responsibility for the preservation of the Rietveld Schröder House and are the site keepers. The management plan is formally compiled by both site keepers: the management of the Stichting Rietveld Schröderhuis and the Municipality of Utrecht. With this management plan, both parties confirm their commitment to follow up on its contents. In collaboration with the Cultural Heritage Agency, both site keepers view it as their responsibility and duty to maintain the Outstanding Universal Value as well as to work towards the effective protection and planning the embedding of the site in spatial policies.

The Municipality of Utrecht has partially delegated the execution of its responsibility to Centraal Museum, who is thereby responsible for implementing and monitoring the management plan.

Centraal Museum was privatised on 1 January 2013. Since then, three parties have been involved: The Stichting Rietveld Schröderhuis, the Municipality of Utrecht, and Stichting Centraal Museum. Agreements between the latter two parties have been documented in the Collection Management Agreement, which stipulates that “the Municipality of Utrecht [...] [is] responsible for the conservation of the house”.

The site keepers remain engaged in providing opportunities for a diverse and inclusive audience to become acquainted with the Rietveld Schröder House. In conclusion, the management parties support the following objectives:

- The preservation of the Rietveld Schröder House for future generations.
- Ensuring the accessibility of the Rietveld Schröder House for a large public.
- Accumulating knowledge about the maintenance/restoration of the Rietveld Schröder House.
- Requesting the responsible authorities to embed the values of the Rietveld Schröder House in spatial planning policies.

- Propagating and protecting the intellectual property of the Dutch architect Gerrit Rietveld and commissioner of the house, Truus Schröder.
- Provide or acquire sufficient financial resources to achieve the aforementioned objectives.



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A photograph of the Rietveld Schröder House, a De Stijl building. The image shows a section of the facade with large glass windows framed by black metal. A prominent horizontal red metal beam crosses the frame. The building's white concrete upper section is visible at the top. The background shows green trees and a clear blue sky.

## 2. DESCRIPTION OF THE UNESCO-SITE

In this chapter, the Rietveld Schröder House is described as well as the values that led to the UNESCO World Heritage listing.

## 2.1. DEFINING THE WORLD HERITAGE SITE

The World Heritage Sites are divided into sub-categories according to Article 1 of the World Heritage Convention. The Rietveld Schröder House is classified as monument.

The definition of a monument by UNESCO World Heritage is as follows: “architectural structures, works of monumental sculpture and painting, elements or structures of an archaeological nature, inscriptions, cave dwellings and combinations of features, which are of outstanding universal value from the point of view of history, art or science.”

Source: Ringbeck, B. (2008). *Management Plans for World Heritage Sites: A Practical Guide*.

### National monument

The Rietveld Schröder House is registered as National Monument:

- Monument number: 18329
- Status: Protected
- Registration date: 13-07-1976
- Cadastre: 3161/31
- XY coordinates: 138575-455257
- Main address: Prins Hendriklaan 50, 3583 EP Utrecht

The register contains the following description of the Rietveld Schröder House: “RESIDENTIAL house built by architect G. Th Rietveld commissioned by Mrs Schröder-Schräder in 1924, in which an abstract architecture of plastered surfaces sublimely expresses the principles of De Stijl.”

Source: Cultural Heritage Agency, Ministry of Education, Culture and Science  
Date of data: 9-9-2011.

## 2.2. UNIVERSAL VALUES OF THE SITE

The importance of the site is expressed in the Statement of Outstanding Universal Value (SOUV). This management plan describes the characteristics of the SOUV and how these values are upheld in the management and conservation of the site. These values form the basis for the recognition of the site as World Heritage by UNESCO and the management plan.

This chapter describes the universal values and the demarcation of the site.

The text below indicates the universal values of the site, as described in the SOUV.

The Rietveld Schröder House in Utrecht was designed in commission of Truus Schröder-Schräder by architect Gerrit Thomas Rietveld and built in 1924. The small family home – with its interior, flexible floor layout and visual and formal qualities – was a manifesto of the ideals of De Stijl, a group of artists and architects in the Netherlands in the 1920s. It has been regarded as one of the icons of Modernist architecture ever since.

The Rietveld Schröder House is unique in many ways. It is the only building of its kind in Rietveld's portfolio and it stands apart from other important buildings from the early Modernist movement, such as Villa Savoye by Le Corbusier or Villa Tugendhat by Mies van der Rohe. The difference mainly lies in the treatment of architectural space and the conceptualisation of the function of the building. Many modern architects are strongly influenced by the Rietveld Schröder House, as can still be seen today.

The Rietveld Schröder House was built at the end of a 19th-century row of houses located on the outskirts of Utrecht, bordering on the countryside at the time. It was built against the wall of the adjacent brick house. The area behind the house remained undeveloped because it contained 19th-century Dutch defence lines, which were in use at the time of construction.

### Criteria

Criterion (i): The Rietveld Schröder House in Utrecht is an icon of the Modernist Movement in architecture and an outstanding expression of human creative genius in its purity of ideas and concepts as developed by the De Stijl movement.

Criterion (ii): With its radical approach to design and the use of space, the Rietveld Schröder House occupies a seminal position in the development of architecture in the modern era.

Date of inscription	Criteria		Ref.
2000	(i), (ii)	Province of Utrecht, city of Utrecht N52° 5' 7" E5° 8' 51"	965

Source: (Retrospective) Statement of Outstanding Universal Value Rietveld Schröderhuis.

## 2.3. AUTHENTICITY AND COMPREHENSIVENESS

### Integrity

The Rietveld Schröder House operates as a museum. The Rietveld Schröder House has been restored, is in good condition and is properly maintained by Centraal Museum Utrecht. The location has remained in its original surroundings – at the end of a block of residential houses and in a small park. However, the context of the house has changed considerably. Ten years after the house was built, the city of Utrecht expanded and the open area behind the house was built up. To enable the elevated route of the Waterlinieweg near the house, a viaduct was built in the 1960s. There have not been any major changes in the area since then.

### Authenticity

The Rietveld Schröder House was inhabited as residential dwelling for sixty years. During that period, a number of changes were made to the house to accommodate the needs of the inhabitants. In the 1970s and 80s, the Rietveld Schröder House was restored to its original state in 1924 by Bertus Mulder (one of Rietveld's assistants in the 1950s). The building has preserved the authenticity of the original design and structure. The renovations in the 1970s and 80s were carried out carefully, with the intention of preserving the House as much as possible. All the original furniture was restored and returned. Missing objects have been reconstructed based on documentation and archives. Due to the poor condition of some of the materials, the plastering and several armatures had to be replaced. The Rietveld Schröder House complies with the authenticity test in respect of all required parameters.

## 2.4. MANAGEMENT AND CONSERVATION REQUIREMENTS

### General framework

Under the Heritage Act (2015), the Rietveld Schröder House is protected as a National Monument. In the development plan of the Municipality of Utrecht, the protection is referred to as: 'serving the community'. The direct surroundings (park and garden) are classified as 'public green space'. The Rietveld Schröder House is managed and maintained by Centraal Museum Utrecht in consultation with the Stichting Rietveld Schröderhuis. The Municipality of Utrecht is responsible for the conservation of the house. The policy for the maintenance and management of the Rietveld Schröder House is documented in the general Long-term Maintenance Plan as drawn up by Centraal Museum Utrecht, which also sets out the visitor policy. The maximum number of visitors that can visit one floor of the House at once is 12. Considering the regular opening hours, this amounts to a total of 20,000 each year. The policy is aimed at preserving the Universal Value of the Rietveld Schröder House. The information centre as well as the checkout are housed in the adjacent house at Prins Hendriklaan 50.

### Specific long-term expectations

The Rietveld Schröder House appears fragile because it wasn't built in a very robust way. The circumstances are continuously being assessed and measures are taken when necessary. There have been several requests for larger groups. Such requests are often declined to safeguard the condition of the house. In 2018-2019, extensive research was conducted as part of the *Keeping it modern* programme to determine the condition of the house and the impact of visitors. The research concluded that the house is strong and can withstand a lot. Further details are provided in chapter 3.3.5.

The zoning plan does not prohibit changes to the surrounding structures, for example the materials used and the dimensions of the adjacent building, nor to the height of the surrounding buildings. In the coming years, the so-called "buffer zone" will be reviewed. Please see chapter 4.2 for further information.

## 2.5. SPATIAL DEFINITION OF THE SITE

The environment is significant for sustaining the Rietveld Schröder House. The boundaries of the World Heritage site need to be clearly defined and marked. UNESCO differentiates between:

- Core area (the site location)
- Buffer zone
- Visual relations

For the Rietveld Schröder House, only the core area has been described.

### Core area

In the nomination file, the object is defined as follows:

- Country: the Netherlands
- Province: Utrecht
- City: Utrecht
- Name of the object: Rietveld Schröderhuis
- Geographical location: Prins Hendriklaan 50 Utrecht
- Cadastre registration: Absteede, section D, Number 3230

As part of the nomination dossier, there was a copy of the city map with the designated location. In the revised management plan, the information about the demarcation as depicted in the nomination dossier has been translated to a map.



Map indicating the boundaries of the Rietveld Schröder House and surrounding land.

### Buffer zone and visual relations with its surroundings

No buffer zone is defined in the nomination dossier or Statement of Outstanding Universal Value. The Rietveld Schröder House is a building that once stood on the edge of the city. According to those involved in its creation, the houses adjacent to the Rietveld Schröder House are essential to the experience of the house. These houses should not become part of the buffer zone of the UNESCO site, but they could potentially be eligible for municipal protection.

The Rietveld Schröder House no longer has specific visual relations to its surroundings, due to the urban developments since its creation.

In the coming management period, the intention is to explore whether it makes sense to further define the buffer zone as well as the visual relations.

# 3. THE SITE: PRESERVATION GOALS AND INSTRUMENTS

This chapter gives an overview of the preservation goals of the area and the corresponding policies and procedures of several authorities. It also provides a description of which measures are necessary in order to achieve these objectives.

### 3.1. PRESERVATION GOALS PER PARTY

#### State

Under the Heritage Act (2015), the Rietveld Schröder House is protected as a National Monument. In the Heritage and Spatial Strategy, the government formulates its commitment to effectively protecting, presenting and preserving the buildings and areas that have been included on the World Heritage List and the Provisional List for present and future generations.

#### Stichting Rietveld Schröderhuis

The ground lease agreement between the Municipality of Utrecht and Stichting Rietveld Schröderhuis states the terms of the leasehold with the aim of “Securing the preservation and continuity of the house and ensuring public accessibility for the future”.

#### Municipality of Utrecht

The Municipality of Utrecht and Centraal Museum Utrecht are responsible for conserving the house. The goal with regard to conservation is mainly focused on maintaining the condition of the house as it was at the time that the management was transferred to Centraal Museum, and as described in the nomination dossier. This also implies maintaining the ‘Outstanding Universal Value’.

#### Stichting Centraal Museum

In 2013, when the museum became independent, a collection management agreement was drawn up, outlining that the Foundation would take on the daily management and maintenance, while the Municipality remained the site keeper of the House.

Source: (Retrospective) Statement of Outstanding Universal Value Rietveld Schröderhuis.

### 3.2. INSTRUMENTS

This paragraph provides a description of the current laws and regulations, arranged in accordance with the responsible institutions. The focus is on what has most relevance for the site.

Government	Laws and regulations
International	Werelderfgoed conventie (UNESCO, 1972)
Government	Erfgoedwet (2015) Coalitieakkoord (2021) Omgevingswet (2023)
Provincial	Omgevingsvisie Provincie Utrecht (2021)
Municipal	Ruimtelijke Strategie Utrecht 2040 Erfgoednota ‘Utrechts erfgoed verbindt mensen en tijden’ (2022) Bestemmingsplan Wilhelminapark, Buiten-Wittevrouwen (2016) Bestemmingsplan Rijsweerd, maarschalkerweerd (2013) Collectiebeheersovereenkomst (2012) Overeenkomst Stichting – Gemeente Utrecht (1983)
Centraal Museum	Meerjarenbeleidsplan 2021-2024 (2021) Collectiebeleidsplan 2021-2024 (2021) Meerjarenonderhoudsplan (2021) Bevindingen rapportage (2021) Inspectierapport (2022) Marketingplan (2022)

#### International law and policy

##### World Heritage Convention (UNESCO, 1972)

The ‘Convention concerning the Protection of World Cultural and Natural Heritage’ was adopted at the General Conference of the United Nations Educational, Scientific and Cultural Organization (UNESCO). As a consequence, the international community is tasked with the care for and management of cultural and natural heritage of exceptional and universal significance. The State of the Netherlands ratified the Convention in 1992. The World Heritage status does not afford any specific legal protection. It is the duty and responsibility of the individual member states to arrange the protection in their own country, by whatever means. However, the UNESCO World Heritage Committee has made a management plan mandatory for every World Heritage Site.

#### State policy

At the State level, a number of laws and policy documents are important in this respect:

- Coalition Agreement  
The Coalition Agreement between the VVD, D66, CDA and ChristenUnie political parties was presented on 15 December 2021 and sets out the plans for the coming cabinet period. A new cabinet was installed on 10 January 2022. The plans that this cabinet has for the coming years are described in the Coalition Agreement titled ‘**Omzien naar elkaar, vooruitkijken naar de toekomst**’. (Note: July 2023 fall of the government Rutte IV. It’s waiting a new coalition agreement.)
- Environmental law  
With the Environment and Planning Act (*Omgevingswet*), the government aims to simplify and combine the rules for spatial development. This should for instance make it easier to launch building projects. The Crisis and Recovery Act (*Crisis en herstelwet, Chw*) already makes this possible, for example by adjusting existing rules. The state’s Cultural Heritage Agency is expected to issue a guideline for heritage and environmental law in the summer of 2022. The Environment and Planning Act will come into force on 1 January 2024. World heritage will thereby be embedded in law for the first time.

## Provincial policy

Environmental Vision (*Omgevingsvisie*) of the Province of Utrecht (2021)

The provincial environmental vision does not specifically address the Rietveld Schröder House. The Environmental Vision consists of 3 parts:

- **The course:** the dot on the horizon, defining the longer term.
- **Thematic policy:** the policy regarding a certain issue, such as greenery or parking. This type of policy applies throughout the province.
- **Area policy:** policy that only applies for a specific area. It can happen that there are opposing interests or that the thematic policy is contradictory. The area policy then sets out the Municipal Council's decisions regarding a certain area. If an issue or topic is not addressed in the area policy, then this issue or topic is covered by the thematic policy.

## Municipal policy

*Utrecht Spatial Strategy 2040*

The Utrecht Spatial Strategy (*Ruimtelijke Strategie Utrecht 2040*, RSU 2040) describes the municipality's ambitions regarding major issues for the city, now and in the future.

The RSU2040 is a vision document, and the successor to the previous Spatial Strategy dating from 2016. The RSU2040 has more attention for greenery, working, mobility, and social services. As a vision document, the RSU does not present a detailed plan but paints a picture of what the city could look like in the future. The vision describes the following principles:

- Utrecht must remain a city for everyone. A city where everyone can participate, and where houses, public space and social services are accessible for everyone.
- Citizens of Utrecht feel a bond.
- The whole city is greener and healthier, and there are and will remain peaceful areas within the city.
- Amidst all the developments, the character of the city will be preserved.

Heritage memorandum 'Utrecht Heritage unites people and periods' (*Erfgoednota 'Utrechts erfgoed verbindt mensen en tijden'*) (2022)

Utrecht is committed to creating a healthy urban environment for everyone, while preserving the typical Utrecht quality. Heritage is one of the starting points and structuring elements for further urbanisation.

The latest Heritage Memorandum and Agenda (*Erfgoednota 2004 and Erfgoedagenda 2013*) reflect better on the current situation and developments. How to manage heritage is also viewed from a more comprehensive viewpoint and in the light of municipal goals such as described in Healthy Urban Living for Everyone (*Gezond Stedelijk Leven voor Iedereen*) and the RSU2040.

The Heritage Memorandum therefore connects the ambitions relating to heritage to long-term goals, for instance with regard to sustainability and climate adaptation. Ambitions are translated into strategies that show how these ambitions are being realised.

As regards the financial aspects, the current budget remains leading. Supplementary resources have been earmarked to intensify the digitalisation drive, which has already been approved by the municipal council. Additional financial support has also been requested to intensify the effort to improve the durability of monuments. With motion 158, the Municipal Council has asked to have a number of pilot projects carried out, with the reports and evaluation due in 2022. This concerns a one-off effort, in first instance. The outcomes of the pilots could however have financial consequences in subsequent years, for which room is sought in the current budget. If this proves insufficient, then this will be a matter of consideration for the spring memorandum (*Voorjaarsnota*). In response to written question 193/2021, the Heritage Memorandum furthermore calls for an investigation of how the conservation of historical (shop) fronts can be supported, for instance through the city's restoration fund (*Utrechts Restauratiefonds*). The examples set by other municipalities will be examined here as well.



## Zoning plan

The Rietveld Schröder House is located in the area of Wilhelminapark, Buiten-Wittevrouwen, so that the site and immediate surroundings are subject to the following zoning plan: *Bestemmingsplan Wilhelminapark, Buiten-Wittevrouwen*. The original zoning plan was adopted by the Municipal Council on 30 November 2000, and was approved by the Provincial Executive on 3 July 2001. The zoning plan was last amended in 2016.



Image: boundaries of the zoning plan Wilhelminapark, Buiten-Wittevrouwen (2016)

The designated purpose of the Rietveld Schröder House is indicated as 'societal purposes' (*'maatschappelijke doeleinden'*). The designation 'culture and leisure time' pertains to the sale of tickets and so on, in the Ticket Office in the house next door to the Rietveld Schröder House.

The presence of the Rietveld Schröder House in the zoning area is relevant to the 'Spatial Planning General Rules Decree' (*Besluit algemene regels ruimtelijke ordening, Barro, 2012*). The Barro describes the core qualities of the system and indicates that the Provincial Council (*Provinciale Staten*) will further elaborate the borders of the heritage objects.

It is very important that the direct vicinity of the Rietveld Schröder House remains free of any further construction, and that construction is prohibited in the surrounding garden and former inundation area behind the House. The neighbouring house (number 48), which presently accommodates the visitors' centre, played an important role in the application for permission to build the Rietveld Schröder House in 1924. It also determines the visual and architectural context of the house. To prevent the demolition or major changes to the neighbouring house, the intention is to have this house designated as a listed monument.

## Zoning plan Rijnsweerd, Maarschalkerweerd (2013)

The area of the zoning plan Rijnsweerd-Maarschalkerweerd is bordered in the north by Biltse Rading, in the west by Waterlinieweg, in the south by the railroad from Utrecht to 's Hertogenbosch and by forts Lunet 3 and Lunet 4, and in the east by the A27 motorway and the territory of the Municipality of Bunnik.

The main goal of the zoning plan Rijnsweerd-Maarschalkerweerd is to arrive at an updated, unambiguous, coherent and future-oriented legal/urban planning regulation for the plan area, which should be responsive to the wishes of the users and neighbouring residents of the plan area.

## Agreement between Stichting Rietveld Schröderhuis and the City of Utrecht

The City of Utrecht and the Stichting Rietveld Schröderhuis have concluded a perpetual leasehold agreement. This agreement stipulates the following:

"With a view to ensuring as much as possible the conservation and continuity of the house, as [at the time] the only Dutch building to be placed on the world monument list, and to guaranteeing public access, the Stichting finds it important that the House be conveyed to the City of Utrecht and placed under the management of Centraal Museum. The Stichting has furthermore stipulated that the House:

- Without the Stichting's permission, may not be sold in whole or in part, be encumbered with rights in rem, and/or be given in use to third parties.
- Must be kept in a proper state of maintenance.
- In accordance with Centraal Museum's insight and resources, will be opened to the public as an archive and documentation centre on the subject of modern architecture, in particular the architecture of the De Stijl movement."

With respect to these points, the Stichting has the power to dissolve the agreement if the municipal authority fails to fulfil its obligations.

Source: appendix in the WHC nomination document no. 965.

Centraal Museum became an independent party on 1 January 2013. Therefore, three parties have been involved from that date: the Stichting Rietveld Schröderhuis, the City of Utrecht and the Stichting Centraal Museum. Agreements between the latter two are recorded in the Collection Management Agreement (*Collectiebeheersovereenkomst*), which stipulates that "The City of Utrecht [...] is responsible for the conservation of the house."

## Centraal Museum

### *Long-term policy plan 2021-2024 (2021)*

Centraal Museum's general policy is described in the long-term policy plan: [Meerjarenbeleidsplan 2021-2024](#). The policy for the museum's collection, including the Rietveld Schröder House with inventory, is detailed further in the collection policy plan: [Collectiebeleidsplan 2021-2024](#).

The goals, the method and the monitoring are described per collection section. The collection policy plan gives direction to the collection's development by curators and educators in their role as researchers and interpreters. The plan creates the conditions for organising exhibitions and other projects.

The most important collection part is formed by Gerrit Rietveld's work. The management of the Rietveld Schröder House and associated archive were transferred to the museum in 1985. Since then the museum has systematically sought to expand the Rietveld collection, also with works by Rietveld's contemporaries and peers and by makers today who respond to his work. As a result, the museum now owns the world's largest Rietveld collection. Obviously we continue to look for objects and designs that are relevant in this context. For example, there are still a number of privately owned early Rietveld furniture pieces, from before De Stijl. Centraal Museum aims to build a complete collection with respect to Rietveld's work.

### *Policy regarding the Rietveld Schröder House*

The policy aims to conserve the situation as existed when the House was transferred to the management of Centraal Museum, as described in the nomination file, and thereby to conserve the Outstanding Universal Value.

The changed function of the House – from domestic residence to museum residence – has impacted how the House is treated. After all, the House now fulfils a function for which it was not designed and not prepared. To ensure that the House can continue to be shown to the public in good condition, Centraal Museum has drawn up a Long-term Maintenance Plan: [Meerjarenonderhoudsplan](#). This document helps to assess and evaluate how the House is being used and managed.

In this way Centraal Museum aims to monitor the monument's condition as best as it can.

### *Long-term Maintenance Plan (2021)*

The material condition of the Rietveld Schröder House is monitored and maintained by Monumentenwacht (monument conservation agency) and a restoration architect, under the instruction of Centraal Museum. A Long-term Maintenance Plan has recently been drawn up that contains a detailed description of the works to be done and a cost estimate. The plan has been approved by Stichting Rietveld Schröderhuis. The restoration architect reports to Centraal Museum every year. This report and all other activities and works pertaining to the House are discussed at meetings of the Stichting Rietveld Schröderhuis.

Given the concerns that the House might deteriorate as a result of all the visitors, it was decided in 2019 to perform an extensive research into this and related matters, in collaboration with Centraal Museum, TU Delft, SRAL and TNO. With the support of the Getty Foundation (as part of the Keeping It Modern initiative), this study eventually resulted in the research report and publication [Colour, Form and Space - Rietveld Schröder House Challenging the Future](#) (2019). The study found that, despite considerable fluctuations in temperature and humidity, the condition of the House remains stable. The number of visitors currently admitted to the House does not affect this condition, or only very slightly; for more information see Chapter 5.2.4.

### *Marketing plan (2022)*

The marketing & communication team's primary task is to draw public to and to increase the visibility of the Rietveld Schröder House and the special activities organised with regard to the House.

### *Education plan (2022)*

Everyone should feel welcome in the Rietveld Schröder House. We aim to create the best possible connection between our offer and the (potential) visitor by lowering whatever metaphorical thresholds there might be. We do so by means of appealing communication and marketing, digital connection and connecting from an international perspective, and through explanatory and interactive education and interpretation. Guided tours for people with a visual impairment and tours using sign language for people with a hearing impairment were introduced in 2023. We hope to serve even more target groups in the policy period ahead.



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## 4. THE MANAGEMENT OF THE RIETVELD SCHRÖDER HOUSE: STRUCTURES, ROLES, TASKS AND POWERS

This chapter describes the parties involved and provides an overview of the plans and tools supporting the conservation goals.

## 4.1. THE ORGANISATION STRUCTURE

Several (government) organisations play a role in the conservation of the Rietveld Schröder House. Centraal Museum's Long-term Policy Plan (2021) has inventoried all the involved departments and teams within the museum, and contact persons have been appointed. The plan also discusses the directly involved external parties such as the restoration architect, the furniture restorer, the Stichting Rietveld Schröderhuis, the Stichting Werelderfgoed. The table below describes the mutual relations, roles, tasks and powers.

### Organisations and their powers

The table below offers an overview of the main organisations involved and their principal responsibilities.

Public organisation	Role	Responsibilities
Stichting Rietveld Schröderhuis	Owner of the Rietveld Schröder House	<p>The foundation's objectives are:</p> <ul style="list-style-type: none"> <li>• To conserve the House for future generations.</li> <li>• To guarantee the House's accessibility for the public.</li> <li>• To protect and convey the philosophy of G.Th. Rietveld and Mrs. G.A. Schröder-Schröder</li> </ul>
Municipality of Utrecht	Owens the ground lease on the Rietveld Schröder House and bears managerial and financial responsibility for its conservation.	<ul style="list-style-type: none"> <li>• Safeguarding the site from a planning perspective</li> <li>• Competent authority (Environmental Permitting (General Provisions) Act) is charged with safeguarding the environmental values of the Rietveld Schröder House.</li> <li>• Representing the Rietveld Schröder House at UNESCO (nationally and internationally) and Stichting Werelderfgoed Nederland</li> <li>• Performance of any obligations following from world heritage status in coordination with Centraal Museum.</li> </ul>
Centraal Museum	Responsible for daily management and conservation and the realisation of the objectives of Stichting Rietveld Schröderhuis as recorded in the leasehold agreement between the Municipality of Utrecht and the Stichting Rietveld Schröderhuis and the collection management agreement between the Municipality of Utrecht and Stichting Centraal Museum	<ul style="list-style-type: none"> <li>• Curator and intermediary between the Stichting Rietveld Schröderhuis and Centraal Museum.</li> <li>• Responsible for management and conservation (and maintenance) of the Rietveld Schröder House.</li> <li>• Responsible for the operation of the Rietveld Schröder House</li> <li>• Realisation of the objectives of the de Stichting Rietveld Schröderhuis.</li> <li>• To contribute to the werelderfgoed.nl programme.</li> </ul>
Ministry of Education, Culture and Science	National-level responsibility for cultural heritage policy in the broad sense and World Heritage in particular.	<ul style="list-style-type: none"> <li>• Implementation of Monuments and Historic Buildings Act and provider of subsidy for conservation.</li> <li>• Executor of Netherlands World Heritage policy.</li> <li>• Reports to UNESCO.</li> <li>• Knowledge institute and consultant for materials and conservation.</li> <li>• Advises site holders in the areas of minor and major modifications, sustainability improvements of listed monuments, assessment of applications for conservation subsidy, etc.</li> <li>• Involved in provincial-level applications for restoration.</li> </ul>

Public organisation	Role	Responsibilities
Province of Utrecht	Involved at the provincial level in the conservation of the listed monument (e.g. restoration when necessary) and cultural heritage policy.	<ul style="list-style-type: none"> <li>Involved in public outreach, focused on Utrecht, City of World Heritage.</li> <li>Province of Utrecht has no fixed account holder for the Rietveld Schröder House.</li> <li>No structural involvement or responsibility. Can be involved in projects on an occasional basis for purposes of conservation or public outreach</li> </ul>
Netherlands World Heritage Foundation ( <i>Stichting Werelderfgoed Nederland</i> )	Promoting awareness of the international importance of various UNESCO-recognised cultural heritage sites in the Netherlands.	<ul style="list-style-type: none"> <li>Increasing support for the conservation and management of listed monuments.</li> </ul>

## 4.2. OWNERSHIP

### Stichting Rietveld Schröderhuis (owner)

The Rietveld Schröder House is the property of Stichting Rietveld Schröderhuis. The World Heritage core zone consists of the cadastral plot Absteede, section D number ASD40 D 3230 G 0.



Cadastral map (2022)

<b>Kadastrale aanduiding</b>	ASD40 D 3230 G 0
<b>Adres</b>	Prins Hendriklaan 50
<b>Postcode</b>	3583EP
<b>Woonplaats</b>	Utrecht
<b>Vastgestelde grootte</b>	225m2
<b>Status</b>	Bestaand

Stichting Rietveld Schröderhuis was established in 1970 by Mrs Schröder. The foundation's main goals are to protect and promote Rietveld's design philosophy, to conserve the House for future generations, and to ensure the House remains accessible for the public. At a later date the foundation was divided into the Stichting Rietveld Schröderhuis and the Stichting Rietveld Schröderarchief (archive). The Board of both foundations consists of the same people.

The Board of the Stichting Rietveld Schröderhuis convenes twice a year. The meetings are attended by Centraal Museum's curator of applied arts and design, the head of collection management, and the artistic director. The frequency of the meetings depends on the need for consultation. The curator informs the foundation about the current and future state of affairs concerning the formulated goals, and accounts for his/her own responsibilities. This way, the curator fulfils a connecting role between the Stichting Rietveld Schröderhuis and Centraal Museum.

## 4.3. COORDINATION: DAILY MANAGEMENT AND SUPERVISORS

### Municipality of Utrecht/Centraal Museum

On 25 February 1983, the Municipality of Utrecht accepted the perpetual leasehold right with respect to the plot of Prins Hendriklaan no. 50 with the attached ground. This leasehold comes with an agreement between Stichting Rietveld Schröderhuis and the Municipality stipulating the fulfilment of the Foundation's goals. If the Municipality fails to fulfil its obligations, the Foundation is entitled to dissolve the agreement.

Centraal Museum has been an independent foundation since 2013 (Stichting Centraal Museum). At the time of its establishment as an independent foundation, the various responsibilities and powers of the parties concerned were determined and recorded. The Municipality of Utrecht, as site keeper (Stichting Rietveld Schröderhuis is likewise site keeper), is responsible for the maintenance of the House. The leasehold agreement between the Municipality and the Foundation was not transferred to Stichting Centraal Museum on the date of transfer, but remained with the Municipality.

Following the transfer date, Stichting Centraal Museum has remained responsible for the management and maintenance of the Rietveld Schröder House. Stichting Centraal Museum is responsible for the conservation, as described in the Long-term Maintenance Plan (2021).

Stichting Centraal Museum is financially responsible for the maintenance plan for the Rietveld Schröder House, insofar as this falls under the said maintenance plan. If any costs arise as a result of unforeseen circumstances or adversities, or due to a change in requirements due to the World Heritage status, Stichting Centraal Museum will call on the general resources of the leaseholder, the Municipality of Utrecht.

#### **Centraal Museum**

The Rietveld Schröder House, comprising the interior, the exterior and garden, is treated as a single collection piece (inv. no. 34934). Various departments within Centraal Museum have responsibilities regarding the House. These are the departments of Collection Management, Curators, Public & Information, Facilities Management and Commercial Affairs.

#### **Monumentenwacht**

For restoration work on the exterior, interior and garden, Centraal Museum collaborates with the monument conservation agency, Monumentenwacht, and a restoration architect. Specialists are enlisted for (advice on) major and minor maintenance work. Based on reports, Monumentenwacht draws up an overview of the work that needs doing in the next year. The Long-term Maintenance Plan (2021) serves as a guideline for the work that needs doing.

#### **Furniture restorer**

Centraal Museum has been working with a restorer specialised in Rietveld furniture pieces for many years. The restorer not only performs restorations but is also asked to offer advice about the conservation of the house and its interior generally.

#### **Daily management**

Three departments are usually involved in the daily management of the Rietveld Schröder House: Collection Management, Commercial Affairs and Facilities Management. The first department is responsible for general care, the second with the daily operations in and around the House, and the third is responsible for cleaning and security.

#### **Security**

Outside the opening hours, the premises are secured with an alarm system. This alarm system is connected to a privately run security centre. If anything untoward happens during closing hours, the security centre will take measures and will also alert the Museum's security staff. The Collection Manager of applied arts and design and the Curator of applied arts and design have jointly drawn up a priority list for evacuation purposes. In the event of a disaster, the Rietveld Schröder House falls under the Utrecht security region.

## **4.4. CONSERVATION GOALS**

Below is a brief summary of the following policy documents: the Collection Policy Plan 2021-2021, the Long-term Policy Plan (2021), and the Long-term Maintenance Plan (2021). These documents contain the main activities for the coming years. This is followed by an overview of the different components and their current condition.

## **4.5. FUTURE PLAN AND IMPLEMENTATION PROGRAMME**

#### **Collection Policy Plan 2021-2024**

The Collection Policy Plan anticipates the Long-term Policy Plan 2021-2024 that Centraal Museum presented in early 2020. Many topics are treated more extensively in the latter plan, while the collection policy plan is more concise. The two plans connect seamlessly. In the collection plan, Centraal Museum charts its course with respect to collection management.

It describes extensively the policy regarding collecting, deaccessioning, managing and conserving objects, and opening up and using the collection.

#### **Long-term Policy Plan (2021)**

Can we, as a museum, contribute to building a world in which, ten or fifteen years hence, it will seem only natural to view topics from multiple perspectives? Will we be a museum where a diverse public feels welcome and enjoys returning to? And will we still be managing the city collection professionally so that it remains accessible for future generations? In the coming years, our commitment is to ensure that we can answer all these questions affirmatively. In this plan we formulate how we intend to elaborate this vision in thirteen strategies. The visitor numbers and appreciation for the museum grew hugely in the past policy period, and we are eager to preserve that as well.

The task facing us in the coming period is to continue on this course, but also to continue on a more substantive exploration, remaining sharp and critical in the choices we make and the opportunities we utilise.

#### **Long-term Maintenance Plan (2021)**

The Long-term Maintenance Plan describes the regular annual maintenance work, the major maintenance works and the architectural adjustments required to conserve the Rietveld Schröder House. Financial sums listed in this plan are indicative and derive from prior data and reference files, and the estimate provided by the Monumentenwacht inspector. This maintenance plan includes all elements with the exception of: facilities works, individual installations and individual furniture pieces.

## 4.6. THE CURRENT MAINTENANCE CONDITION

Below is an updated overview (based on the inspection performed by Monumentenwacht on 14 February 2022) of the constructive state of the protected state monument of the Rietveld Schröder House, plus the protected elements in the surrounding garden and the house inventory.

Components	Details of (structural) condition
Nationally listed monument	As a result of the maintenance performed as part of the Long-term Maintenance Plan, the Rietveld Schröder House is in good condition. Through regular management and maintenance, no major maintenance work becomes necessary. The structural condition of the shell is good.
Foundation	Without excavation work, the quality of the foundation is difficult to assess. However, the quality of the rising walls means that defects are unlikely.
Exterior	<p><b>Urgent repair:</b> Recommended to perform maintenance on the components listed here within 0 to 1 years. Advised repairs:</p> <ul style="list-style-type: none"> <li>• Remove and repair wood rot on window frames, door and windows on first floor (1.4/ 1.5)</li> <li>• Remove/overlay roofing and add garage drain (1.6)</li> <li>• Repair defects in the fastenings/plexiglass and putty in the roof structure (1.6)</li> <li>• Perform comprehensive touch-ups/maintenance of paintwork and inspect expansion gaps (1.6/ 1.6.1 /1.7.2.1 /1.7.2.2/ 4.4 )</li> <li>• Replace and inspect drains (1.6/ 2.4.2)</li> <li>• Treat rusting ironwork on fire escape and other ironwork (1.6/ 3.5)</li> <li>• Treat stiles and replace lead in skylight (2.5.3)</li> </ul> <p><b>Medium-term maintenance:</b> Recommended to perform maintenance on the components listed here within 3 to 6 years.</p> <p><b>Advised repairs:</b></p> <ul style="list-style-type: none"> <li>• Install anchor points/ safety measures on flat roof (4.2.2)</li> <li>• Maintenance on plastic roof and repair defects in the connections to plasterwork (1.3/2.2.6)</li> <li>• Repair defects in plasterwork and rusting ironwork on cellar window (1.6.4)</li> </ul> <p><b>Long-term maintenance:</b> Recommended to perform maintenance on the components listed here within 6 to 10 years.</p> <p><b>Advised repairs:</b></p> <ul style="list-style-type: none"> <li>• Partial repair of grouting on northeastern side of garage (1.6)</li> <li>• Periodic maintenance on plastic roof (2.2.6)</li> <li>• Perform comprehensive maintenance on exterior paintwork (1.6/1.7.2.1/4.4)</li> </ul>
Interior	<p>On 30 September 2019, Monumentenwacht Utrecht performed a visual inspection of the interior of the Rietveld Schröder House. The defects identified during that inspection which require maintenance are noted in the inspection report (7. Prevention, maintenance and restoration). The defects accompanied by clarifying photos relate to the locations marked on the floorplan. Objects and interior elements that could not be inspected safely due to their installation at a significant height were assessed from a distance.</p> <p>Objects and elements less than 50 years old are in principle excluded from inspections. The interior of the Rietveld Schröder House has not been previously inspected by the Monumentenwacht Utrecht. This inspection is therefore regarded as the first inspection.</p>
Yard and garden of the Rietveld Schröder House	As a result of refurbishment and maintenance, the yard and garden are in good condition. Furthermore, the garden's condition is regularly monitored and maintained.
Inventory/collection	The collection is in good condition, thanks among others to adjustments to the climate control system. A baseline measurement of the inventory was performed in 2009 and the inventory's condition is currently being monitored.

## 4.7. SCIENCE AND RESEARCH

### Scientific research into the Rietveld Schröder House

Given the concerns that the House might deteriorate as a result of the number of visitors, it was decided in 2019 to have the matter researched extensively, in collaboration with Centraal Museum, TU Delft, SRAL and TNO, and with the support of the Getty Foundation (as part of the *Keeping It Modern initiative*). The research eventually resulted in a research report and publications with conclusions and recommendations.

### Conclusions and recommendations

Based on the results of climate monitoring, it can be concluded that the current interior climate is mainly influenced by variations in the outdoor climate. This can be noticed most clearly on the first floor. The effect that visitors have on the interior climate is negligible. This is probably due to the small number of visitors (approximately 12 visitors per floor per visit) and the strong ventilation thanks to the fairly open building structure. In the heating season, periods with higher-than-desired temperatures and with lower-than-desired relative humidity values were registered, mainly as the result of a malfunction in the heating system. Very high humidity values were measured during the summer season. The building's interior climate largely falls within the ASHRAE control class C, which can be considered to be the climate control class that is possible for this building (non-insulated brickwork, single glass panes, heating without humidity control). The risk of mechanical damage to the furniture is low. Based on the results of the monitoring, the proposal is to monitor the interior temperature and humidity level, and to implement an alarm system to enable quick intervention in case of a malfunctioning heating system.

To lower the relative humidity in the summer season, dehumidifying the air can be considered as an option. Ventilation alone will not be sufficient, as the absolute humidity outside is high in summer.

There is no reason to reduce the number of visitors. No immediate climatological risks were found. The option to replace the original furniture pieces with copies can still be considered to maximise their lifetime, or if other risks (such as mechanical

damage caused by visitors) need to be avoided. However, no immediate risk of biological growth or surface condensation were found in the current situation. Still, given several significant thermal bridges in the construction, there is a risk of mould growth on the construction if interventions are made such as sealing off the windows, without simultaneously introducing relative humidity control.

## 4.8. MONITORING AND PROGRESS REPORTS

Monitoring is required to demonstrate that the maintenance goals for Outstanding Universal Value are assured. The following paragraph describes how this has been arranged.

### Spatial archive

It is possible now to digitally browse through the history of the Rietveld Schröder House and to view each room in 360 degrees. A data collection pertaining to the house is available on [this website](#). This spatial archive contains a detailed description of each room and space in the Rietveld Schröder House. It is filled with technical drawings, historical photographs and documentation materials from the Rietveld Schröder Archive. In this way, the history of the house is documented in great detail, from construction drawings to the garden layout plan. It also reveals how the interior of the house changed over the course of sixty years of domestic use. This dynamic archive not only permits the recording of history, but also the documentation of future research and of the daily management and maintenance of the World Heritage Site.

### Regular reports

The Rietveld Schröder House is managed by Centraal Museum and is treated as part of the collection. Since it concerns a remarkable building, its maintenance and inventory are arranged separately in the previously mentioned Long-term Policy Plan and Long-term Maintenance Plan. Centraal Museum reports directly to the Board of Stichting Rietveld Schröderhuis at least once a year on the condition of the House and on any works carried out. Building inspections are carried out annually by Monumentenwacht Utrecht.

UNESCO expects to receive periodical reports on World Heritage Sites once every eight years (see operational guidelines). This requires permanent data collection. UNESCO draws up the worldwide monitoring programme that the countries and World Heritage Sites need to fill out. This periodic report consists, on the one hand, of a general part that is filled out by the Cultural Heritage Agency (*Rijksdienst voor het Cultureel Erfgoed*). On the other hand, there is a part that is provided by the site keepers. The most recent periodic report was completed in July 2023. Before starting on the periodic report, the sites are notified by the Cultural Heritage Agency and training courses are provided if necessary. The Municipality of Utrecht and Stichting Rietveld Schröderhuis will cooperate fully with completing the required periodic reports for UNESCO.



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## 5. DEVELOPMENTS, THREATS AND PREVENTIVE MEASURES

The preceding chapters described the current situation. A number of attention points were identified in cases of a situation that might have consequences for the conservation goals for the site. These attention points are elaborated further in this paragraph. Additionally, new attention points will be formulated in response to e.g. climate changes, recreation and tourism, and natural disasters. Each attention point will be elaborated according to a fixed structure, starting with an event trigger and the (potential) consequence for the area. Next, the control measures are described that should prevent or mitigate the consequences. The measures consist of the following elements: the intended result, the steps, to be taken when and by whom, and the required budget. The topics are numbered consecutively.



## 5.1. INCOMPLETE DEFINITION OF THE SITE

### No description of the site's buffer zone

*Reason:* New insights regarding the significance of the context of the House.

*Cause:* The adjacent row of houses is mentioned in the Statement of Outstanding Value (SOUV). This row of houses is described as a crucial part of the design of the Rietveld Schröder House by the parties involved. At present, no buffer zone is listed for the Rietveld Schröder House.

*Consequence:* The protection of the adjacent row of houses is not guaranteed.

### Control measures

*Intended result:* Assured protection of the houses adjacent to the Rietveld Schröder House.

*Steps:* Investigate how the adjacent houses can be protected. They could possibly be granted the status of listed monument. Stichting Centraal Museum has submitted this wish to the Municipality of Utrecht.

A next step is to complete the procedure for establishing the intended protection status. It is observed that such a protection currently is not a reason to include the buffer zone in the UNESCO file.

*Who:* The Municipality examines the available options to protect the outer facades of the row of houses.

*When:* The goal is to have a possible new protection measure included in the zoning plan currently under preparation. The Municipality is looking into the available options.

*Budget:* Regular task of the Municipality of Utrecht.

## 5.2. RIETVELD PARK

### Potential developments in the vicinity

"The Municipality is tasked with preserving the quality of life in our growing city, and at the same time to tackle challenges in the areas of housing, mobility, greening, climate change and energy transition. The Spatial Strategy 2024 (*Ruimtelijke Strategie 2040*) indicates that the city's growth is concentrated in a number of areas that could develop into new city centres. In the vicinity of our project area, Utrecht Science Park (USP), Rijnsweerd & Galgenwaard are indicated as possible new city centres. In the

Municipality's updated 'Green Structure Plan 2017-2030 (*Actualisatie Groenstructuurplan 2017-2030*)', the edges of the research area are described as 'desired connections'. These desired connections and the expansion of (desired) connections run via Minstroom, Rembrandtkade, Zilveren Schaats, Waterlinieweg and Prins Hendriklaan.

There is a large parking lot behind the Rietveld Schröder House that is barely used. A number of large and image-defining trees stand next to this parking lot, marking the entrance. Not very noticeably, De Kromme Rijn river flows past the back of the House, entering the neighbourhood as it passes beneath Waterlinieweg. It then flows further as Ridderschapsvaart, via Hoogstraat revalidation centre towards the nearby green areas of Minstroom, Wilhelminapark, Zilveren Schaats and Bloeyendaal park. A small bridge across the river leads to a green zone, from where a pedestrian path passes along the parking lots of De Hoogstraat Revalidatie and beneath the noise barrier, toward the bicycle tunnel in the direction of Rijnsweerd. There is a lot of greenery, but this has become rather fragmented over the years due to the growing city, roads and car parks. The wishes can be divided roughly into two categories: A. Green, water & climate, and B. Recreation & revalidation. There are many options to combine neighbourhood facilities and revalidation, and to reinforce city nature. There is a strong sense of community involvement and a willingness among neighbourhood residents to contribute. Increasing social cohesion can give the whole area an important positive boost. The remnants of the Dutch Water Defence Line (Nieuwe Hollandse Waterlinie), such as the shielded road ('gedekte weg') and Ridderschapsvaart, and the water structures and courtyard gardens are valuable elements that can be made part of the greenery infrastructure in this area.

### Wishes of the Rietveld Schröder House

- Better presentation of the House;
- Greening the bare and grey parking lots at the back of the museum;
- Would be nice to have a more lively neighbourhood;
- Places for people to sit.

[from: *Visie Rietveldpark, LAND atelier 2021*, commissioned by the Municipality of Utrecht]

### 5.3. SPATIAL DYNAMICS

*Reason:* Possible developments in the area around Waterlinieweg.

*Cause:* From its inception, the House has had a clear optical relationship with open landscape. As soon as plans were announced to build houses in the adjacent landscape, Schröder purchased a piece of land to build houses designed by Rietveld (Erasmuslaan). The optical relationship with these houses subsequently disappeared when the Waterlinieweg road, running in between, was elevated.

*Consequence:* Take the opportunity to restore the former line of sight between the Rietveld Schröder House and the Rietveld houses on Erasmuslaan.

#### Control measures

*Intended result:* For future plan developments, to monitor opportunities to reconstruct the original experience of the Rietveld Schröder House and its relationship with the houses on Erasmuslaan.

*Steps:* To monitor all plan developments with respect to Waterlinieweg.

*Who:* Site keeper and the Municipality of Utrecht.

*When:* Continuously.

*Budget:* Regular task of Centraal Museum and the Municipality of Utrecht.

### 5.4. AIR POLLUTION DUE TO TRAFFIC

*Reason:* Since the nomination as World Heritage Site, air pollution due to traffic has increased.

*Cause:* The roads in Utrecht have become increasingly important for traffic and the number of traffic movements has increased since the nomination, causing an increase in air pollution (particulate matter).

*Consequence:* The air pollution has an adverse impact on the House. The substances produced by traffic leave their mark on the House. It has therefore become necessary since a number of years to regularly fully repaint the exterior. The required maintenance level has increased substantially in the past years.

#### Control measures

*Intended result:* Conservation of the condition of the House as recorded at the time of the UNESCO nomination and the agreement between the Municipality of Utrecht and Stichting Rietveld Schröderhuis.

*Steps:* The Long-term Policy Plan (2021) and Long-term Maintenance Plan (2021) were drawn up recently. Both plans will be implemented in the coming years.

*Who:* Centraal Museum.

*When:* Coming ten years.

*Budget:* The costs for the management and maintenance are included in the Long-term Maintenance Plan and are part of the Centraal Museum's total budget.

### 5.5. MANAGEMENT OF PUBLIC SPACE

*Reason:* Small-scale interventions in the surroundings of Rietveld Schröder House.

*Cause:* Due to varying policy within the Municipality of Utrecht (and sometimes due to nearby residents), some small-scale and temporary changes in the surroundings of the house can be observed. This includes things like placing bicycle parking racks, objects for events, posters and road signage.

*Consequence:* The direct surroundings should contribute to the experience of the House. As a result of various urban interventions, the experiential value of the site is sometimes undermined.

#### Control measures

*Intended result:* Calm and neutral surroundings of the site, guaranteeing an optimal experience of the House.

*Steps:* Notify the neighbourhood municipal office (*wijkbureau*) and other relevant departments of the Municipality of Utrecht about the goals and ambitions for the site.

*Who:* Site keepers in consultation with the Municipality of Utrecht.

*When:* After adopting the management plan.

*Budget:* Regular task of Centraal Museum and Municipality of Utrecht.

### 5.6. CLIMATE CHANGE

The National Water Programme 2022–2027 provides an overview of developments within the domain of water and sets out newly developed policy that is climate adaptive and future-ready. In this Programme, adopted on 18 March 2022, the national government describes the main outline of the national water policy and its implementation in national waters and waterways. The Programme includes the government's announcement to conduct a nationwide study to define measures to protect the Netherlands in the future and to develop a strategy for the future fresh water supply.

The Netherlands and water form an inseparable pair. We live with, next to, on and in water. The water domain is facing considerable challenges: the Netherlands needs to adjust to the consequences of climate change. We need to keep working on proper protection against flooding (and water level fluctuations) and on climate-resistant fresh water supplies against increasing drought and rising temperatures. Care is also required to ensure good water quality and a sustainable fresh water supply. Climate change is not expected to have consequences for the Rietveld Schröder House, hence no control measures are necessary here.

It is a reassuring result of the study performed as part of the Getty project *"Keeping it modern"* that the House is resistant to fluctuations in temperature and (relative) humidity. These data will be monitored in the coming management planning period.

### 5.7. NATURAL DISASTERS

No major natural disasters are expected to occur in the Netherlands, with the exception of a potential dike breach as a result of extreme weather conditions. The Rietveld Schröder House is exposed to an average flooding risk. Given its location in a higher-lying part of the country, the consequences of a dike breach are limited. No control measures are necessary.

## 5.8. TOURISM DEVELOPMENTS

### Number of visitors to the Rietveld Schröder House

*Reason:* There is a strong (latent) demand for a visit to the Rietveld Schröder House, and the maximum permitted number of visitors is always achieved. There is a permanent tension between the number of visitors permitted to enter and the potential demand.

*Cause:* There is a delicate balance between the number of visitors in relationship to the required management and maintenance.

*Consequence:* The carrying capacity of the House is limited, so that any increase in the number of visitors will affect the condition of the House.

### Management measures

*Intended result:* Conserve the condition of the Rietveld Schröder House by safeguarding the balance between the number of visitors and the required maintenance level.

*Steps:* The number of permitted visitors is defined in the Long-term Policy Plan. It is important to uphold the goals of the Long-term Policy Plan in the coming years. Other options to consider are digital means of offering access and knowledge transfer.

*Who:* Centraal Museum.

*When:* The condition of the House in relation to the number of visitors is monitored continually.

*Budget:* Part of the Centraal Museum budget.

## 5.9. POPULATION PRESSURE

No significant changes are expected in the zone around the Rietveld Schröder House in terms of population numbers or demographic makeup. The demographic makeup will not impact the conservation goals of the Rietveld Schröder House.

## 5.10. SECURITY OF THE BUILDINGS

### Security and vandalism

*Reason:* The Rietveld Schröder House has occasionally suffered vandalism in the past.

*Cause:* Vandalism and burglary are a common risk in urban environments like this.

*Consequence:* Adverse impact on the condition of the Rietveld Schröder House.

### Control measures:

*Intended result:* Safeguarding the condition of the Rietveld Schröder House and the inventory.

*Steps:* The security of the building is part of Centraal Museum's general policy in this regard. Vandalism in the form of graffiti occurred in the past. By removing the graffiti that same day, this form of vandalism proved to be of short duration. Also for the future, the policy is to immediately remove graffiti. The approach is described in the Long-term Policy Plan.

*Who:* Centraal Museum.

*When:* Throughout the duration of the management plan.

*Budget:* Regular task Centraal Museum.

### Fire safety and technical installations

*Reason:* The House is optimally secured against fire and any consequences of defective technical installations, while respecting the character of the House.

*Cause:* As part of such a monument, the installations represent a vulnerability, also with respect to fire safety.

*Consequence:* The current balance between the character of the building and the condition of the technical installations and fire safety could come under pressure.

### Control measures:

*Intended result:* Limit as much as possible all risks regarding fire safety and the consequences of defective installations, without adversely affecting the character of the monument and associated installations.

*Steps:* By implementing the measures that are part of the maintenance plan, the fire safety and prevention of possible consequences of defective installations have increased considerably. In addition, the recommendations in the Long-term Policy Plan are being implemented.

*Who:* Centraal Museum.

*When:* During the duration of the management plan.

*Budget:* Regular task Centraal Museum.



A photograph of the interior of the Rietveld Schröder House, specifically the kitchen area. The room features a minimalist design with white walls and a dark brown floor. A large wooden table is in the foreground. In the background, there is a kitchen counter with a sink and a red chair. Above the counter are white cabinets with glass doors and blue vertical supports. To the left, a large window with a blue frame looks out onto a garden with green plants. To the right, there is a large window with a blue frame and a radiator below it. The lighting is bright, coming from the windows.

## 6. COMMUNICATION AND INFORMATION

The department of Public & Information of Stichting Centraal Museum is primarily tasked with attracting visitors and increasing the visibility of the Rietveld Schröder House.

Along with Centraal Museum and Miffy Museum, we wish to form the three best-known cultural brands of Utrecht, and to form an enriching place of encounter. We wish to achieve this through three strategies:

- Reinforce a clear profile/image: strengthen the 3 cultural brands with stories of/about Utrecht
- Increase name recognition by intensifying the collaboration with local stakeholders and media
- Promote the places for people to meet through branding activities tailored to specific target groups.

In 2019, 18,198 people visited the UNESCO World Heritage site. Within the current opening hours, the Rietveld Schröder House is unable to accommodate more visitors. Larger visitor numbers will adversely affect the visitors' experience. The maximum number of visitors per year is 20,000, including the evening opening hours on Fridays. Centraal Museum owns the world's largest Rietveld collection and also manages the Rietveld Schröder Archive. The museum regularly organises exhibitions and other activities based on this collection. Given the maximum number of visitors, communication policy is focused on maintaining the current number.



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## EDUCATION AND INFORMATION

Many people should feel welcome in the Rietveld Schröder House. We wish to achieve the best possible connection between our offer and the (potential) visitor by reducing metaphorical thresholds. We do so by means of attractive communication and marketing, digital connection and connecting from an international perspective, and through explanatory and interactive education and interpretation. We distinguish several target groups, described in the marketing and education plan. For the education plan, all types and levels of education (from primary school to university) are a target group. Besides binding the generally traditional group of museum visitors, we also aspire to increase the number of visitors that do not belong to this target group. We refer to these visitors as 'societal target groups'.

The Rietveld Schröder House is unfortunately difficult to access for people with a mobility impairment, and no physical adjustments can be made to improve this. To nevertheless offer users of a wheelchair or rollator the option of visiting part of the house, we are currently examining whether it would be possible to create a tailored offer for this target group.

Various tools and activities make up the Rietveld Schröder House education plan:

### Educational tools for all visitors

- Media guide
- Guided tours
- Public assistance staff in the House

### Educational strategy for education institutes

- Education vision
- Further development of education programme for primary and secondary schools
- Tailored programmes for tertiary education
- Combination package: Centraal Museum and Rietveld Schröder House

### Educational strategy for societal target groups

- Tailored visits for people with a mobility impairment
- Tailored visits for people with a visual and/or hearing impairment
- 'Unforgettable-programme' for people with dementia and their loved ones.

The website furthermore offers access to the digital Rietveld collection and to 360-degree photography. All objects by and documents about Rietveld that are kept by Centraal Museum can be accessed here, totalling some 300 museum objects, mostly furniture, and some 13,000 archival objects. The latter includes large-size architectural drawings, and personal notes scribbled on a calling card, and everything in between. The archive is owned by Stichting Rietveld Schröder Archive and is managed by Centraal Museum.

In terms of content, the story of Truus Schröder will be researched and elaborated further in the coming years. This is in line with the spirit of the times, with an increasing interest for 'the history lesson you never had in school', that is, for groups that have been marginalised for a long time in (art) history. The role that Truus Schröder played in the life and work of Rietveld remained sketchy for a long time. However, this Utrecht lady was far ahead of her time, and it is very likely that her artistic spirit was much more outspoken than is generally recognised. For that reason, the letters she wrote to her daughter Han were given more attention in 2022, for example in the Rietveld newsletter. The role that Schröder played in Rietveld's (artistic) life will also be emphasised more in and through the Rietveld Schröder House. Schröder's own story is hence of much value for the future as a way to promote the Rietveld Schröder House. There will also be more attention for her daughter Han in 2024, as one of the country's first female architects.

## MANAGING WITH A VIEW TO TOURISM AND VISITORS

The policy regarding the number of visitors is clearly defined in the Long-term Policy Plan (2021). How the number of visitors influences the condition of the Rietveld Schröder House is constantly monitored. It is important to maintain a balance between the number of visitors that the House can cope with, and conveying information about Rietveld. There is also a wish to keep ticket prices at affordable levels, so that the legacy remains accessible to everyone. The management of sustainable tourism in relation to the World Heritage Site is an integral part of the management plan.

Visitors to the Rietveld Schröder House are mainly domestic and international tourists. Research by the Municipality of Utrecht shows that both domestic and international tourists approach their visit to Utrecht in comparable ways. This target group wishes to have an enjoyable day out and picks up ideas for their visit through websites devoted to tourist outings, and through the Tourist Board (VVV) and tourist media. It is important for that reason to continue developing marketing tools.

Relatively few visitors to the House are from Utrecht. In and after 2023 we aim to promote familiarity with the house inside Utrecht, also as a way to serve societal target groups. It is important for that reason to collaborate with local stakeholders and media.

## EVENTS

The site keeper participates in events organised by the national World Heritage agency, Werelderfgoed.nl. It is the responsibility of the national World Heritage foundation (*Stichting Werelderfgoed Nederland*) to increase public awareness of the World Heritage, to represent the interests of the World Heritage, to acquire, develop and share relevant knowledge, and to facilitate the collective representation of World Heritage sites. The goal is to ensure that the individual World Heritage sites can perform their tasks as well as possible.

Stichting Werelderfgoed Nederland protects and conserves the World Heritage, to enable their transfer to current and future generations.

Heritage Day (Open Monumentendag) takes place each year in September. On this day, the public can visit the Rietveld Schröder House for free. It is an easy way for inhabitants of Utrecht to discover this iconic building in the city.

A number of highly successful events were organised in recent years, such as neighbourhood walks, an open air film screening, and concerts inside the Rietveld Schröder House. The wish is to continue organising these events from 2023 on, thereby contributing to Centraal Museum's general goals.

## INTERNATIONAL COLLABORATIVE NETWORKS

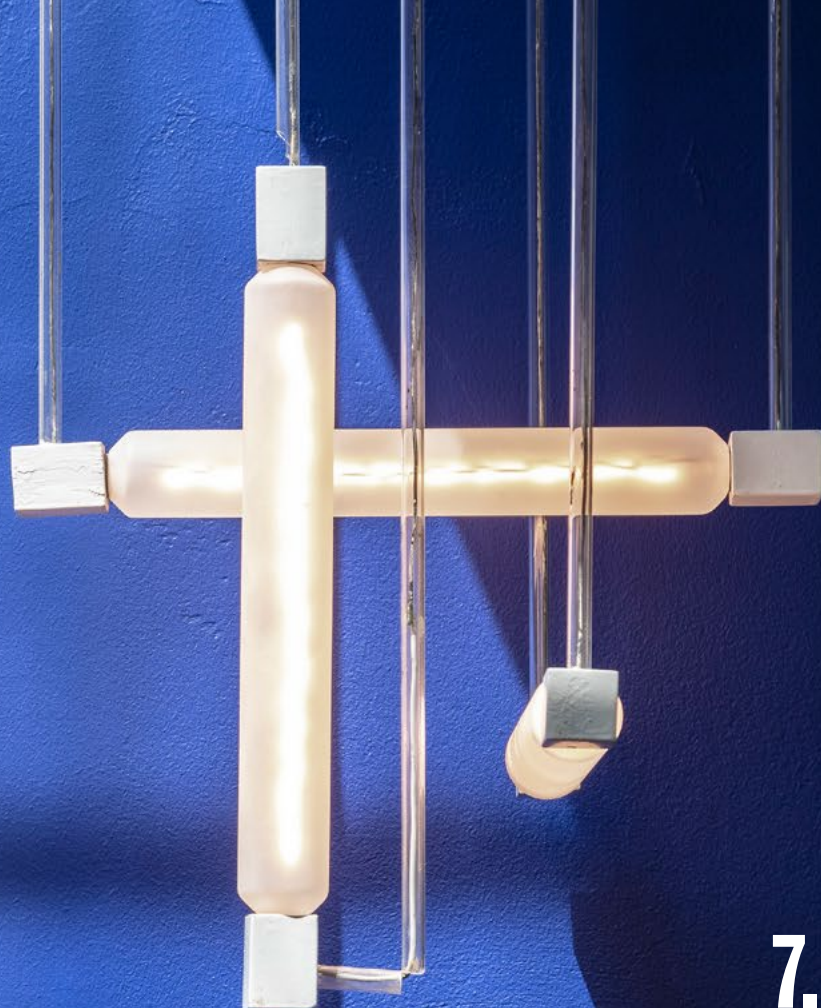
### Iconic Houses

The international platform Iconic Houses devotes attention to 20th century architectural highlights that are open to the public. The Rietveld Schröder House is represented on this platform. This adds visibility for an international audience with a strong interest in architecture. Iconic Houses is also a network for owners and managers of museum houses and hence a platform for knowledge exchange.

### DEMIST International Committee for Historic House

The International Council of Museums is an international organisation of museums and museum professionals that is devoted to research into, the conservation and continuation of, and communication about the world's current and future, tangible and intangible, natural and cultural heritage. ICOM is a members' association and an NGO that determines professional and ethical standards for museum activities. As a forum of experts, it offers advice on issues connected with cultural heritage, promotes capacity building, and stimulates knowledge acquisition. ICOM is the voice of museum experts on the international stage and increases the cultural awareness of the general public through worldwide networks and collaborative programmes. ICOM is also the formal adviser to UNESCO on museum affairs.





## 7. SUSTAINABILITY

Centraal Museum and the Rietveld Schröder House strongly believe that heritage in all forms – natural and cultural, tangible and intangible – is vitally important to tackling the sustainable development goals.



In this respect, the Rietveld Schröder House adheres to the guidelines set out in *Heritage and the Sustainable Development Goals: Policy Guidance for Heritage and Development Actors (2021)*. This document comprises 17 policy paragraphs, with each section addressing a specific goal.

The document with policy guidelines is based on the scientific expertise of the ICOMOS SDGs Working Group and ICOMOS scientific committees at the national and international levels. It builds further on texts produced by the worldwide ICOMOS membership, which has published literature on heritage conservation worldwide. One essential principle is to ensure a balanced representation of experts from all five global regions and all expertise areas within the practice of preserving cultural heritage.

The policy statements contained in the document are based on the “5 Ps” underlying the Agenda 2030 (People, Planet, Prosperity, Peace and Partners) and the interconnected character of the SDGs. Converging under the main policy guideline, “to harness the power of heritage to accelerate the achievement of the SDGs”, the following action points are formulated.

- Sharing knowledge and resources that are conveyed via heritage to promote people's well-being
- A ‘Culture-Nature’ approach and landscape-directed solutions to safeguard the well-being of the planet
- Making the shared resources embodied in heritage available to boost the prosperity of communities
- Communicating the unifying power of heritage to increase social cohesion and dialogue. Peace within and between societies; and
- Conveying the shared medium of heritage and its connection with all aspects of human life, in order to create partnerships.

Centraal Museum wishes to contribute to a more sustainable world. Accordingly, we are proud of our golden Green Key certificate for a sustainable museum site. We also contribute to a better and cleaner world by connecting to a green power grid. Also when acquiring materials, we always consider long-term sustainability. We also do so for the Rietveld Schröder House and adjacent Ticket Office.



## 8. FINANCIAL

Stichting Centraal Museum is financially responsible for the maintenance of the Rietveld Schröder House, to the extent described in the Long-term Maintenance Plan. The cost comes to €33,000 per year on average (2023 price level). A small part of these costs (maximum of €18,648 for the 2022-2027 period) can be covered with the support of the Cultural Heritage Agency's monument conservation subsidy (*Subsidie Instandhouding Monumenten*). In case of costs as a result of unforeseen circumstances or adversities, Stichting Centraal Museum can call on the general resources of the Municipality of Utrecht as the leaseholder and site keeper.

The costs of renting the Ticket Office, opening hours, facilities management, education, marketing and communication, restoration and research (and all associated wage costs) are part of the Centraal Museum budget.



**BOODSCHAPPEN**  
EERST BELLEN BIJ GEEN GEHOOR SPREEKBUIS



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# APPENDIX 1 MANAGEMENT PLAN RIETVELD SCHRÖDER HOUSE - CONSULTATION STRUCTURES

## **Stichting RIETVELD SCHRÖDER HOUSE – Centraal Museum**

Stichting Rietveld Schröder House meets twice a year with a delegation of Centraal Museum (two of the following positions: Artistic Director, Curator, Head of Collection Management). Matters that cannot wait can be discussed in the interim.

This meeting is combined with the foundation Board's own internal meeting, for practical reasons. The Stichting provides for the agenda and minutes, and Centraal Museum arranges a meeting room.

Agenda items include any particularities with regard to programming, public reach and maintenance. If necessary, the head of Public and Information will join the meeting to explain items in the area of educational and marketing activities.

## **Municipality of Utrecht – RCE-CM**

Once a year, representatives of the Municipality of Utrecht, Centraal Museum, the Cultural Heritage Agency, the restoration architect and restorer convene for a meeting. The meeting is called by Centraal Museum. Agenda items are developments concerning the House and restoration work, if any.

## **Internal RIETVELD SCHRÖDER HOUSE**

The internal 'practical affairs meeting' (*praktisch overleg*, PO) is held monthly. The meeting is attended by delegates from the departments of public guidance, education, marketing, collection management, the coordinator and curator of the Rietveld Schröder House. This meeting addresses matters concerning ticketing, signage, education activities, marketing activities, special requests, and so on. The meetings take place in and around the Rietveld Schröder House or Centraal Museum. There is an open agenda for which each of the participants can submit items. The report of the meeting is drawn up by the head of public guidance.

# APPENDIX 2 MANAGEMENT PLAN RIETVELD SCHRÖDER HOUSE - REPRESENTATION TO STICHTING WERELDERFGOED NL

**Every heritage site appoints a contact person and a delegate to the Board of Stichting Werelderfgoed NL.**

For the Rietveld Schröder House, a staff member of Centraal Museum serves as contact person (2023: coordinator Rietveld houses). The contact person reports back to the organisation.

For the Board, Centraal Museum appoints a representative in consultation with the Board of the Stichting Rietveld Schröder House. Board members are appointed for an open-ended term.

Depending on the topic, a staff member of CM is delegated for specific work groups and such.



# APPENDIX 3 MANAGEMENT PLAN RIETVELD SCHRÖDER HOUSE - AGREEMENTS ON MAINTENANCE AND RESTORATIONS

**Every year, Centraal Museum commissions the Monumentenwacht to draw up a maintenance plan based on an inspection.**

This maintenance plan is subdivided into regular maintenance and maintenance subject to a permit.

The maintenance plan is shared with the Stichting Rietveld Schröderhuis and the restoration architect, for information purposes. The restoration works subject to a permit are carried out through municipal procedures, if compatible with the available budget.

Other works are included in the budget and carried out by Centraal Museum, if compatible with the available budget.

The commissioning party is the Facilities Management department. This department arranges a consultation with the coordinator and the curator of the Rietveld Schröder House, and a staff member of Collection Management (and, where relevant, with a contact person on the part of the contracting party) to discuss the implementation (content of work, consequences for visitors, protective measures, etc.).

The content of the work is then supervised by staff members of Facilities Management and Collection Management, while the practical implementation is supervised by staff members of the Rietveld Schröder House. The work activities are documented by a staff member of Collection Management.

At the request of Centraal Museum's curator or collection manager, the restoration architect performs 'update rounds' around the house, taking care of minor issues such as spots on the wall. This work is documented in the 'Ruimteboek' (interior log book).

Damages are reported directly through the designated procedure to the Head of Facilities Management, the curator and the collection manager of the Rietveld Schröder House, and a report is drawn up. Damages that occur through normal use of the House are repaired by Centraal Museum (and documented in the Ruimteboek), in consultation with a restorer. The department of Collection Management takes care of the damages, both practically and in terms of documentation.

Non-original elements of the Rietveld Schröder House (e.g. felt carpet, lamps and fitted sheets) are replaced by Centraal Museum when necessary. This is coordinated by a staff member of the Rietveld Schröder House and documented by the department of Collection Management.



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# COLOPHON

Centraal Museum, Utrecht 2024

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