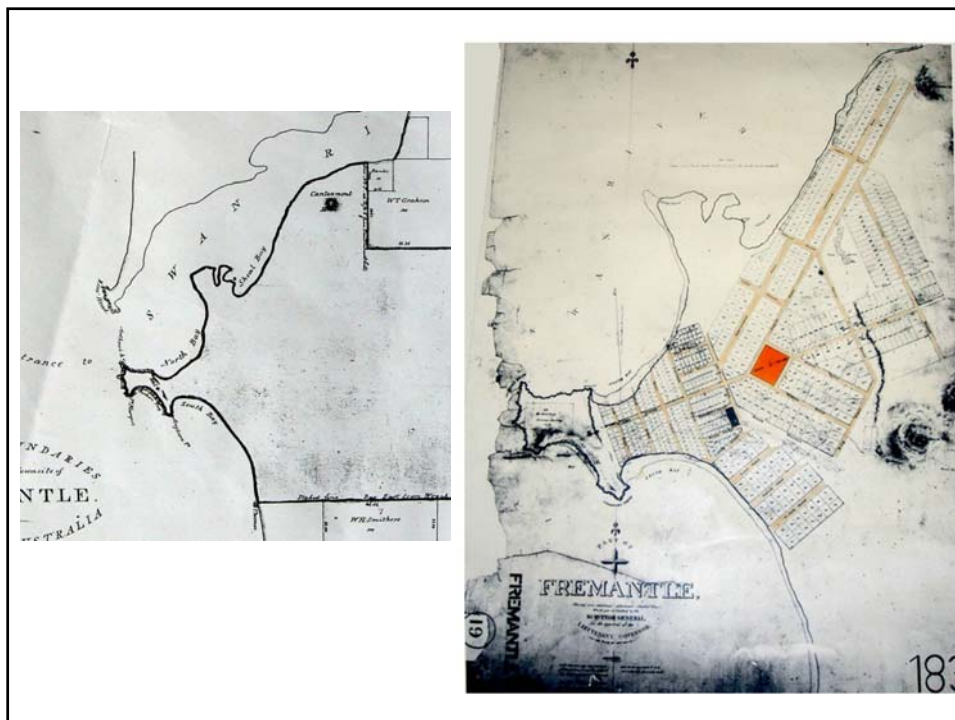
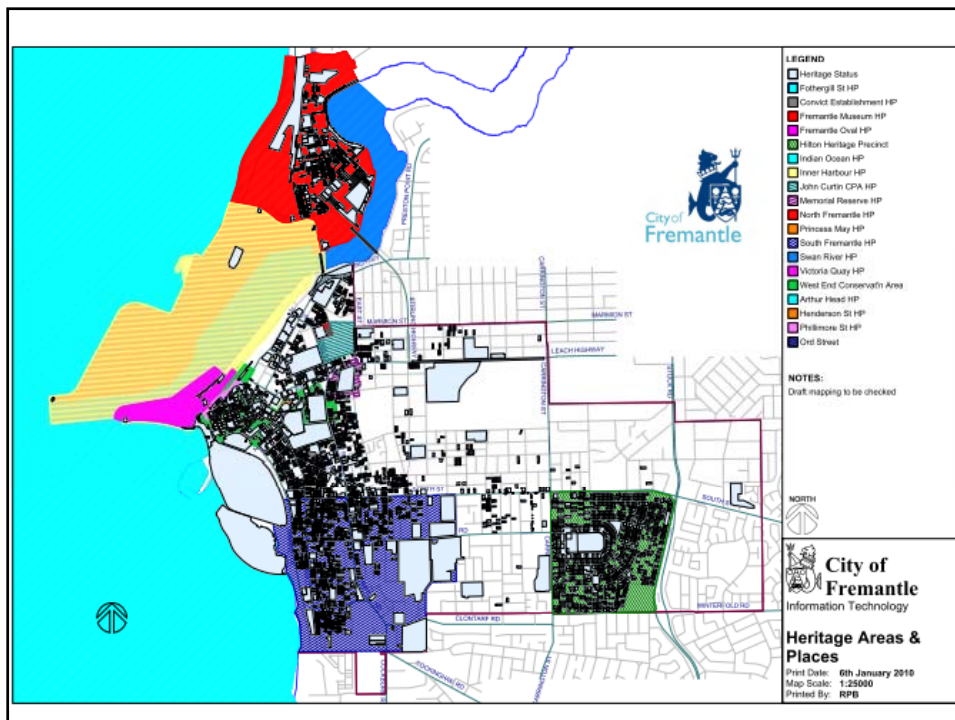
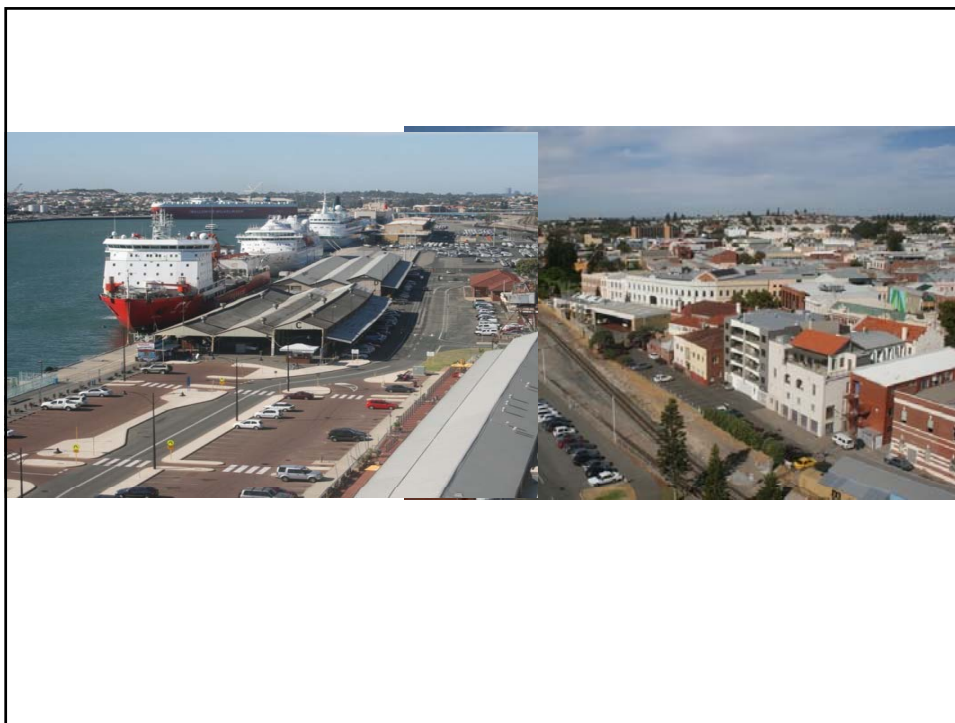


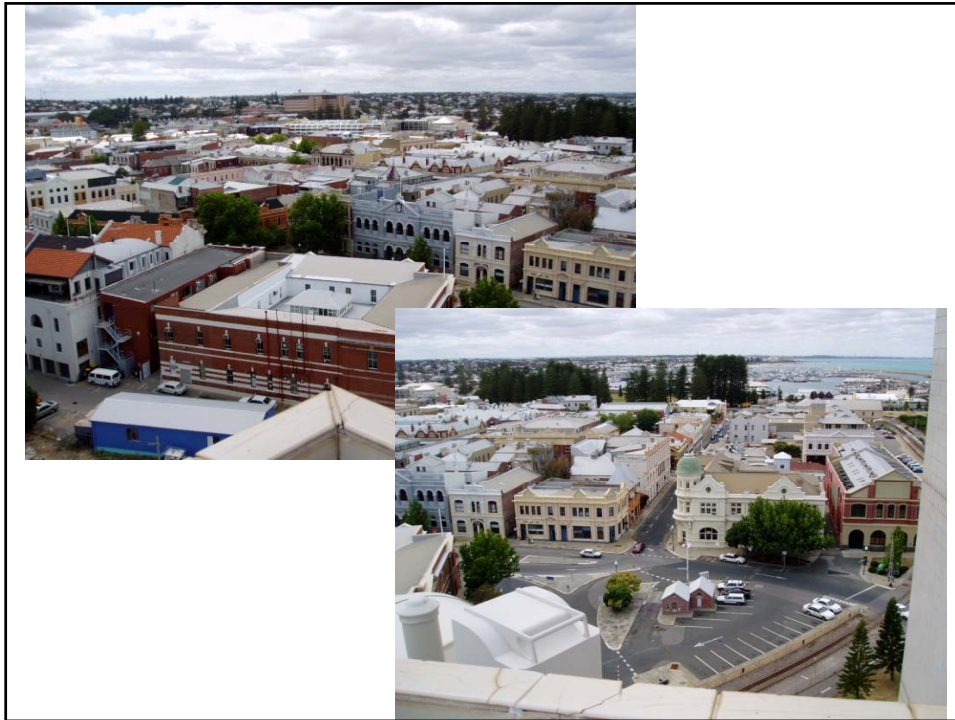
URBAN DESIGN CODE AS A TOOL OF CREATIVE CONSERVATION AND REVITALIZATION OF HISTORIC TOWNS – CASE OF FREMANTLE, WESTERN AUSTRALIA

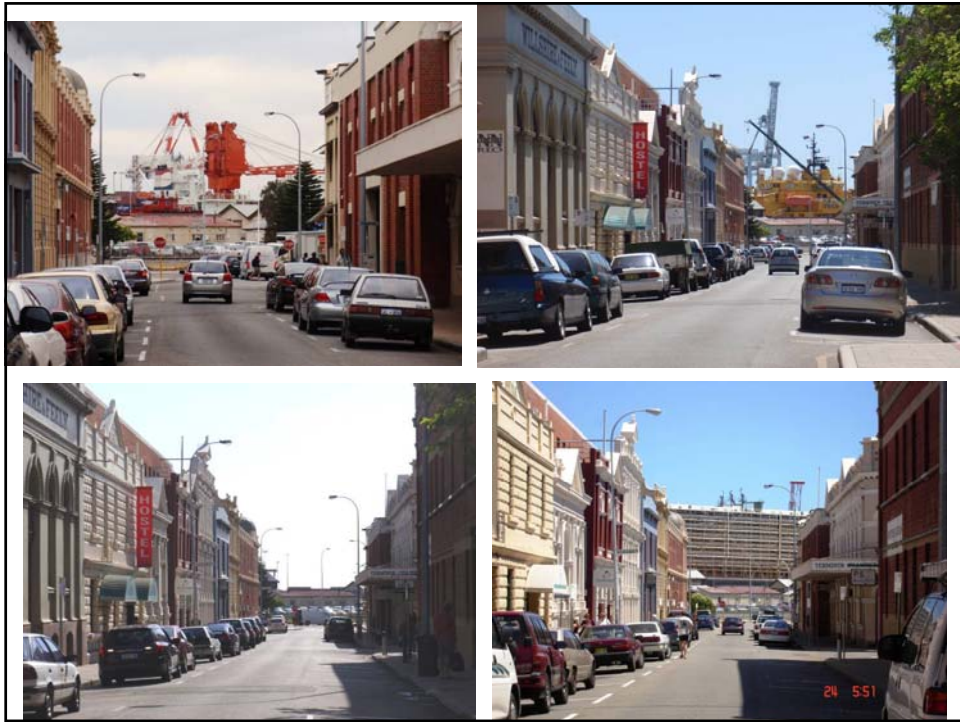
Agnieshka Kiera
Former City Heritage Architect
City of Fremantle
September 2012













Sustainability of the historic city

Sustainability is about prolonging the useful life of a building (city) in order to contribute to a saving of energy, money and materials

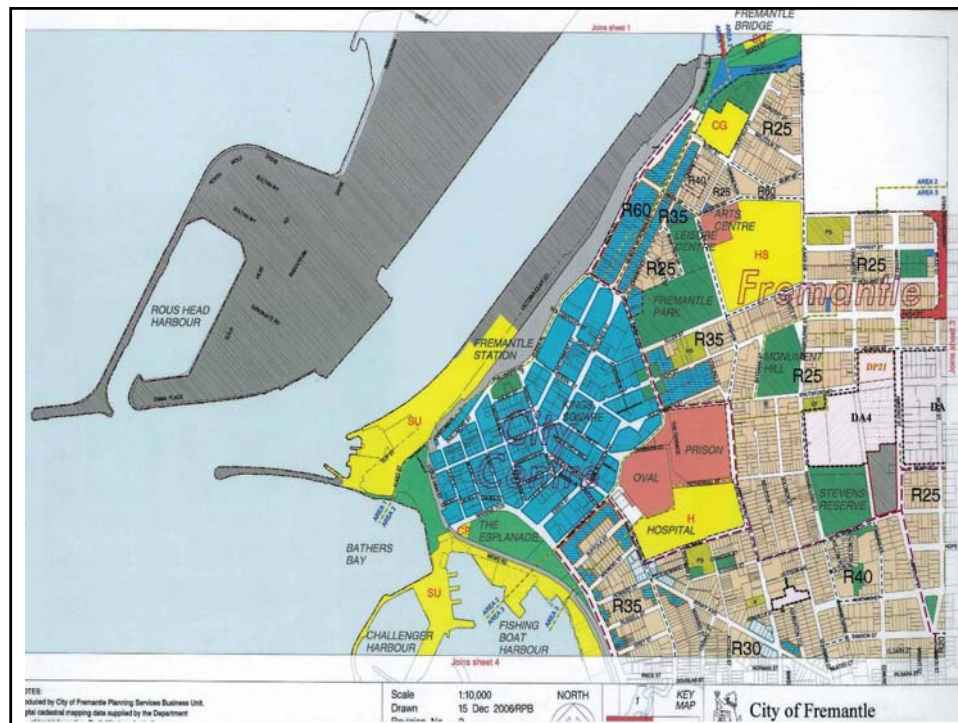
(Sir Bernard Feilden)

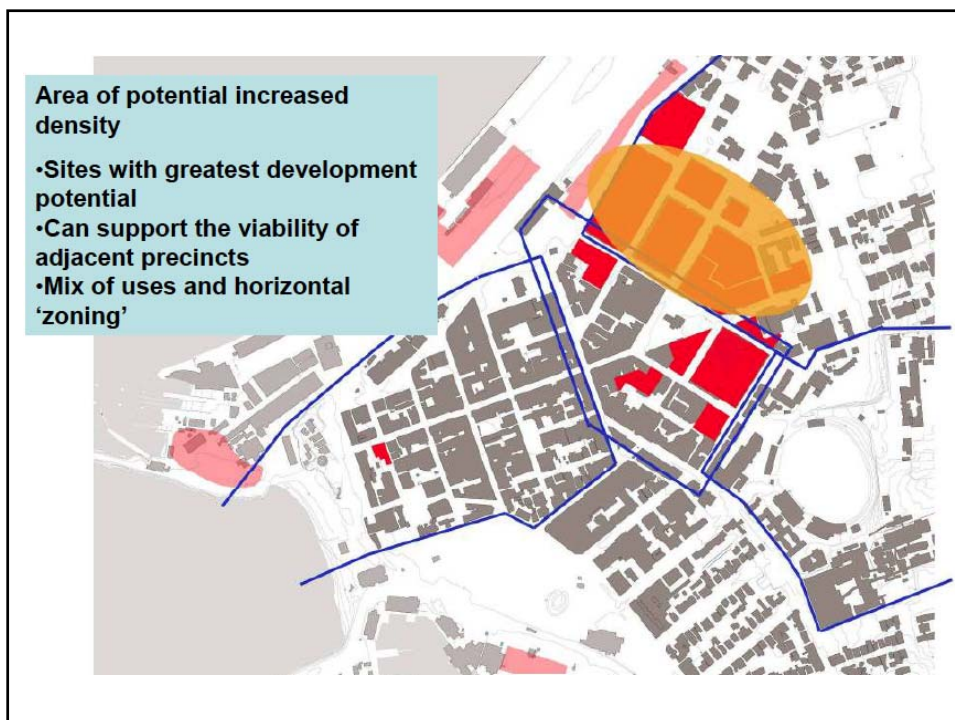
Sustainability includes continuity of socio-economic and environmental functionality; continuity of use of the material resources and products in infrastructure and buildings that have already been extracted and manufactured; avoidance of unnecessary use of finite reserves of fossil fuels in the transportation of goods and people; and avoidance of all related waste and pollution. **Embraced within these is respect for, and continuity of, cultural identity and diversity.**

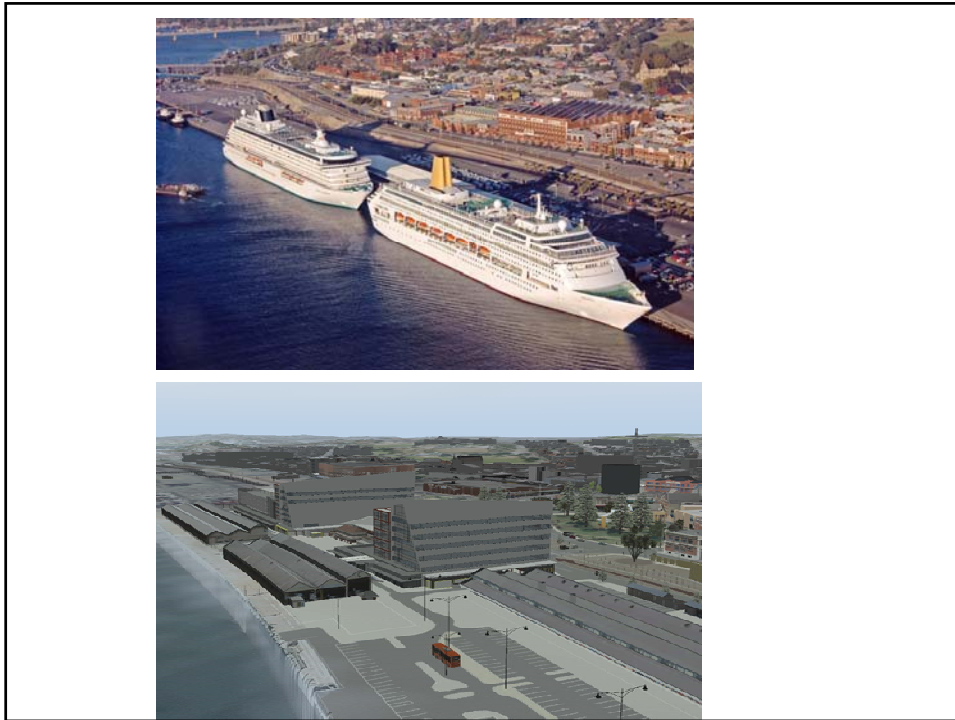
Sustainable communities are places where people want to live and work, now and in the future. **They meet the diverse needs of existing and future residents, are sensitive to their environment, and contribute to the quality of life.** They are safe and inclusive, well planned, built and run, and offer equality of opportunity and good services for all.

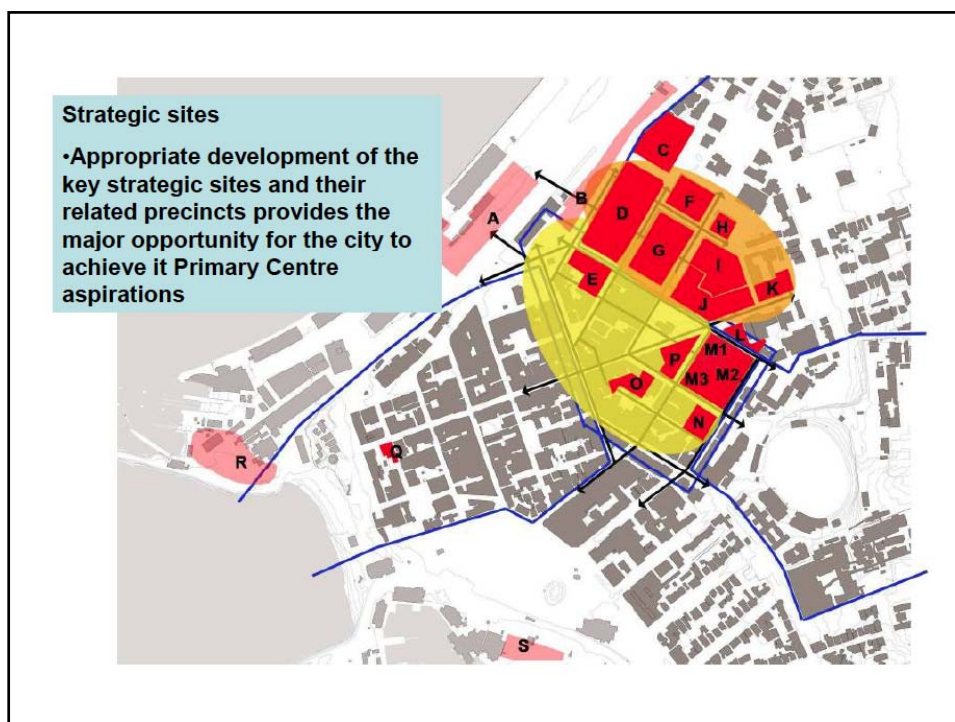
(Dennis Rodwell, 2007 "Conservation and Sustainability in Historic Cities")



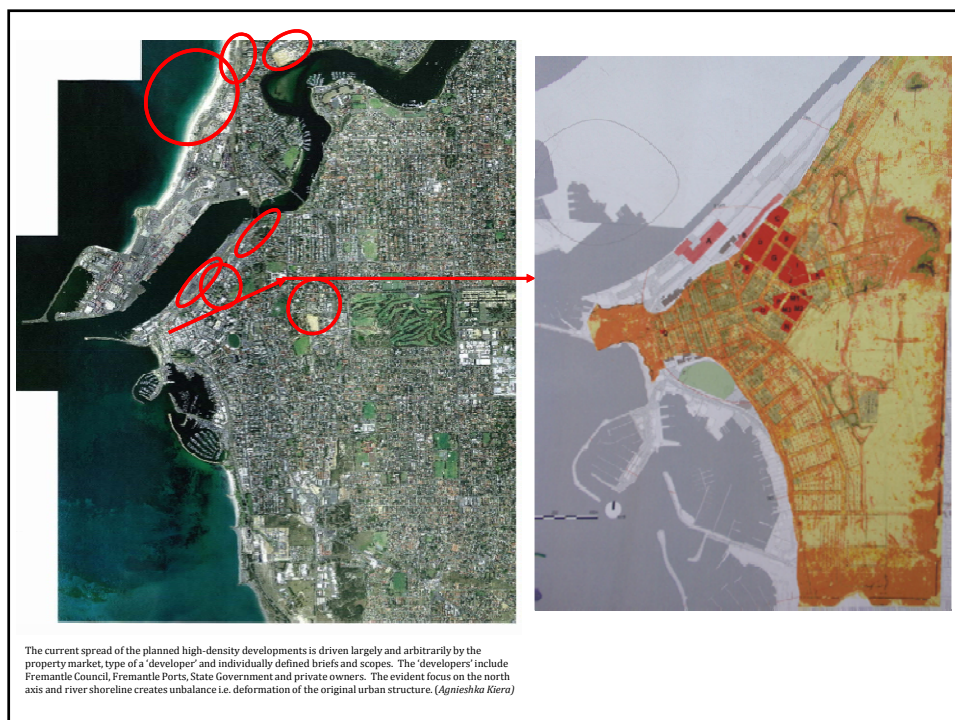












Quality Development by Good Design

Older towns and cities have been created over time, usually organically, and they embrace different periods and architectural styles. **The most attractive among them are the cities that developed culture of good urban design expressed in the agreement to differ within a recognised tolerance of behaviour** (Gordon Cullen, *Townscape*, 1961)

The origins of the concept of townscape are, likewise, unrelated to the wider socio-economic and town-planning context, but the analogy between good urban design and "the agreement to differ within a recognised tolerance of behaviour" is core component of the harmony, attractiveness and cohesiveness of historic cities.

The art of producing good architecture depends on the sponsors' care about things around them and on the willingness and ability of their architects to nurture this care and translate it into the inspiring yet good manners architecture.

(Dennis Rodwell, 2007 "Conservation and Sustainability in Historic Cities)

Local Identity Code

The Local Identity Code is also about complex or "deep" sustainability, which is primarily about care. In relation to historic cities it means care taken of the 'old' by 'new'. Deep sustainability involves two intertwined (hence complexity) components of sustainability: a survival of the natural environment that sustains life on earth and survival of culture in a much wider sense of embracing every aspect of the legacy of traditions of humankind.

In urban terms this kind of sustainability refers the society's culture of organizing itself in cities built in harmony with nature. Complex or **'deep' sustainability is based on a dialogic as opposed to the customary evolutionary, paradigm. Dialogic sustainability refers to the balance i.e. ongoing 'dialogue' between its natural and man made components, between old and new.** While *evolutionary* paradigm defines changes to the natural environment and cities through a sequence of developments, one after another, not necessarily connected by harmonious evolution or continuity of stories expressed in the urban form. (Dr Jacek Dominiczak, 2010)



F. Design Guidelines for the 12 Urban Areas

This part of Design Code organizes all the Code's recommendations according to the 12 Urban Areas which were identified in Central Fremantle.

IMPORTANT: Complete information for particular Urban Area includes the following set of documents:

1	2	3	4
A. Principles, Methodology, and Definitions	F.01. General Guidelines for Central Fremantle (All Urban Areas)	Common Guidelines for either: F.02. Inland Areas or F.03. Riverfront Areas or F.04. Oceanfront Areas	Shared & Specific Guidelines for Particular Area F.02. Inland Areas 001 – 006, F.03. Riverfront Areas 007 – 009, F.04. Oceanfront Areas 010 – 012.

F.02. Inland Areas

1. This section formulates recommendations for 6 inland areas of Central Fremantle.

F.03. Guidelines for Waterfront: Riverfront Areas

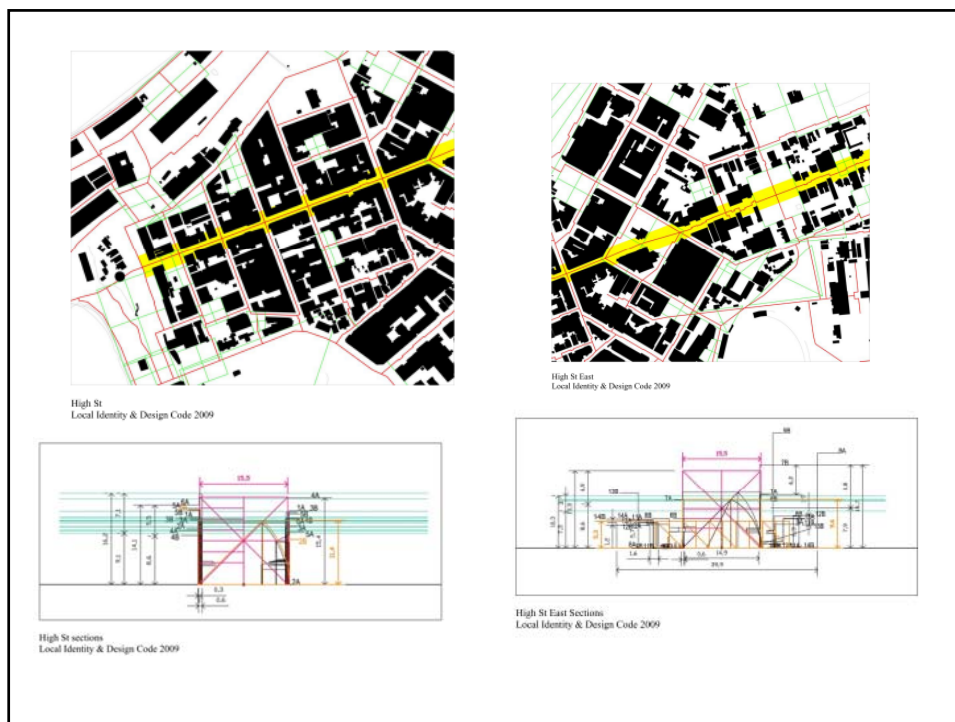
This section formulates recommendations for 3 riverfront areas of Central Fremantle.

Guidelines for all Oceanfront Areas

This section formulates recommendations for 3 oceanfront areas of Central Fremantle.

F.04.01. (also B.01.07) PROTOTYPE. oceanfront areas

F.03.01. (also B.01.06) PROTOTYPE. riverfront areas



This chapter includes a photographic catalogue which separates the following elements of the façade seams:

- seams of façade heights
- seams of plinths and intermediate cornices above the ground floor
- seams of top cornices
- seams of entablatures
- seams of bases
- seams of awnings
- details of seams
- other seams

seam of façades with no gap (or 0 cm gap)
Façades literally and visually touch each other, and, sometimes, partially overlap.
See also: chapter C.02. the Gaps of Urban Walls.

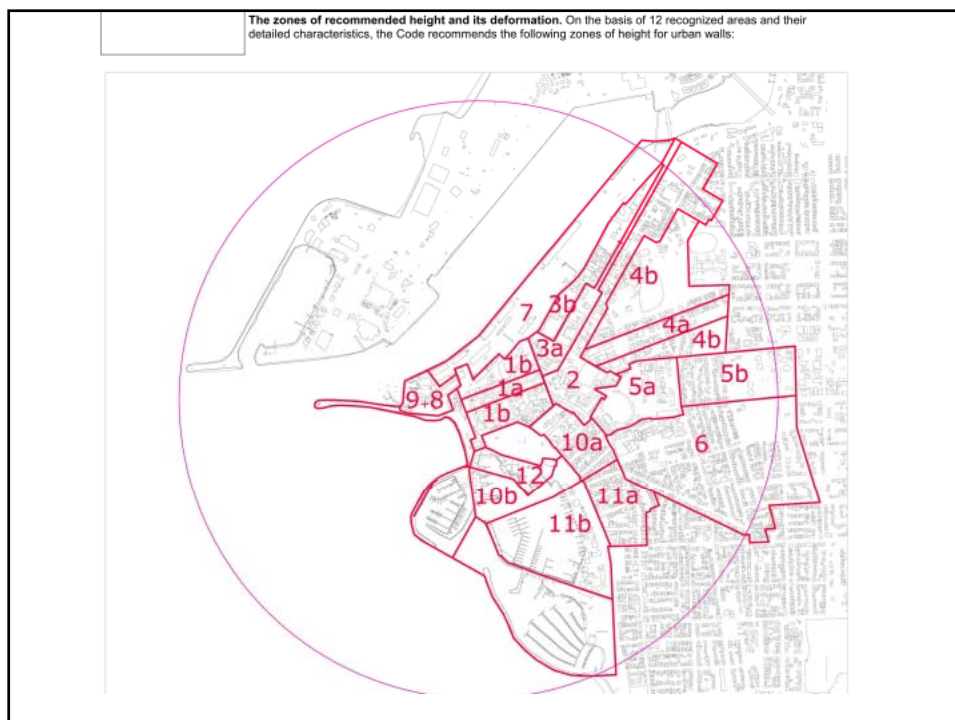
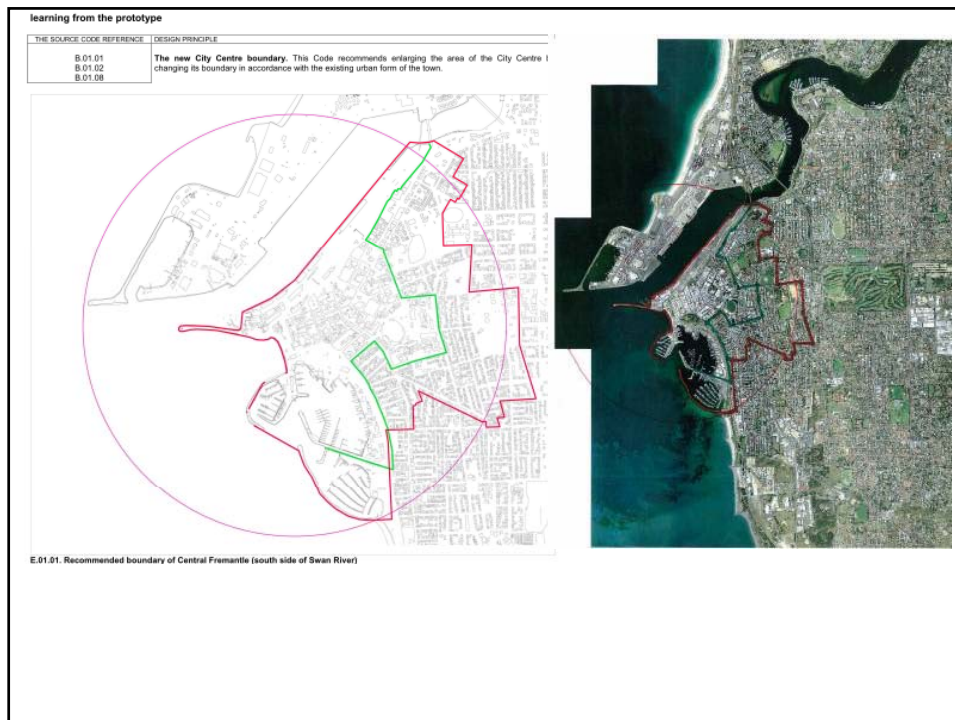
seam of façades and/or 8 cm gap
When a gap is filled with masonry, façades literally touch each other, yet visually may remain detached. Nevertheless, overlaps may occur.
See also: chapter C.02. the Gaps of Urban Walls.

seam of façades and/or 24 cm gap
When a gap is filled with masonry, façades literally touch each other, yet visually may remain detached. Nevertheless, overlaps may occur.
See also: chapter C.02. the Gaps of Urban Walls.

D.03.01. seams as gaps

D.03.02. seams of plinths and intermediate cornices above the ground floor

D.03.03. seams of awnings



The height of urban walls. The Code recommends the following height for urban walls:

inland areas		recommended		accepted
area	zone	height	height deformation	minimum height
area 001	zone 1a - High St.	15.5 m	vibrations +/- 0.5 m	14.5 m
	zone 1b	12.5 m	vibrations +/- 1.0 m	9.0 m
area 002	zone 2	12.0 m	vibrations +/- 1.0 m	10.0 m
area 003	zone 3a	14.0 m	vibrations +/- 1.0 m	10.0 m
	zone 3b	17.5 m measured at Cantonment St.	vibrations +/- 1.0 m	10.0 m
area 004	zone 4a - High St.	15.5 m	vibrations +/- 1.0 m	14.5 m
	zone 4b	10.5 m	vibrations +/- 1.0 m	no limits
area 005	zone 5a	wall: 6.3 m; gabled roof: 9.0 m	vibrations +/- 0.5 m	5.8 m
	zone 5b	outside the study area		
area 006	zone 6	outside the study area		

waterfront: riverfront areas		recommended		accepted
area	zone	height	height deformation	minimum height
area 007	zone 7	wall: 8.0 m., gabled roof: 10.0 m	vibrations +/- 0.5 m	5.4 m
area 008	zone 8+9	8.5 m	vibrations +/- 1.0 m	7.4 m
area 009		for special buildings: 12.0 m	vibrations +/- 0.5 m	11.5 m
area 010	zone 10a	9.0 m	vibrations +/- 1.0 m	7.2 m
	zone 10b	west side of Marine Terrace: 10.0 m, gabled roof: 12.5 m	vibrations +/- 1.0 m	7.2 m
area 011	zone 11a	9.0 m	vibrations +/- 1.0 m	7.2 m
	zone 11b	west side of Marine Terrace: 10.0 m, gabled roof: 12.5 m	vibrations +/- 1.0 m	7.2 m
area 012	zone 12	north bay shore of Fishing Boat Harbour: 7.0 m., gabled roof: 9.0 m	vibrations +/- 1.0 m	

