



POLITECNICO
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Honors thesis

MASTER DEGREE COURSE IN ARCHITECTURE FOR THE SUSTAINABLE PROJECT

Recovery of abandoned railway real estate assets along the Bra-Alba-Asti railway line. Refurbish spaces with a view to providing incentives for sustainable tourism.

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This thesis aims to analyze and refurbish railway buildings along the railway track between the cities of Bra, Alba and Asti, in the lower Piedmont; in some cases the route intersects the Unesco area "Landscapes of the Langhe, Roero and Monferrato". Specifically, many secondary railway buildings appear as volumes emptied of their original functions, for reasons dependent on the choice of the RFI to remove the figure of the station master, leading to their closure and excluding passengers the availability of covered and safe spaces; in a few years the railway areas and waiting areas have been affected by situations of social and structural decay that have led to the closure of the rooms on the ground floor. On the one hand, this has made it possible to avoid the repetition of vandalism, on the other it has generated an alienation towards commuters. To solve this problem, the RFI group, in agreement with public bodies and private stakeholders, has started various initiatives for the functional recovery of the structures, granting them in use to ass. non-profit or to private economic subjects with different contractual methods; virtuous examples of recovery are reported, through the inclusion of activities related to territorial promotion, social inclusion and presidents of voluntary associations. In this thesis the re-functionalization of two minor stations, Santa Vittoria d'Alba and Castagnole delle Lanze; the former is located along the Bra-Alba route, used by the SFM4 railway service; the second one is part of the stretch of Alba-Asti line, closed since 2012 due to serious hydrogeological instabilities. The project involves the conversion of properties into non-hotel facilities, dedicated to the stay of cyclists who prefer soft mobility, thus integrating the transport on iron to travel by bike; the services offered will in fact be modeled according to the proposals of the Ass. Fiab, to become part of the network of "bicycle friendly" structures, present throughout Italy. The minimum requirements are in fact the possibility to easily reach the structure, therefore with public connection, the availability of closed and protected rooms where to store the bicycles owned, the possibility of being able to use kits for simple repairs, as well as a laundry room for sportswear. In Santa Vittoria d'Alba, the rooms on the ground floor are dedicated to the reception of both commuters who use the line daily, and tourists who want to stay overnight in the structure; on the first floor there are three bedrooms and a local breakfast, in addition to the aforementioned laundry room. In the goods building, a short distance from the *fabb.viaggiatori*, a covered warehouse has been set up to accommodate the bicycles of the commuters and cyclists, with a small cycle shop. For the Castagnole station a similar intervention is planned, with the inclusion on the ground floor of a reception hall and a tourist info point, given the proximity of the city center with the Unesco Core Zone No. 5 "Canelli and Asti Spumante"; on the first floor there are two bedrooms for a total of four beds. Also in this station it is assumed a bicycle storage in the goods building adjacent to the *fabb.viaggiatori*, obtaining a bike workshop with bicycle rental. The reactivation of the Alba-Asti railway track is an essential part of this project; after its closure various organizations have become interested, such as the Technical Table for Sustainable Mobility, active to focus the attention of the Region on the benefits that the reopening of the line can bring to the territory, reaching the proposal of reactivation, first with tourism purposes, between Asti and Castagnole, later with daily service also extended to Alba.



Railway line between Roero vineyards.

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