

## WaRe – Waterfront Regeneration

*Learning from European best practices for a sustainable urban life*

Parnü, Estonia, March 30<sup>th</sup> – April 1<sup>st</sup> 2012

Venice, March 30<sup>th</sup> 2012

# Waterfront Redevelopment: a Strategic factor of Urban Regeneration in Venice

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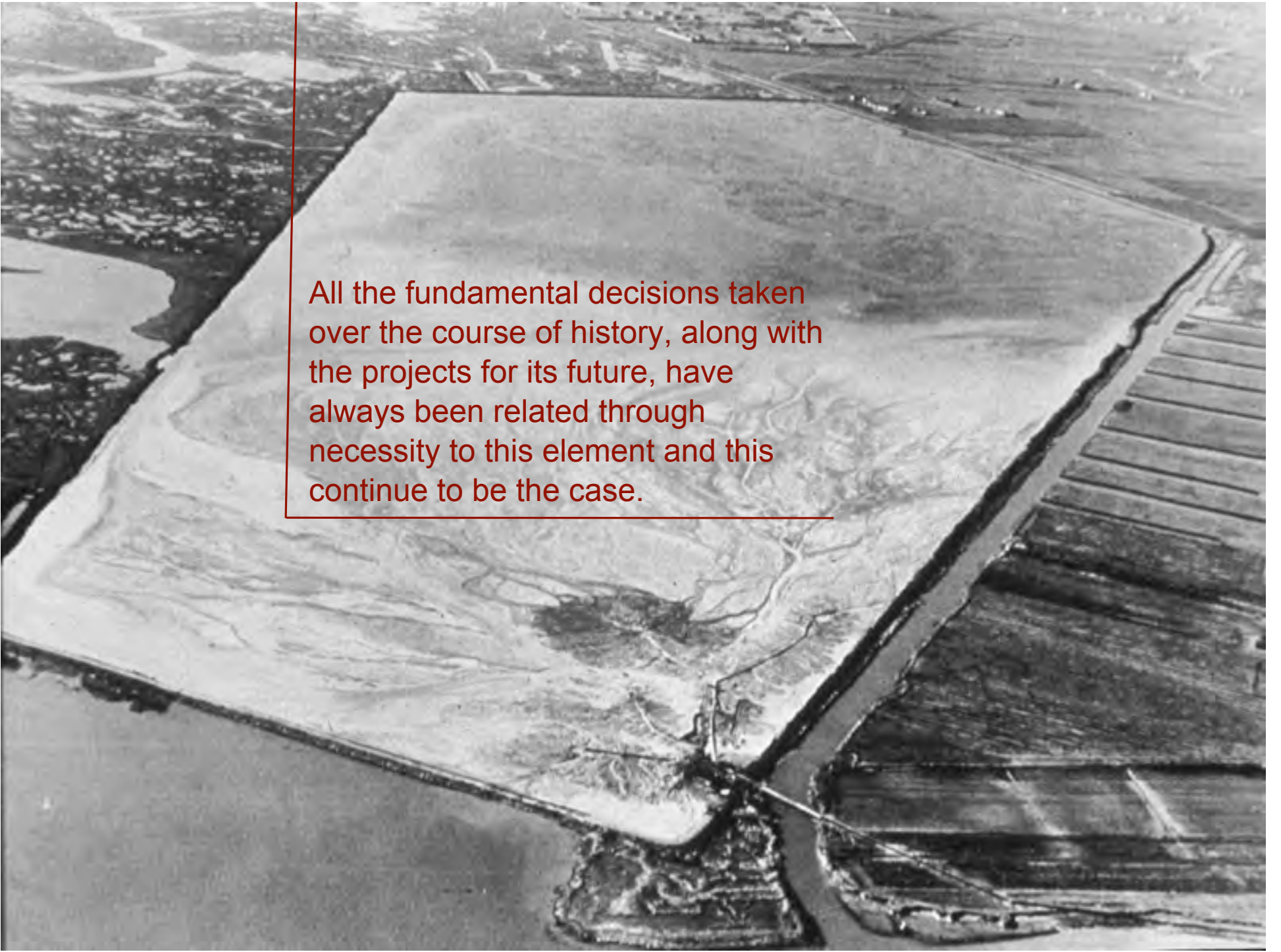


Today, the challenge of Venice,  
city on water, lies in balance  
between the need for  
**conservation** and the  
need for **innovation**.










All the fundamental decisions taken over the course of history, along with the projects for its future, have always been related through necessity to this element and this continue to be the case.



An aerial photograph of Venice, Italy, showing the city's unique layout of islands and canals. The city is built on a series of small islands in the Venetian Lagoon, with the Adriatic Sea to the east. The image shows the intricate network of canals and bridges that connect the different parts of the city. The colors are somewhat muted, with a lot of brown and grey tones, possibly due to the age of the photograph or the way it was processed. The text is overlaid on the left side of the image.

Venice can be called as the 'city on water' for excellence.

Nowadays, Venice is divided by water to the same extent as it was once united by it and a new dimension must be found.





Venice is very peculiar:

its territory is articulated in various identities:

city on water, city on land, islands, mainland, water space, littoral, industrial area.



## Municipality of Venice

- extension: 413 sq.m (253 of which occupied by water)
- total population: 270.772 residents\*

Composed of 3 different areas:

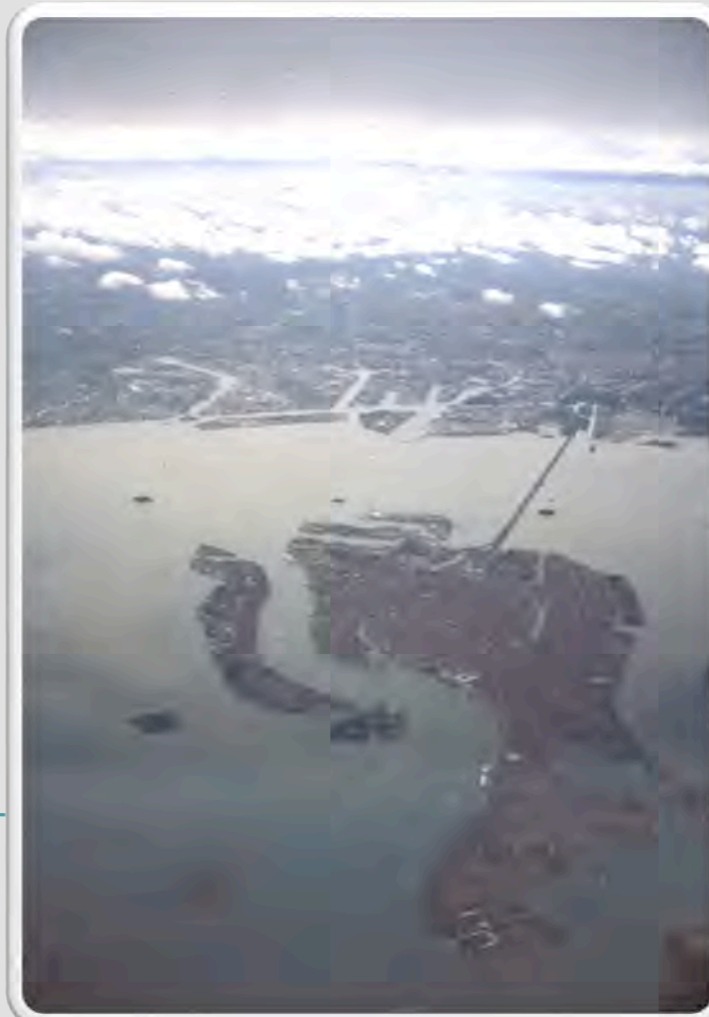
- mainland with 181.950 residents (80% of the total) - average age 46,41
- city centre (Venice and Giudecca) with 59,080 residents - average age 49,02
- estuary with 29,742 residents - average age 48,01

\* Data October 2011



**Venice** a city under assault for

1. **Physical** and
2. **Social** aspects.







Increasing episodes of high  
water flooding



Massive flows of tourists

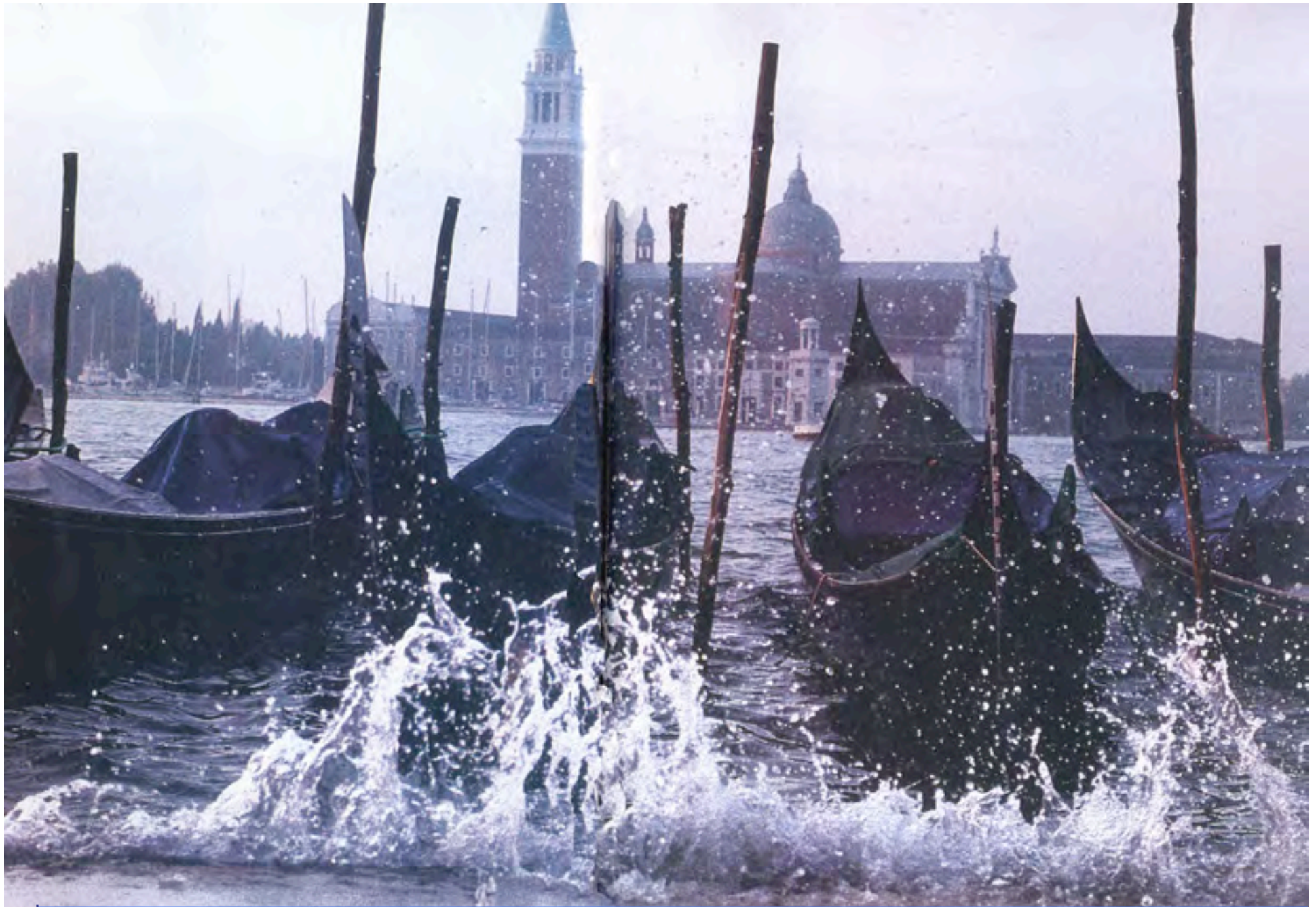






Unsafe industrial activity located a  
stone's throw from the city





Wave-induced damages







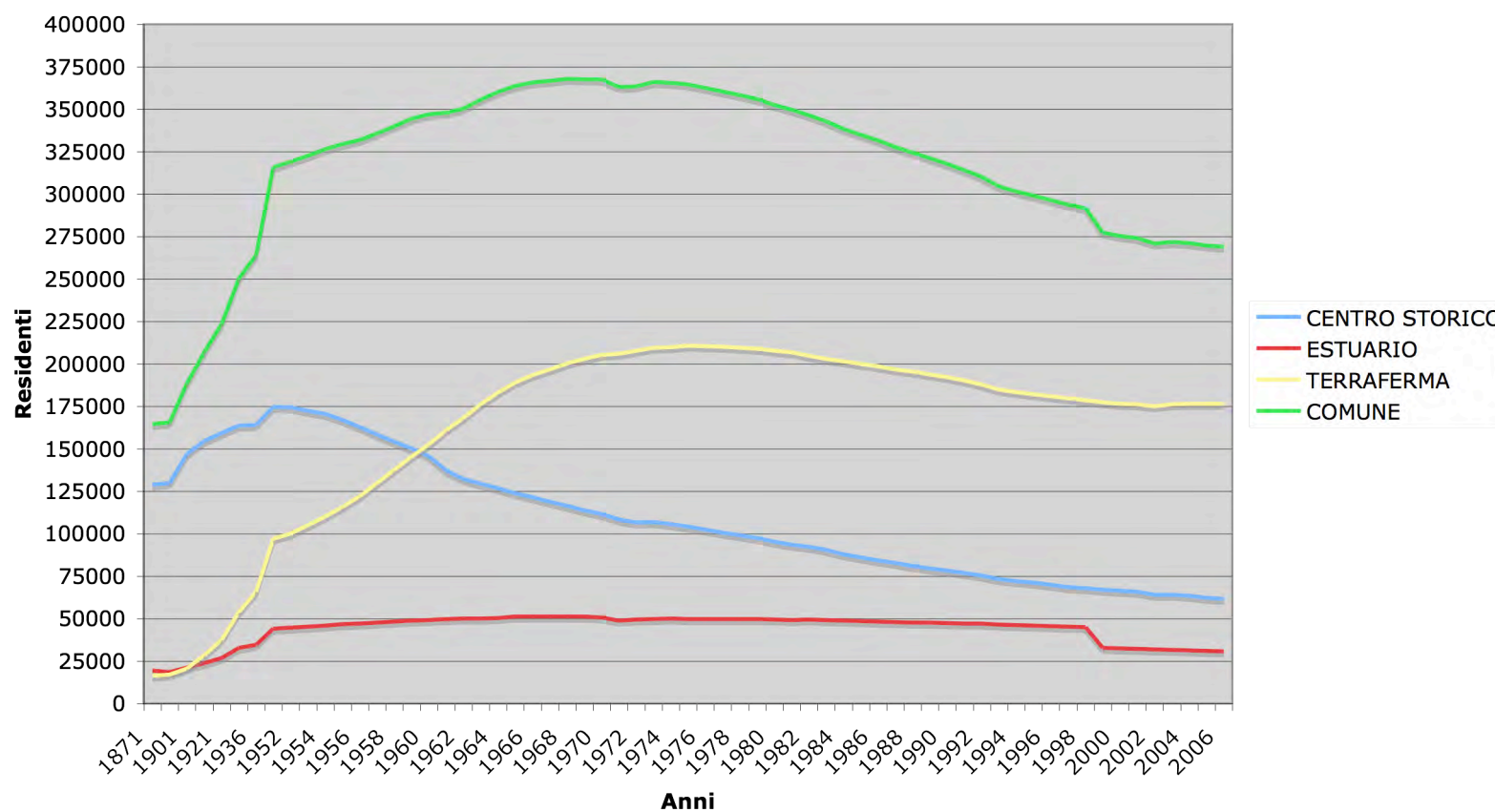


Intense traffic out of scale



## A constant decrease of population


Popolazione residente nel Comune di Venezia, 1871-2006



Spread loss of functions and of productive activities





An aerial photograph of Venice, Italy, showing the city's unique layout of islands and canals in the Venetian Lagoon. The city is built on a series of small islands, with the Grand Canal and other waterways weaving through the urban landscape. The water is a deep blue, and the city's buildings are visible as a dense cluster of light-colored structures. The image is taken from a high angle, providing a clear view of the city's relationship with the water.

The Venice of the future  
needs to be re-designed and  
to find new meanings.



**Physical interventions and  
social policies**





Following the November 4th 1966 exceptional high tide, Venice becomes a problem of National interest: Special Law for Venice (Law 171/73)











# Measures for safeguarding of Venice and the Lagoon

Ministry for Infrastructure and Transport  
Venice Water Authority  
concessionary  
Consorzio Venezia Nuova

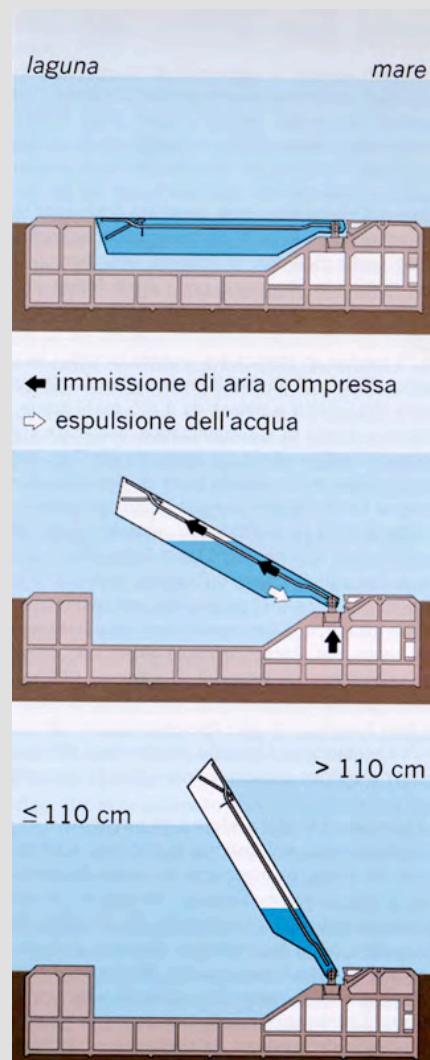
Consorzio Venezia Nuova  
concessionary  
Venice Water Authority  
Ministero delle Infrastrutture e dei Trasporti

and the Lagoon

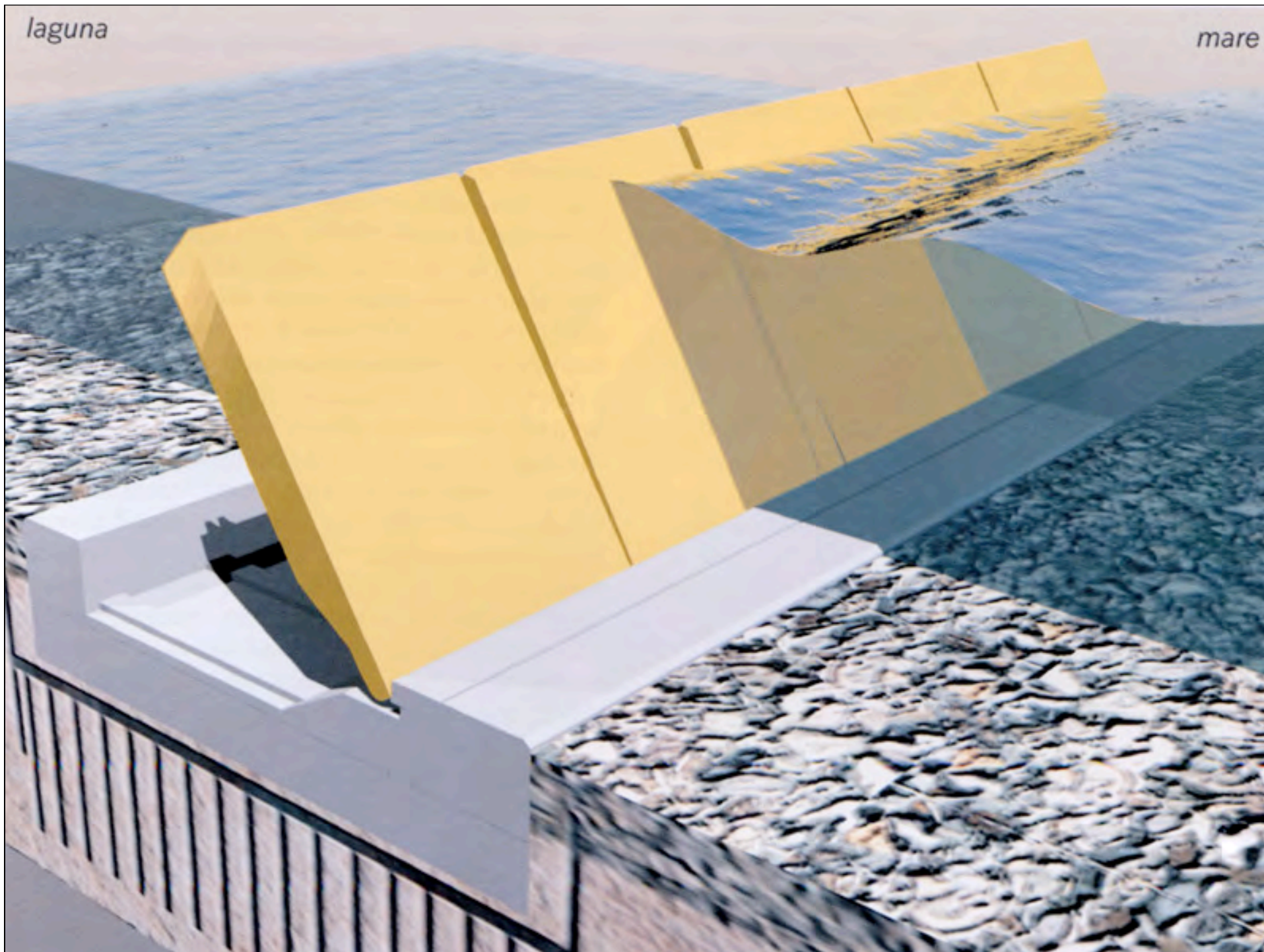
A complex system of interventions for the defence from high tide and the strengths of waters conducted by the Venice Water Authority, through the Consorzio Venezia Nuova



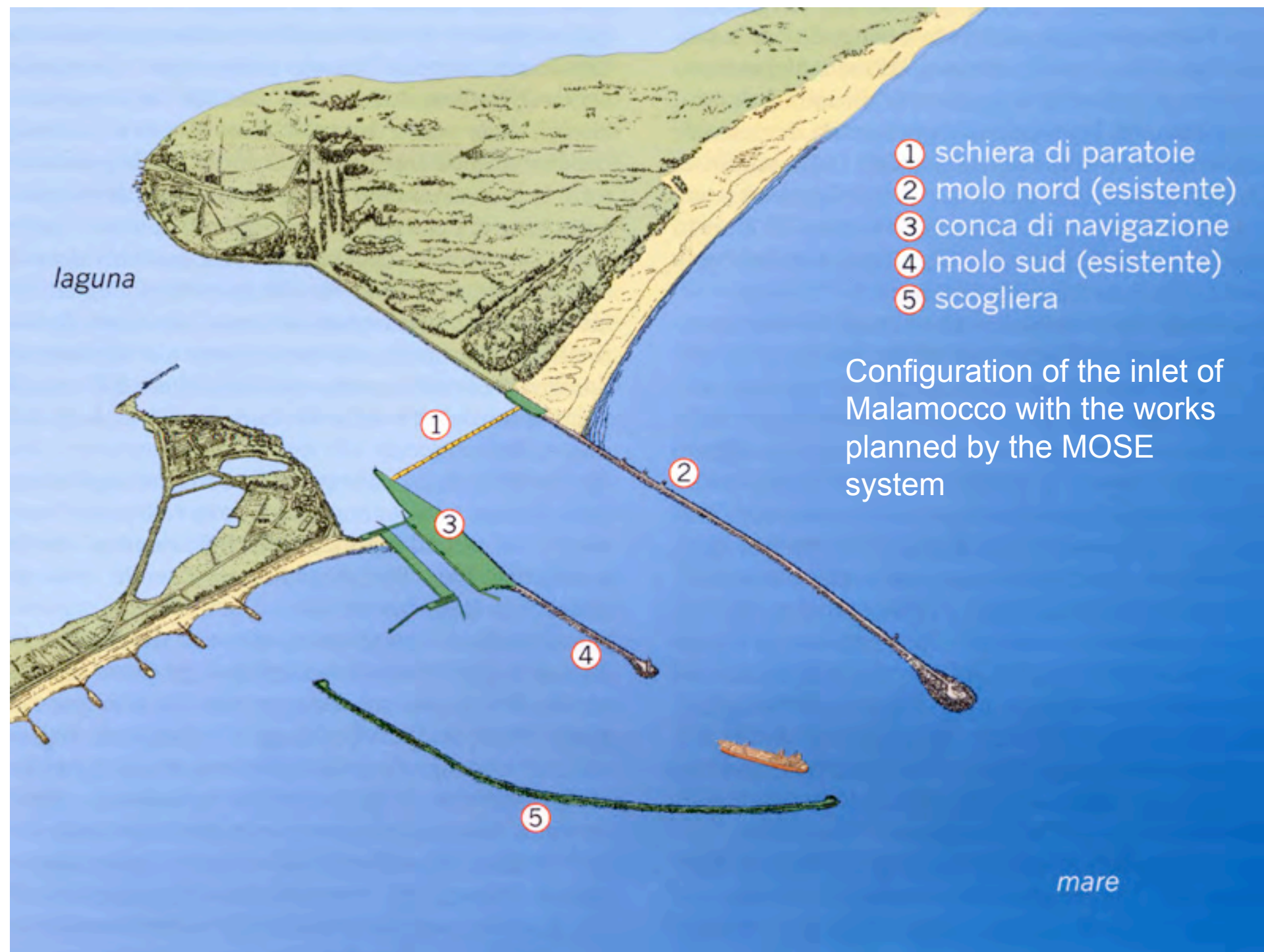
## Location of the mobile gates at the three Lagoon inlets











Configuration of the inlet of Malamocco with the works planned by the MOSE system

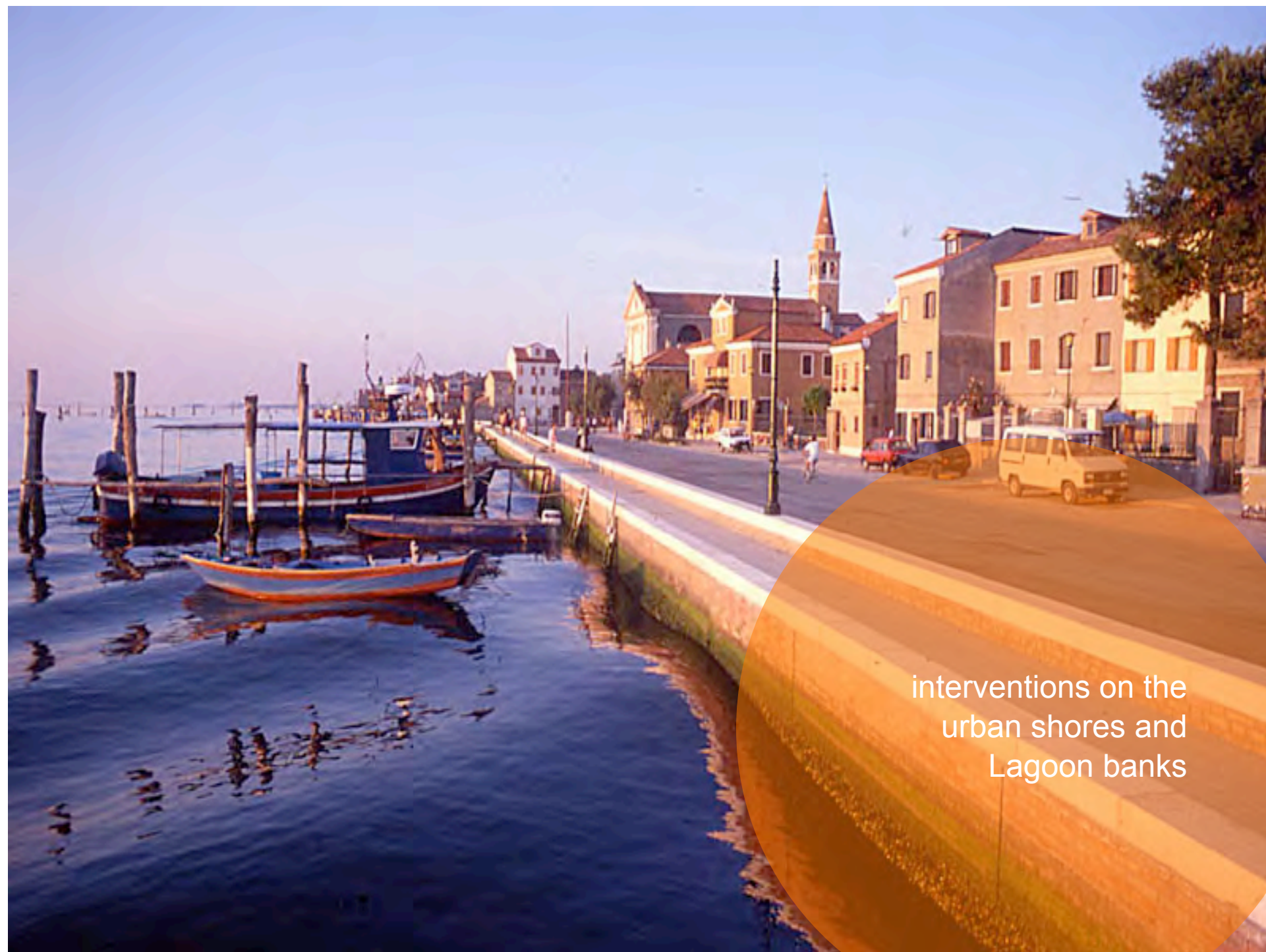
## New infrastructures at the Malamocco inlet





## The new island in the Lido inlet





interventions on the  
urban shores and  
Lagoon banks

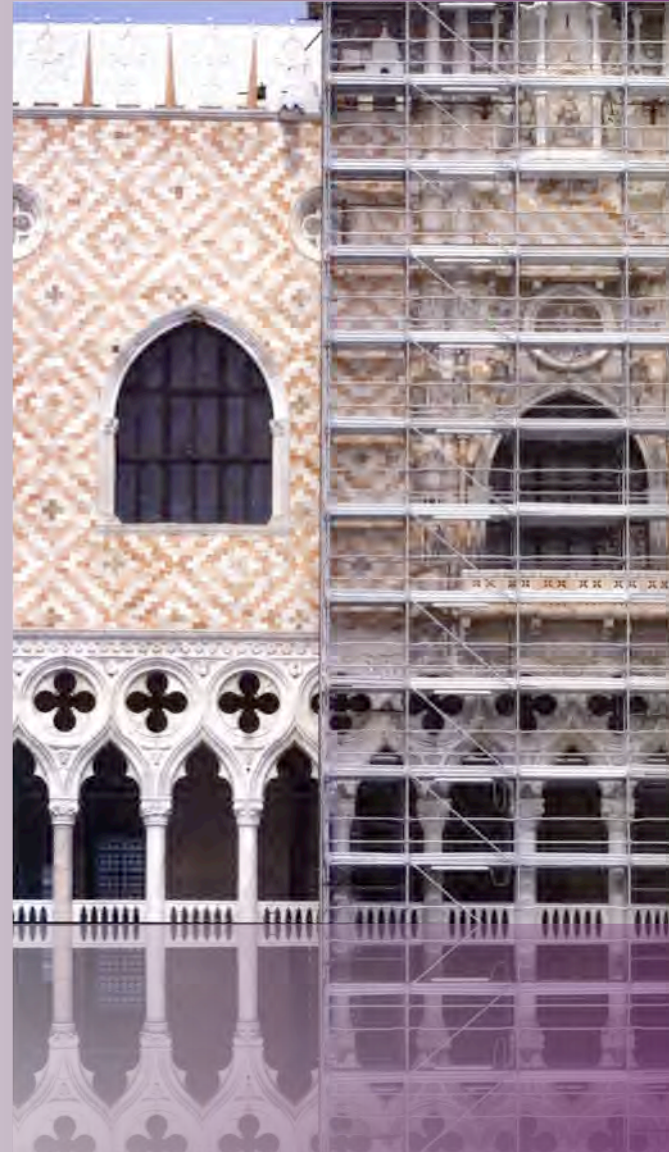


## Constant urban maintenance works





Large-scale works of  
restoring the monuments and housing stocks

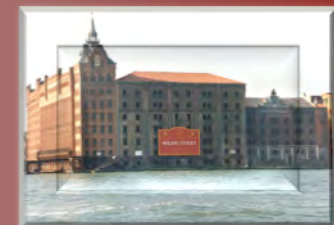




## The regeneration of the Giudecca island



Regeneration of the  
former Molino Stucky into  
an Hilton Hotel



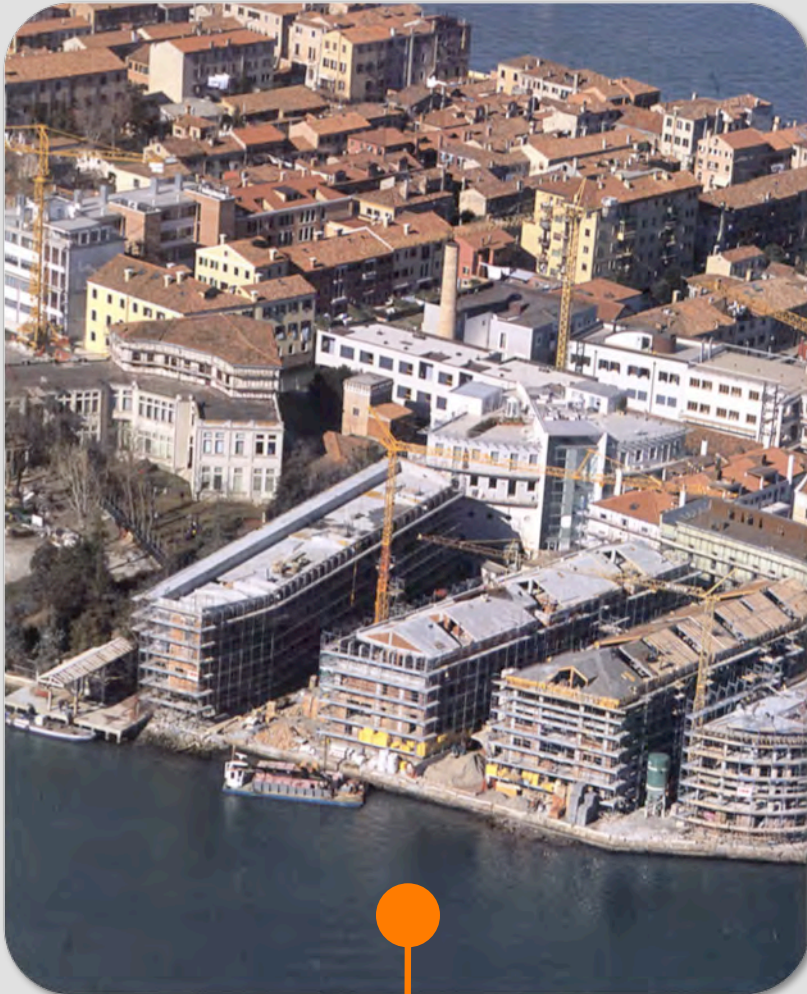




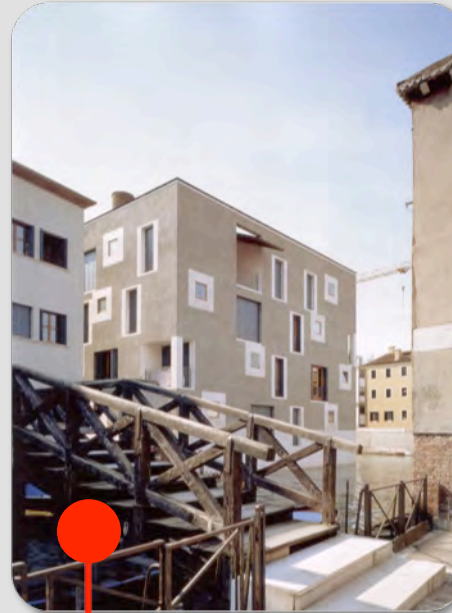
Ex CNOMV area, a former shipyard now transformed in 'nursery' for enterprises and boat yard







Urban regeneration of the  
former Junghans factory into a  
new residential area



New buildings by Cino Zucchi



# Arsenal







mixed functions  
and uses





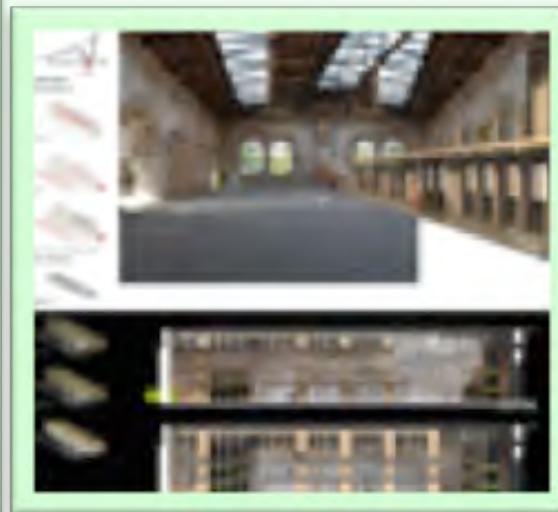


## Thetis

culture as exhibition and events spaces, marine technologies laboratories and the MOSE's mobile gates maintenance headquarters.



- Tesa 105
- Tesa 113
- Mobile bridge between Torre di Porta Nuova and Gaggiandre





## Torre di Porta Nuova





Marittima  
and San Basilio



## Venice Iuav University





The Maritime Station by  
Ugo Camerino (2002)







The Costituzione  
Bridge  
over the Grand Canal  
by Santiago Calatrava





Piazzale Roma



People Mover  
Between P. Roma,  
the Maritime Station and  
Tronchetto

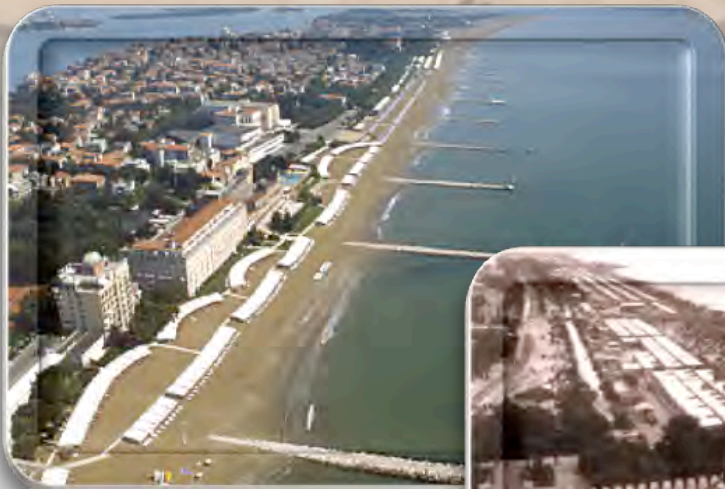




A new tram line linking  
the city on land to the city on water







Regeneration  
Projects for  
the island  
of Lido



## G. Nicelli airport







Hotel Excelsior e  
Des Bains

The new Palazzo  
del Cinema







La Certosa  
island



Regeneration  
of other  
lagoon islands





San Michele -  
extension



San Clemente  
(hotel),  
San Servolo  
(VIU)





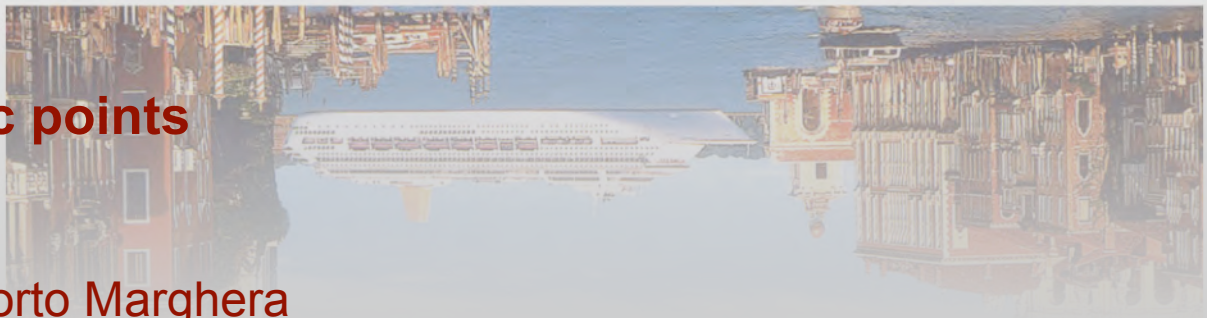
The San Giuliano Park.  
Project by Antonio  
Di Mambro





## Critical and strategic points

- Mobility and accesses
- The reconversion of Porto Marghera

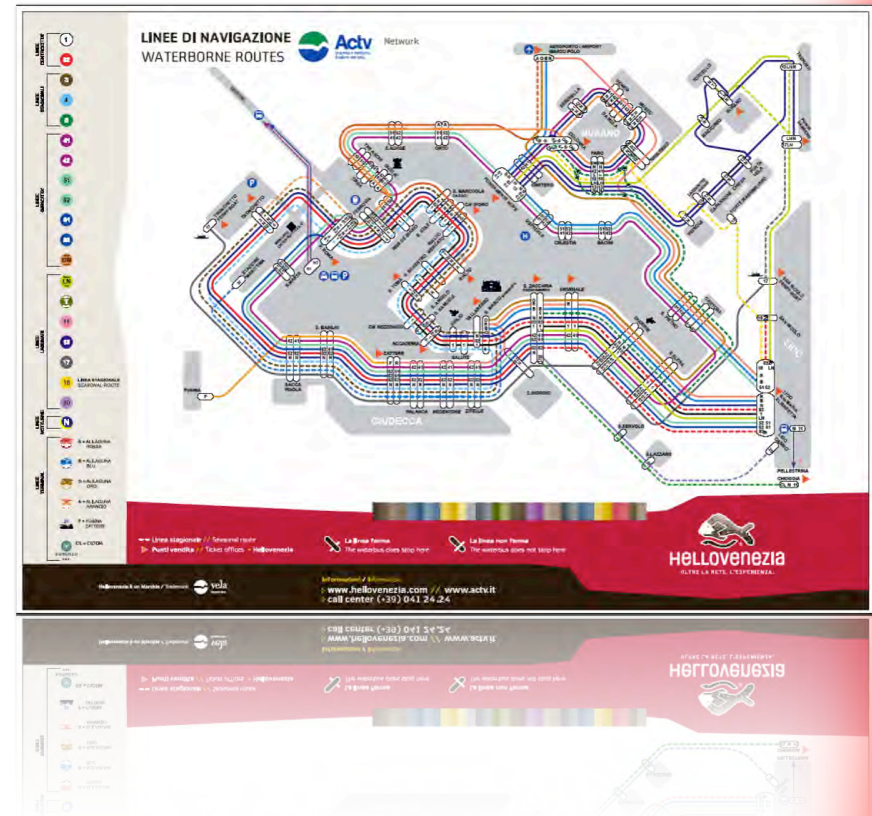






Mobility in Venice  
within the city of  
water and between  
the city on water  
and the city of land

## Waterborne routes network









Tessera and the  
Marco Polo air  
terminal (2002)

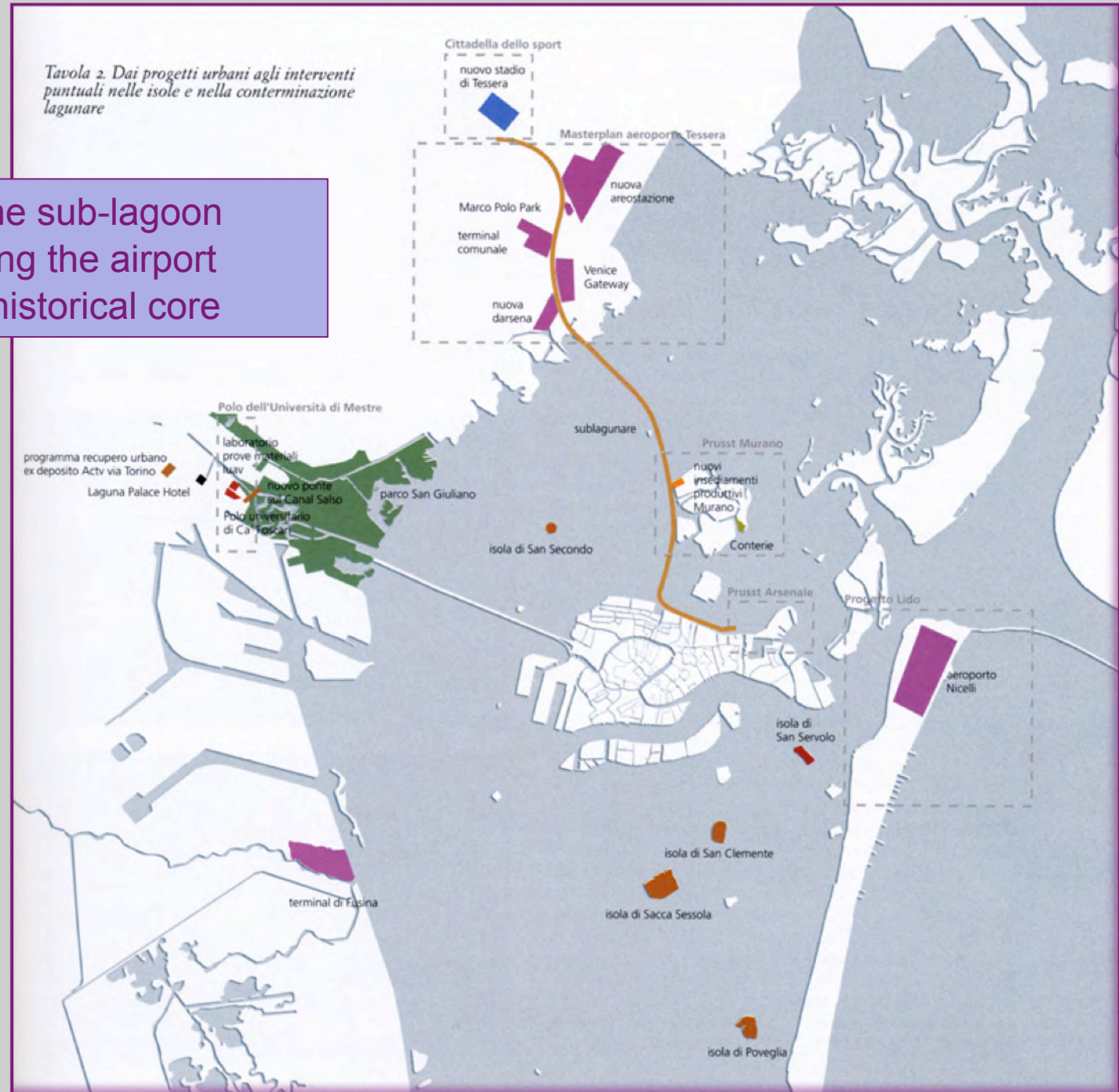




The Marco Polo darsena

*Tavola 2. Dai progetti urbani agli interventi puntuali nelle isole e nella conterminazione lagunare*

Project for the sub-lagoon subway linking the airport zone to the historical core





## Porto Marghera (2000 hectares)





The VeGa - Scientific  
and Technological  
Park of Venice





## The Nova Marghera area and the Venezia Lifestyle Center









**Thank you  
for the attention!**  
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