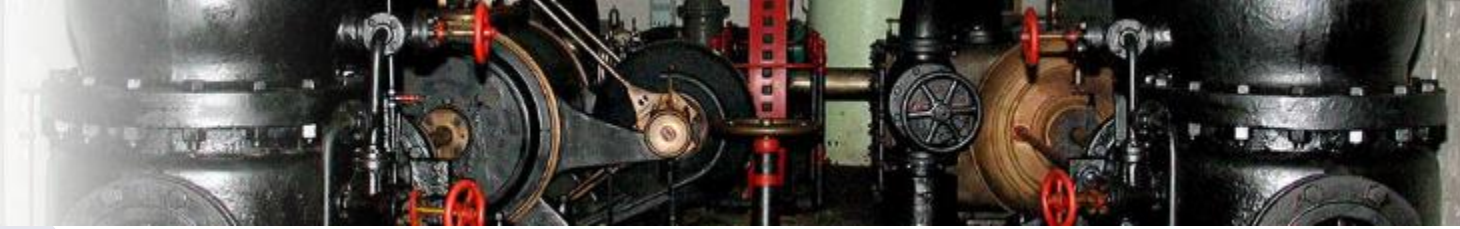




General principles in the implementation of paragraphs 172 & 174 of the *Operational Guidelines* of the *World Heritage Convention*

**Richard Veillon
UNESCO World Heritage Centre
Policy and Statutory meetings Unit
[r.veillon@unesco.org]**



Reactive Monitoring procedures
are sometimes perceived
as **not very clear**





What are Paragraphs 172 & 174 all about?



Paragraph 172

WHAT?

- States Parties to inform the **Committee**
- of their **intention**
- to **undertake** or to **authorize**
- in an **area protected** under the *Convention*
- major **restorations** or new **constructions**
- which may affect the **OUV**



Paragraph 172

WHEN?

- Notice should be given **as soon as possible**
(for instance, before drafting basic docs)
- **before** making any **decisions**
that would be difficult to **reverse**





Paragraph 172

WHY?

- so that the Committee may **assist**
- in seeking **appropriate** solutions
- to ensure that **OUV** is fully **preserved**

Paragraph 172

HOW?

Received from State Party

- Letters
- Through the SOC report

→ proactive role of Site Manager

→ **ABs for technical review**



4. Potential developments requiring Paragraph 172 Notification

There has, since inscription in July 2015, been no proposed development requiring notification under Paragraph 172 of the Guidelines. There is potential for visitor centres at either end of the property, and if concrete proposals develop, these will be reported as soon as possible to the World Heritage Centre.

4. In conformity with Paragraph 172 of the Operational Guidelines, describe any potential major restorations, alterations and/or new construction(s) intended within the property, the buffer zone(s) and/or corridors or other areas, where such developments may affect the Outstanding Universal Value of the property, including authenticity and integrity.

The road connecting Tingoa Airstrip in West Rennell with the 4 main villages in the ERWHS will be improved by the Ministry of Infrastructure Development. This is the only road that currently exists inside the ERWHS, and this road is in terrible condition. No impact on the outstanding universal value of the ERWHS is expected.

5. Public access to the state of conservation report:

[Note: this report will be uploaded for public access on the World Heritage Centre website (<http://whc.unesco.org/en/roc>). The report should not be uploaded, only the summary above will be uploaded for public access.]

The road connecting Tingoa Airstrip in West Rennell with the 4 main villages in the ERWHS will be improved by the Ministry of Infrastructure Development. This is the only road that currently exists inside the ERWHS, and this road is in terrible condition. No impact on the outstanding universal value of the ERWHS is expected.

Paragraph 172

4. REPORTS IN ACCORDANCE WITH POINT 172 OF THE OPERATIONAL GUIDELINES

RAC/DARA project

The Budapest Metropolitan Council decided in January of 2015 to announce an architectural design competition for the comprehensive restoration of the sectors of downtown Pest along the Danube between Kossuth Square and Forum Square, the subject of the design competition is the reconstruction of the public spaces of the cultural and connected areas around various pedestrian and cycling, as well as the elaboration of architectural urban design and open space recommendations related to the development of the public system of floating structures to be installed on the Danube, including the necessary planning work for transportation, open spaces, public utilities and square structures.

The Announcement of the Design Competition was published on 15 August 2015 and the deadline for the submission of entries was 02 November 2015. The announcement of the results of the design competition took place on 01 December 2015. 13 entries were evaluated by the 12 persons jury that was composed of renowned experts from professional associations and institutions. Their work was also assisted by experts in the fields of architecture, landscape architecture, heritage preservation, transportation, engineering and water management. The winning entry of the design competition by the Korte-Tarvasz Studio (Hungarian Design Studio) will serve as the basis for the further planning of the project. This is outlined in the CD annex.

On 08 September 2016 the Budapest Metropolitan Government signed a Planning Contract with the winner of the design competition for the preparation of the partial plans for the aforementioned area's comprehensive restoration. The planning process is divided into the following planning phases (until the contract's set deadline for completion in parentheses):

1. Planning preparation (October 2016): Preparation of a geodetic survey, acquisition of public utility data, preparation of a heritage preservation study, shedding of the client's data service and the preparation of cost estimation analysis.
2. Concept design preparation (January 2017): The review of the winning competition entry and its finalization according to the client's expectations, as well as the completion of preparatory material for the decision facilitating further planning based on a detailed conditions assessment in relation to every professional field, in which the plans in certain cases will appear in several versions (functional version, cost version, construction of works of art, etc.). On the basis of this the client will make a decision on which version to follow and the depth of the further planning.
3. Permit plan preparation (April 2017): The completion of the permit plans based on the concept design.
4. Procurement of the final building permits (September 2017): The approved permit plans must be sufficient for the initiation and conducting of the public procurement procedures related to the preparation of the implementation plans.

The Planning Program's chapter 3.2 on Agreements sets down the expectations for Budapest Metropolitan Government has formulated related to the development of the permit plans, according to which the Designers must conduct negotiations with the organizations and authorities affected by the project, including the Gyula Ferenc National Heritage and Asset Management Center. In addition to this, according to the Planning Program's chapter 3.1. on the Requirements for the Content of Planning Works, within the context of the permit plans the Designers must compile comprehensive World Heritage impact assessment documentation in accordance with Governmental Decree 315/2011. (XII.27.) in the first half of 2017.

Hospitals of the Order Hospital

Governmental Resolution 1231/2016 (V.12.) recognizes and supports the restoration of the Order's buildings. Following this, Governmental Decree 211/2016 (VII. 21.) was adopted, which accepted – while maintaining its original function – the comprehensive restoration and expansion of the premises of the Buda Hospital of the Order Hospital headquartered at Budapest, Füstölő László 14, which is located in the buffer zone of the World Heritage site. Presently the plans are being negotiated with the participation of the authorities for historic preservation and the World Heritage area.





Paragraph 172

Should contain results of:

- Heritage Impact Assessments (HIAs)
- Environmental Impact Assessments (EIAs)

with **specific section** on potential **impact**
of projects on the **OUV**
(also requested by Decision **40 COM 7**)





HIAs / EIAs

Assessment process :

- What heritage is at risk (attribute)?
- Importance (its contribution to OUV)?
- Impact(s) of the development proposal on OUV?
- How to avoid, reduce or compensate impact(s)?

→ **crucial role of Site Managers**

→ **Guidance: <http://whc.unesco.org/en/soc>**





Technical reviews

- **Response within a 2-month period**

except for specific complex cases



A photograph of a dense forest with tall, thin trees and a mossy ground, serving as a background for the top half of the slide.

Technical reviews

- **Focused on evaluating:**
 - Potential impact(s) on OUV ?
 - Adequately assessed?
- **Offer advice on:**
 - Any additional impact(s) for further assessment
 - Measures to avoid and/or mitigate impact(s)



Paragraph 172

- **No threat on OUV**





Paragraph 172

- **No threat** on OUV
- **Potential threat** → **Letters** / advice / more info





Paragraph 172

- **No threat** on OUV
- **Potential threat** → **Letters** / advice / more info
- **Potential serious threat** → **Report** to COM (SOC)





Paragraph 172

- **No threat** on OUV
- **Potential threat** → **Letters** / advice / more info
- **Potential serious threat** → **Report** to COM (SOC)
- **Ascertained threat** → **Report** to COM (SOC/DL)





Paragraph 174

WHAT?

- Secretariat informed by **Third parties**
- that a property has **seriously deteriorated**
- that the necessary **corrective measures** have **not** been **taken**



Paragraph 174 HOW?

Flat 9,
11 Norfolk Crescent,
Bath,
BA1 2BE

6599
Dir WHC
rec d 20/10/17

20 July 2007

Dear Sirs

I am a resident of Norfolk Crescent in Bath which is a beautiful Grade 1 Georgian Crescent opposite a proposed major development alongside the river through Bath which is called the Western Riverside Development.

I have to say that whilst I agree that there should be development of this site to provide housing and work opportunities, the planned type of building is totally out of sympathy with the existing historic city of Bath.

- The height of the buildings are in excess of 100 ft, whilst existing Georgian buildings are about 50 ft high. This development will completely overwhelm and overshadow all existing buildings
- The views from existing buildings will be destroyed by this development and conversely site lines of some outstanding Georgian Crescents will be adversely affected from numerous positions in Bath
- The proposed architectural blocks are totally out of sympathy with the existing Georgian buildings

All of the above must put into question the World Heritage status of the city of Bath, which has been granted because:

- "It represents a masterpiece of human creative genius"
- "It exhibits an important interchange of human values on developments in architecture, town planning or landscape design"
- "It is an outstanding example of a type of building, architectural or

Letters

Wednesday November 1 2006



ANTHROPOLOGICAL IN ITS TIME most people would probably guess that Carver's Lodge was to be found in Bath

Test must be 'are new buildings in Bath?'

BATH is a world famous city and one of its most considerable centres. However, most of the concerns expressed about these developments in the Chronicle's letters page seem to be about the architectural design of the buildings within these proposals. Sometimes, and rather more to do with the architectural design of the buildings within these proposals, this is perhaps understandable. The success of at least some of these developments and in some cases downright brutal and poorly conceived designs often divide classical design as "Georgian quality", but it should be borne in mind that the Georgian were in fact inspired and influenced by the designs in Greek-Roman and subsequently evolved Victorian architecture. The principal objection to

scale projects, there is inevitably considerable controversy. However, most of the concerns expressed about these developments in the Chronicle's letters page seem to be about the architectural design of the buildings within these proposals. Sometimes, and rather more to do with the architectural design of the buildings within these proposals, this is perhaps understandable. The success of at least some of these developments and in some cases downright brutal and poorly conceived designs often divide classical design as "Georgian quality", but it should be borne in mind that the Georgian were in fact inspired and influenced by the designs in Greek-Roman and subsequently evolved Victorian architecture. The principal objection to

Letters

OUT OF HARMONY: new rising tower blocks are out of place in Bath

Towers will fly in face of Heritage advice

FURTHER to the development, despite the fact that the Bath Preservation Trust would like to see the city's Georgian architecture preserved, the new buildings will be built in a style that is completely out of sympathy with the existing historic city of Bath.

What do you think? Write a letter online at
www.bath.gov.uk/whc/letter

Paragraph 174

WHEN?

→ Anytime



Paragraph 174

- Secretariat to **verify** the **source**
- and the **contents** of the information
- in consultation **with the State Party** concerned
- Request its **comments**





Technical reviews

- **Response within a 2-month period**
except for specific complex cases





Technical reviews

- Information received shared with ABs for **technical review**
- **Response** from SP shared with ABs

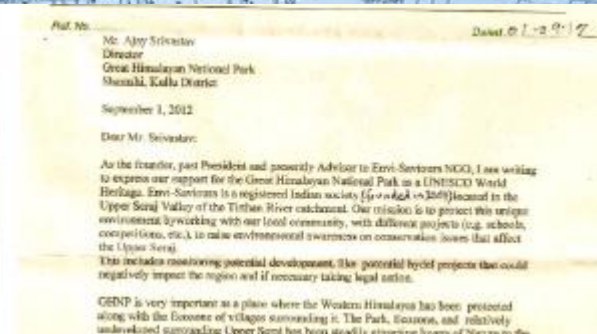


Paragraph 174

- **No threat** on OUV
- **Potential threat** → **Letters** / advice / more info
- **Potential serious threat** → **Report** to COM (SOC)
- **Ascertained threat** → **Report** to COM (SOC/DL)



e.g. in 2016:
74 projects reviewed by ICOMOS
49 projects reviewed by IUCN



Capacity-building Seminar for Site Managers
Vilnius, Lithuania, 18-20 October 2017



Committee decisions

- Implementation of **specific measures**
- Request conduct of **HIAs/EIAs**
- New State Party **report**
- **Mission**
- Examination at **next session**
- Inscription on the **List of WH in Danger**





Example

City of Bath (UK)



- Roman and Georgian eras
- Roman baths (hot springs)
- Grandiose neo-classical Palladian crescents, terraces and squares
- Unifying of nature and city
- Green setting



1 February 2008

SP report addressing the issues, based on **site manager's** assessment

Architecture and Historic
Environment Division

Annex A

CITY OF BATH WORLD HERITAGE SITE STATE OF CONSERVATION REPORT – JANUARY 2008

Introduction

In spring and early summer 2007, a number of non-governmental organisations (NGO) and private individuals wrote letters to the World Heritage Centre concerning a number of development issues in the City of Bath World Heritage Site. The UK Government responded to the Centre's request for information in our letter of 7 June, 2007. All these development proposals were outside the parts of the World Heritage Site containing the Roman archaeology, Georgian town-planning and Georgian architecture, the principal elements for which the site was placed on the World Heritage List. None of them had a direct impact on fabric of the World Heritage Site which could be regarded as contributing to its outstanding universal value. The letter stated that one development – Bath Western Riverside – could potentially have an adverse impact on the visual integrity of the World Heritage Site. We reported that the Government had put an Article 14 Notice on this case. This had the effect of freezing the planning process to allow further discussion to take place.

Following these discussions, the developers submitted an amended application. On 24 October, the Centre notified the UK Government that ICOMOS had expressed concerns over the proposed development. ICOMOS had asked the Centre to request the State Party to defer consideration of the scheme until there had been a chance for the proposals to be considered by the World Heritage Committee. The Centre requested information on the views of the state party on the development and asked for a State of Conservation Report by 1 February 2008 for consideration by the Committee at its 32nd Session. This report fulfils that request.

The Outstanding Universal Value of the City of Bath World Heritage Site

The draft revised Statement of Significance below was submitted separately on 31 January 2008 for consideration by the 32nd Session of the Committee as part of the follow up to the European Periodic Report. It is based on the evaluation of the Site by ICOMOS at the time of its nomination and says:

The City of Bath is of outstanding universal value for the following cultural attributes:

- *The Roman remains, especially the Temple of Sulis Minerva and the baths complex (based around the hot springs at the heart of the Roman city of Aquae Sulis, which have remained at the heart of the City's development ever since) are amongst the most famous and important Roman remains north of the Alps, and marked the beginning of Bath's history as a spa town.*

a sustainable regeneration of Bath. It is important impact adversely on the outstanding universal value of the City of Bath. The site is highly valued and also from the hills surrounding Bath. The before adversely affect perceptions of the World quality of its Roman archaeology, its Georgian of its Georgian town-planning.

Over a long period of time. Over several years Bath as the unitary local authority and part owners of general Development Agency, Crest Nicholson and involve Master Plan for the whole area. The basis of any Planning Guidance adopted in 2003 which considered as a single whole. The guidance also take account of the historic character and

of the site, subsequently submitted applications of the site only (covering some 17.9 ha), since these proposals, particularly in terms of height Master Plan.

the site is essentially flat with the sides of the valley strategic vantage points of it from many historic interest in terms of above ground structures 19th C industrial development, this area was in World Heritage terms, the issue is primarily one World Heritage Site.



Fig. 1: The western part of Bath Western Riverside from the west. The Crest Nicholson proposal will cover the gas works in the foreground and the open land behind it

The Crest Nicholson proposals were for a rectilinear arrangement of mainly apartment blocks set as terraces around private open spaces, framed by transport links running north/south and east/west identified in the SPD. Of greatest interest was the landscape

Architecture and Historic
Environment Division



Half of Bath Western Riverside as produced by Crest Nicholson

scheme has been a general reduction in heights. The of the site have been reduced to six storeys which is a reduces the bulk of the development as seen from a distance. Buildings at the bridging points have also been reduced to three storeys building, which is included in this detailed plan is lower than the gablement currently on the site, as a result of these changes, English Heritage were able to (UNESCO) and government that this detailed planning application would not harm the outstanding universal value of the World Heritage Site. The of the nine-storey landscape building could be improved. Discussions between the developer, the local planning authority (CABE (the government's advisor on architecture) and avoided.



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COM Decision based on the SOC report

Decision: 32 COM 7B.116

The World Heritage Committee,

1. Having examined Document WHC-08/32.COM/7B,
2. Expresses its concern at the potential impact on the outstanding universal value and integrity of the property of the proposed Bath Western Riverside and the Dyson Academy developments;
3. Requests the State Party to withhold final approval of the developments until the World Heritage Committee has had the opportunity to fully review these proposals;
4. Also requests the State Party to invite a joint World Heritage Centre / ICOMOS reactive monitoring mission to the property to consider its overall state of conservation and particularly the possible impact of the Bath Western Riverside development and the Dyson Academy on the outstanding universal value and integrity of the property;
5. Further requests the State Party to submit to the World Heritage Centre, by **1 February 2009**, a report on the state of conservation of the property, for examination by the World Heritage Committee at its 33rd session in 2009.

Request
for a
Reactive
Monitoring
mission





- Based on COM Decision
- Agreed between SP/**Site Manager**/WHC/ICOMOS

Terms of Reference for the reactive monitoring mission to the World Heritage property of the City of Bath (United Kingdom)

1. As requested by the World Heritage Committee at its 32nd session (Quebec City, 2008), carry out a joint UNESCO / ICOMOS reactive monitoring mission in accordance with **Decision 32 COM 7B.116**;
2. Review the overall situation of the **City of Bath** with regard to the state of conservation of the site in its widest urban context, its integrity and authenticity, and how current construction projects may affect the Outstanding Universal Value of the property;
3. Discuss with national and local authorities how any construction plans affect the Outstanding Universal Value of the site; and more specifically new developments around the property;
4. Discuss with relevant authorities, local institutions, organizations and other stakeholders the protection of the historic urban landscape and its visual integrity and in particular the possible impact of the Bath Western Riverside development as well as the Dyson Academy and other projects on the Outstanding Universal Value, integrity and authenticity of the property;
5. Consider policies to protect the World Heritage property, its environment and views, and their effective implementation and discuss opportunities for enhanced conservation and management;
6. Prepare a detailed report by **15 December 2008** for review by the World Heritage Committee at its 33rd session (Seville 2009) considering the Operational Guidelines, as well as the recent Statement of Significance (**Decision 32 COM 8B**).

Programme developed with the site Manager



Capacity-building Seminar for Site Managers
Vilnius, Lithuania, 18-20 October 2017

Annex 2.1

Itinerary and programme 5 – 7 November 2008

Wednesday 5 November (Kingston Room, Roman Baths)		
9:00	Welcome – opening address	Cllr Francine Hasbarding, Leader: Bath and North East Somerset Council
9:15	Welcome	John Everett
9:30	Outline of programme	Chair – David Lawrence
9:45	Brief History of the City of Bath (incl 10 minutes of question time)	Stephen Bird
10:30	City of Bath World Heritage Site – Inscription Outstanding Universal Values (including iconic buildings) Boundary (including setting and buffer zone) Management Measures Heritage Protection Bill – recent circulars etc Management Plan and associated studies – Management Plan Vision- listed buildings – achievements-setting work/buffer zone UNESCO Committee Decision (why we are here)? (incl 10 minutes of question time)	Tony Crouch Christopher Young
11:15	Coffee	
11:30	UK Context – National Heritage Management Overview of English Planning System & World Heritage protection Recent legislation and guidance Review of advice to UNESCO WH Committee Democratic process (incl 10 minutes of question time)	Peter Marsden, DCMS
12:00	English Heritage – National/Regional Constructive conservation	Christopher Young Isla McNeal Chris Smith Andrew Vines
12:30	Buffet lunch	
13:30	Bath Economic context Previous studies and economics as a driver for conservation Perceptions of affluence Evidence based (Ernst & Young study) Setting the scene for vision	John Betty
14:00	Walking/coach tour around Bath, focusing on the Georgian architecture and planning, one of the key outstanding universal values of the World Heritage Site. Coach tour to City environs, enabling an understanding of the landscape setting (another universal value), outlying developments such as the University, GW railway, familiarisation with the City's history, context, geography, economy and challenges. Tea break/comfort stop en route. Beckford's Tower?	Tony Crouch Stephen Bird Rhodri Samuel David Lawrence Geoff Webber
17:00	Trip to Bath Spa	Peter Rollins



All stakeholders to meet:

- City Council
- Mayor
- Municipal services
- **Site Manager**
- Member of Parliament
- Ministry
- English Heritage
- Marketing Dpt Spa
- Architects
- Developers
- Civil Society (6)
- etc.

List of contributors

Don Foster – Member of UK Parliament
 Peter Marsden – DCMS
 Cllr Francine Hasberling – Leader of the Bath and North East Somerset (B&NES) Council
 John Everitt – Chief Executive of the B&NES Council
 Cllr David Bellotti – Chair of the B&NES Council
 Cllr Tim Ball – Mayor of Bath
 Cllr Gerry Curran Deputy Mayor of Bath
 John Betty – Strategic Director Major Projects
 Stephen Bird – Head of Heritage Services, B&NES Council
 David Lawrence – Divisional Director Tourism Leisure and Culture, B&NES Council
 Tony Crouch - World Heritage Manager, B&NES Council
 Rhodri Samuel - Regeneration Manager, B&NES Council
 Geoff Webber - Senior Professional - Major Developments, B&NES Council
 Simon De Beer - Planning Policy Team Leader, B&NES Council
 Peter Dawson - Group Manager, Planning Policy & Transport, B&NES Council
 Mary Stacey – Combe Down Mines Project Officer, B&NES Council
 Jo Stone – PA to Divisional Director Tourism Leisure and Culture, B&NES Council
 Stephen Clews - Curator, B&NES Council
 Peter Rollins – Marketing Director Thermae Bath Spa
 Tony Crook – South West Government Office
 Hilary Neal – South West Government Office
 Les Sparks – Chair Urban Regeneration Panel
 Christopher Young - English Heritage

Chris Smith OBE - English Heritage
 Isla Macneil - English Heritage
 David Stuart - English Heritage
 Cllr Charles Gerrish Executive Member for Environment and Transport
 Richard MacCormac – Architect
 Cllr David Hawkins – Executive Member Major Projects
 Cllr Malcolm Hanney – Executive Member Resources
 Cllr Martin Veal – Chairman Overview & Scrutiny – Vice Chair Bath Tourism
 Cllr Colin Darracott – Member of Overview & Scrutiny panel
 Xa Sturgis – Chief Executive Holburne Museum
 Caroline Kay - Bath Preservation Trust
 Lord Raglan - Bath Society
 Major Crombie – Bath Society



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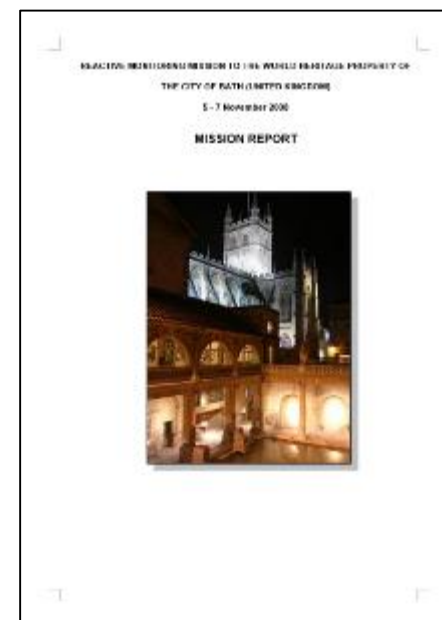


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- Discussion issue by issue
- Recommendations related to each issue



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World Heritage Convention

1 February 2009 SP report



1 March 2009 SP response to the mission report (inconsistencies)



Decision: **33 COM 7B.131**

The World Heritage Committee,

1. Having examined Document WHC-09/33.COM/7B,
2. Recalling Decision **32 COM 7B.116**, adopted at its 32nd session,
3. Notes the results of the November 2008 joint World Heritage Centre / ICOMOS reactive monitoring mission and the good overall state of conservation and management of the property;
4. Expresses its satisfaction that the Dyson Academy Project has officially been withdrawn;
5. Strongly recommends that the State Party submit to the World Heritage Centre and ICOMOS, for review, a revised plan showing that all necessary social facilities have been included in the first Phase of the Bath Western Riverside project;
6. Urges the State Party to submit to the World Heritage Centre and ICOMOS, for review, a time-bound revised plan for the second and third phases of the Bath Western Riverside project, including revised density and volume of the ensemble, so as not to impact on the Outstanding Universal Value of the property, its integrity and on important views to and from the property;
7. Also recommends that the State Party enhance the protection of the surrounding landscape of the property to prevent any future developments which could have adverse and cumulative impact on the Outstanding Universal Value of the property;
8. Invites the State Party to embark on a reinforced, integrated and homogenous interpretation for all the attributes bearing the Outstanding Universal Value of the property;
9. Requests the State Party to submit to the World Heritage Centre, for information and by **1 February 2011**, the draft of the revised management plan, including the integrated and comprehensive Tourism management plan, the integrated Public Realm and Movement Strategy, respecting both the authenticity and integrity of the property, and the integrated Traffic Control Plan, before its final adoption.

COM Decision based

- on the SOC report
- on the mission report+comments

Paragraphs
asking for
revisions of
the project
for review

+ report
Not for COM



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State of Conservation Information System (SOC)

Conserve and transmit to future generations

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The significant number of reports prepared by the UNESCO Secretariat and the Advisory Bodies to the World Heritage Committee represents an exceptional documentation on numerous conservation issues. It is one of the most comprehensive monitoring systems of any international conventions.

<http://whc.unesco.org/en/soc>



QUESTIONS & ANSWERS

