

POLITECNICO DI TORINO  
SECOND SCHOOL OF ARCHITECTURE  
Master of Science in Architecture (Rehabilitation and Revaluation)  
**Honors theses**

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**Historic mansions in Piedmont: a resource for territorial development**

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Italian cultural heritage has a very broad range, but its significance has not been fully classified and valuable properties still lie unrecognized; a number of assets so high means that it is usual to focus more on emergencies, making minor properties likely to be lost.

Historic mansions make up part of this category of smaller objects, often overlooked for their private nature; for which reason the choice of Subject, titled "*Historic mansions in Piedmont: a resource for territory*", is a demonstration of the exceptional nature of this heritage in Piedmont, as well as in the rest of Italy. Representing a historical and cultural evidence, and, as well as its widespread presence on territory, deserve more consideration and initiatives in order to protect and bring out the transmission of this heritage in the future.

The treatise's object is developed from the definition of historic mansion as cultural heritage, or rather a set of tangible and intangible values, defined both by the physical reality of objects and by the documentary and sentimental value stored in them; then we looked around to emphasize the added value brought by continuity of private ownership and by the maintenance of the asset by the same family.

Then, we undertook an investigation into the main legislative measures and cultural debates that accompanied the protection of historic residences, surrounding gardens and neighbouring landscapes, and allowed the preservation over time. The main instrument for safeguarding these properties is certainly the restriction measure, whose presence on assets is also crucial to ensure the possibility, by the property, to obtain possible facilitations and incentives for maintenance, restoration and enhancement of the dwellings.

Problems related to protecting these assets were also highlighted by the treatise; they are essentially linked to the maintenance of use of buildings (as prerogative of their physical preservation along time), to the importance of residences as integrated systems with environmental and cultural context of reference, and to the preservation issue, related to proper enhancement; the latter with its meaning of "adding value", and not as expression of speculative intents with detriment of proper protection of properties. Among the objectives of protection and management of this heritage were then identified some directions in order to recover local and regional identity, and to diversificate supplies; this allows to convert dwellings into promotional tools, and owners into developers of culture.

A Model example of this attitude was considered that of the French, whose efforts on this direction have been effective in carefully promoting a cultural tourism careful, respectful of the historical realities and innovative in usage.

Considering the close connection between problems relating to preservation and reuse of historic mansions and theme of their knowledge, it seemed useful to carry on a study and inventory campaign about piedmont dwellings, in order to focus on and understand the presence and the distribution of these assets in the region.

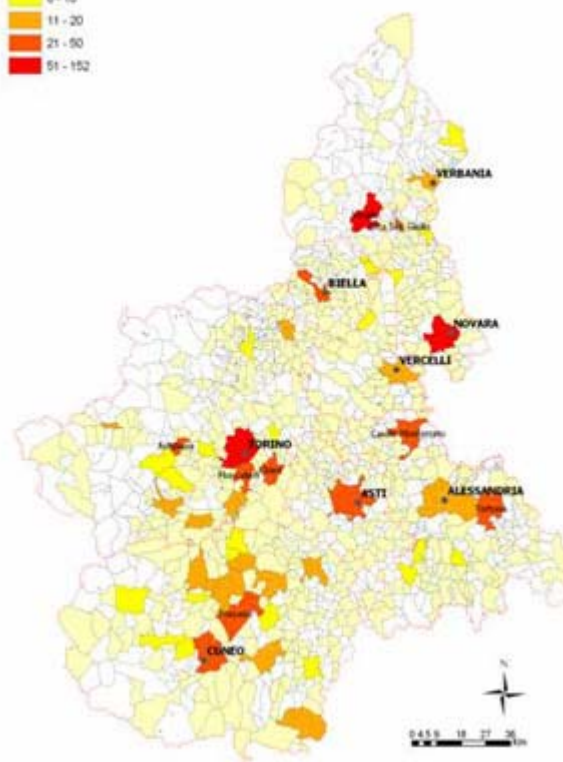
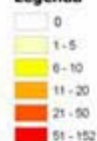
Castello di Bruzolo			
	Epoca di costruzione:	XI sec	
	Tipologia:	castello	
	Vincoli:	Not. Min. 02/3/1946	
	Iscrizione ADSI:	/	
	Destinazione d'uso attuale:	abitazione privata	
Stato di conservazione:	Discreto stato		
Note:	La torre iniziale costituiva il punto più alto del sistema; all'inizio del XIII secolo il complesso venne ampliato e nei secoli XVI e XVII il complesso fortificato si trasformò in residenza, subendo radicali trasformazioni.		
Provincia:	Torino	Fonte:	
Comune:	Bruzolo		
Indirizzo:	via Carlo Emanuele, 29		
Proprietà:	privata: Raffaella Marconcini		
		database www.beniarchittonicipiemonte.it; Nicolini Toni, I castelli del Piemonte, 1966-1967; Viglino Davico Micaela, Atlante castellano : strutture fortificate della provincia di Torino, Celid, Torino, 2007	

An example of building's register

Thus, the inventory needed the accomplishment of a database, drawn from a study of a concise filing of registers of the Piedmont Superintendence for Architectural Heritage and Landscape; the data was then processed, through the realization of an ArcGIS project, which allowing the representation of all censused dwellings on a mapping, through different thematizations. In which way new and specific aspects were identified regarding heritage allowing some interesting observations on the extraordinary presence of this kind of property in Piedmont.

COMUNI	DIMORE
<b>ALESSANDRIA</b>	<b>16</b>
Casale Monferrato	38
Tortona	49
<b>ASTI</b>	<b>32</b>
<b>BIELLA</b>	<b>24</b>
<b>CUNEO</b>	<b>37</b>
Fossano	41
<b>NOVARA</b>	<b>58</b>
<b>TORINO</b>	<b>152</b>
Avigliana	29
Chieri	38
Moncalieri	39
<b>VERBANIA</b>	<b>11</b>
Orta San Giulio	24
Varallo	51
<b>VERCELLI</b>	<b>14</b>

#### Legenda



### Data processing and representation

From these processings, the second part of the treatment was developed: some study cases, considered exemplary both for their state of preservation and for their use, were discussed. These are cases of a castle - the Tagliolo Castle (AL) -, an urban palace - La Marmorata Palace of Biella's Piazza (BI) -, and a villa - Pinerolo's Villa "Il Torrione" (TO). They, due to their type and location, summarize, in a certain sense, the main cases considered of historic mansion and concern different areas of Piedmont.

The last case, Villa "Il Torrione", showed itself particularly interesting especially for its inclusion in a territory very connotative, whose characters are unitary and have been consolidated over time, characterized by the presence of many dwellings within, potentially leading to the protection and enhancement of the whole area.



One of the mansion on Pinerolo's territory

The situation of this area, therefore, has been a matter of interest both for the close connection between different assets, and for evaluation of the importance into searching for compatible functions within the dwellings that nowadays have no appropriate use. Lastly, this case was also deemed very interesting in order to prove risks that carelessness against a single building inevitably pours out on the whole context of reference, especially in the absence of an adequate protection measure (it happens in this case precisely), that ensures an integrated protection, not only of individual mansions but also of the entire territory related to them.

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