



STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

**ANNEX XVII – GUIDELINES OF THE HISTORICAL, CULTURAL AND ENVIRONMENTAL HERITAGE  
INSTITUTIONS**

**TABLE OF CONTENTS**

<b>1. CONPRES P Guidelines .....</b>	<b>3</b>
Structural Integrity.....	3
Internal Integration .....	3
Ambience.....	3
Accessibility .....	3
Plant Coverings .....	4
Appreciation .....	4
Surrounding Areas .....	4
Internal Transportation System .....	4
<b>2. Specific Interventions .....</b>	<b>5</b>
a. Requalification of the Access to Pedra Grande .....	5
b. Restoration of Museu Octávio Vecchi .....	7
c. Restoration of Casa da Bomba pumping station and maintenance of the respective equipment.....	7
d. Requalification of the Surrounding Areas around Lago das Carpas (Carp Lake) .....	8
e. INTERVENTIONS in the Transportation System .....	9
<b>3. CONDEPHAAT Guidelines .....</b>	<b>11</b>
Structural Integrity.....	11
Internal Integration .....	11
Ambience.....	11
Accessibility .....	11
Vegetation Covering.....	11
Appreciation .....	12
Surrounding Areas .....	12
Internal Transportation System .....	12
<b>4. Specific Interventions .....</b>	<b>12</b>
a. Requalification of the Access to Pedra Grande .....	12
b. Restoration of Museu Octávio Vecchi .....	14
c. Restoration of the Casa da Bomba pumping station and maintenance of the respective equipment.....	15
d. Requalification of the Proximities of Lago das Carpas (Carp Lake) .....	16
e. INTERVENTIONS in the Transportation System .....	16

STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

Listing of the areas of *Parque Estadual da Cantareira* and *Horto Florestal/ Parque Estadual Alberto Löfgren* as Cultural Heritage assets in light of their geological, geomorphological, hydrological and landscaping value, according to:

- I. SC Resolution no. 18/1983 by CONDEPHAAT.
- II. Resolution no. 31/1992 by CONPRES P.

**1. CONPRES P Guidelines**

**Structural Integrity**

To preserve the integrity of the structures referenced in the listing, to wit:

- I. *Reserva Estadual da Cantareira* and *Parque Estadual da Capital (Horto Florestal)*, in recognition of their excellent geological, geomorphological, hydrological and landscaping value, which have the multiple status of genetic tropical bank, including representative ecosystems in terms of both flora and fauna, in addition to being a region capable of functioning as a mountainous space that provides balance to ensure the preservation of the environmental qualities and the water resources of the Metropolitan Region of the Greater São Paulo;
- II. “*Pedra Grande*”, a granite batholith that rises to an altitude of 1,050 meters, and offers an extensive view of the city of São Paulo;
- III. Steam-operated water pump, along with the building that houses it, which is a historical relic that dates back to the beginning of the city's water supply, in 1906, located at the *Barragem do Engordador*.

**Internal Integration**

To promote the integration between the *Parques Estaduais da Cantareira e Alberto Löfgren*. The possible integration between the Parks shall be done respecting the preservation and enhancement of the environmental and landscaping qualities of the two areas. New trails and pathways interconnecting the parks shall be subject to the approval of heritage conservation institutions.

**Ambience**

To preserve the existing visual perspectives, from the spectator's viewpoint of the structures and constructions as a whole. The Parks' ambience should be perceived in terms of the observer in relation to the existing structures and constructions, but also in terms of how the outside observer perceives the clusters of trees, provided all actions that diminish the canopy of trees be avoided.

**Accessibility**

In addition to providing the constructions with accessibility, and settling technical issues, the values recognized by the listing of properties as heritage sites shall be appreciated and featured. All accessibility solutions shall prioritize elements causing less impact on soil permeability. Soil movements and excavations needed for the adjustment of trails and pathways shall keep all the earth and rocks removed within the area of the Park. All interventions in the constructed heritage properties to ensure accessibility shall be done in such a way as to match and integrate with the architectural elements and characteristics to be preserved.

STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

### **Plant Coverings**

For this item, the governing directive is the MANAGEMENT PLAN conceived for the respective Parks. The guidelines to be observed, respecting the MANAGEMENT PLAN, shall also consider conciliation of the landscaping qualities with the existing natural elements, as well as environmental features. When any area requires compensatory afforestation, this shall be upheld.

### **Appreciation**

To appreciate the architectural elements of listed structures, as well as landscaping elements from the PARKS' plant coverings. Ideally, the notion behind any modernization and adjustment work executed on a cultural and historical asset is that contemporary INTERVENTIONS, in addition to settling technical issues, are able to appreciate and highlight the values previously recognized by the listing of the asset as a heritage site. Contemporary interventions shall appreciate the existing architectural elements without overriding them. New interventions, in turn, shall appreciate the natural landscape while focusing on the preservation of the park's flora and fauna. The Communications, Promotion and Environmental Education Plan, enclosed in ANNEX II, is to address the historical and environmental aspects of the Reserve.

### **Surrounding Areas**

To appreciate integration with surrounding areas with the use of visual barriers, preferring structures that cause little impact on the landscape, featuring natural elements and landscaping work with native vegetation from the *Mata Atlântica* region. Since this will be a world-class public facility, all proposals concerning access and ticket counters are required to seek an enhanced connection with the Parks, upholding the ground's previously acknowledged qualities and values, as well as all values recognized in the original project. The introduction of structures on pathways and suspended walkways shall be accepted, affording users safety and accessibility. The surrounding areas are subject to the guidelines specified for the area around the Park that was listed as a heritage site (*Cantareira*) and *Horto Florestal*, under Conpresp Resolution no. 17/2015. The Parks' boundaries shall be submitted to a landscaping treatment that reduces the impact of outside activities and constructions.

### **Internal Transportation System**

All proposals for internal transportation user support structures shall be compatible, and in no way whatsoever incongruent with, the landscape. User support structures shall be consistent with the areas to be implemented and their installation lightened, according to the actions described in the MANAGEMENT PLAN. The internal transportation system to be implemented shall preferably adopt low-emission vehicles.

### **Existing Constructions**

Renovations and maintenance of existing constructions shall be preferred over building new structures and, if a new construction is needed, this choice shall be duly justified. If a need is identified for the demolition of existing constructions, they shall be the subject of specific studies and respective qualification, so that the use of existing constructions is prioritized over the demolition of structures associated with the *Antigo Sistema de Abastecimento da Cantareira*.

To mitigate the impact of anthropic actions at the Parks, the use of existing constructions shall be preferred. The registration of existing structures shall identify their ties to the occupation of the city of São Paulo and stipulate if they are somehow connected with the implementation of the *Antigo Sistema de Abastecimento da Cantareira*. Any properties so connected shall be conserved and integrated into the Park's use.

STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

The demolition of any constructions inside the Park are to be submitted to the approval of heritage conservation institutions, whereas the free area resulting shall, provided it does not involve a proposal for a new construction or a different, compatible use, be submitted to the recovery of its permeability and vegetation covering, prioritizing species native to the Mata Atlântica region.

## **2. Specific Interventions**

Regarding specific INTERVENTIONS, the following paragraphs establish the guidelines for the CONCESSION projects.

### **a. Requalification of the Access to *Pedra Grande***

Implementation of an itinerary in the form of suspended walkways and lookout points around *Pedra Grande*, set lower than the lookout point at *Pedra Grande* so as not to impact the view of people on-site. The aim is to make the lookout point more attractive as a natural and cultural-historical asset, equipping it with unique infrastructures that broaden visitors' experience on-site, while, at the same time, executing the minimal INTERVENTIONS necessary. Please note that:

- I. the structure shall have its format adapted to *Pedra Grande*, its vegetation and topography, being integrated into the landscape, with the least possible visual impact, especially in terms of the view from *Pedra Grande*. It shall also incorporate and preserve the existing vegetation, as well as rocks and other natural elements at the site. Should any suppression of small sections of vegetation be deemed necessary, the CONCESSIONAIRE shall implement compensation strategies and other solutions, to be examined on a case-by-case basis;
- II. to implement the structure, only resistant, durable materials, techniques, and solutions shall be used, which are consistent with Eco design principles, so that the structure is congruent with the natural environment where it will be installed. Techniques and materials that minimize impacts of construction works inside the Park shall be preferred, so as to mitigate construction debris and expedite the set-up of said structures;
- III. the itineraries may adhere to the guidelines and directions of the referential project established in the following images.

Replacement of the existing wire fencing at the *Pedra Grande* lookout point to ensure users' safety.

It is crucial that a visual impact study be executed to determine the effect of the suspended walkway structure on this exceptionally important geological site, as the visual perception of the *Pedra Grande* geological monument must be appreciated. In this sense, the main viewpoints from *Pedra Grande* should be studied, as well as the visual impact of said structures on individuals at its top level. It is desirable that experts on the preservation of geological sites contribute with the assessment of this proposed intervention.



**Image 1: Lookout Point at *Pedra Grande* Today**



**Image 2: Lookout Point at *Pedra Grande* – Reference Project**



**Image 3: Lookout Point at *Pedra Grande* – Reference Project**



b. Restoration of *Museu Octávio Vecchi*

To arrange for overhauling of *MUSEU FLORESTAL*'s electrical and hydraulic facilities, as well as the renovation of the whole building and restoration of the exhibit, according to the rules governing the structure's listing as a heritage site.

Considering the architectural, historical and museological value of this construction, the restoration/overhauling project shall be developed by qualified professionals/teams specialized in the fields of conservation, restoration and museology.

c. Restoration of the *Casa da Bomba* pumping station and maintenance of the respective equipment

Restoration of the *Casa da Bomba* pumping station construction and its surrounding areas, according to the rules governing the area's listing as a heritage site, in addition to the maintenance, conservation and management of the steam-operated Pump kept inside the *Casa da Bomba* pumping station manufactured by Robey & Co. in 1898.

The same recommendation made for the Museum item applies here, noting that all machinery is to be kept inside the building as a permanent exhibit, thereby showcasing the Park's historical, technological and industrial contribution to the greater São Paulo area's water supply.



**Image 4: Casa da Bomba pumping station – Reference Project**



**Image 5: Casa da Bomba pumping station surrounding areas – Reference Project**



d. Requalification of the Surrounding Areas around *Lago das Carpas*

Requalification of the picnic area and the children's playground within the proximities of *Lago das Carpas*, implementing the minimal INTERVENTIONS required for sound operations of public amenities and users' safety, to enhance visitors' experiences, while preserving the integration of these areas with the natural environment.

The guidelines hereinabove apply here as well, provided that this project is also subject to discussion and approval.



**Image 6: Picnic Area in the Proximities of *Lago das Carpas* – Reference Project**



**e. INTERVENTIONS in the Transportation System**

Overhauling of existing internal pathways and set up of a transportation system and stations to optimize transit, facilitate the use of internal transportation and help users get around the parks, while paying special attention to the *Horto Florestal* Glebe, and the *Pedra Grande* and *Águas Claras* Areas. Overhauling and INTERVENTIONS aim to ensure the integration between the Areas and Glebes, thereby enhancing the USER's experience, while complying with the guideline setting forth minimal INTERVENTIONS and integration with the local flora.

The CONCESSIONAIRE's introduction of a Transportation System is aimed at connecting the Horto Florestal Glebe, the *Pedra Grande* and *Águas Claras* Areas. It shall consist of Transportation Vehicles and Boarding/Unboarding Stops. At the more popular attractions (*Pedra Grande* Lookout Point and *Horto Florestal*), stops should be built as Stations, with a small shelter covering, benches and identification plates, and including transportation information. All other Boarding/Unboarding Stops may be built as totems. All necessary INTERVENTIONS shall be executed on grounds that do not obstruct the transit of pedestrians and vehicles on pathways and trails. Both vehicles and urban furnishings shall strive to cause minimal impact on all surrounding areas, and to integrate with the vegetation.

The CONCESSIONAIRE shall arrange for the maintenance of paved and unpaved (dirt roads) internal roads, which shall be free of holes and other obstacles hindering the circulation of vehicles and the internal transportation system.

The guidelines hereinabove apply here as well, such as the mandatory discussion and approval of this project.

**Image 7: Example of the Transportation System**



**Image 8: Internal Transportation Access Station – Reference Project**



Additionally, the Conpresp-issued guidelines at its 673<sup>rd</sup> Ordinary Meeting, held on 1/6/2018, are upheld, to wit:

STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

1. The interventions executed within the perimeters of the municipality of São Paulo, including designing new trails, shall adhere to the Guidelines in the Maintenance Plan and the terms of Resolution 18/CONDEPHAAT/83, and shall be subject to CONPRESP's consent;
2. All existing constructions are to be kept in a good state of conservation even if they are not used, in view of the conservation of the park's ambience;
3. New activities shall preferably use existing constructions instead of expansions or new constructions, and should the latter occur, their implementation shall seek to cause the least possible environmental impact;
4. The restoration of the *Casa da Bomba* pumping station is to be executed concurrently with the presentation and approval of a maintenance plan for the property with the DPH/CONPRESP, to be developed by a qualified professional;
5. The introduction of accessibility structures at the park shall be reviewed and consented to by DPH/CONPRESP, and shall not change the site's existing environmental, landscaping and historical traits;
6. The use of bicycles, as well as holding mountain bike events and the like, shall remain prohibited in the park's zones, as set forth under the MANAGEMENT PLAN;
7. The expansion of existing vehicle parking spaces may be considered, provided it meets the specific requirements established in the MANAGEMENT PLAN.

### **3. CONDEPHAAT Guidelines**

#### **Structural Integrity**

To preserve the integrity of structures listed as heritage sites, namely:

- I. *Reserva Estadual da Cantareira* and *Parque Estadual da Capital (Horto Florestal)*;
- II. "Pedra Grande", granite batholith rising to an altitude of 1,050 meters, which offers a broad view of the city of São Paulo;
- III. Water pump and the construction housing it, which is a historical relic, dating back to the city's former water supply system, which was steam-driven and started operating in 1906, and is located at the *Barragem do Engordador*.

#### **Internal Integration**

To promote integration between the *Parque Estadual Cantareira* and the *Parque Estadual Alberto Löfgren*.

#### **Ambience**

To preserve all visual perspectives, from the spectator's viewpoint, of constructions and structures.

#### **Accessibility**

In addition to installing accessibility facilities on constructions and settling technical issues, the values acknowledged by the listing as heritage sites shall be appreciated and highlighted.

#### **Vegetation Covering**

For this item, the governing directive is the MANAGEMENT PLAN for the respective Parks.



STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

### **Appreciation**

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To appreciate the integration with surrounding areas with the use of visual barriers, preferring structures that cause little impact on the landscape, featuring natural elements and landscaping work with native vegetation from the *Mata Atlântica* region. Since this will be a world-class public facility, the proposals concerning access and ticket counters shall seek an enhanced connection with the Parks, while upholding the ground's previously acknowledged qualities and values, as well as values recognized in the original project. The introduction of structures on pathways and suspended walkways shall be accepted, affording users safety and accessibility.

### **Internal Transportation System**

All proposals for internal transportation user support structures shall be compatible, and in no way incongruent with, the landscape.

### **Existing Constructions**

The renovation and maintenance of existing constructions shall be preferred over building new structures and, should a new construction be required, this choice shall be duly justified. If a need is identified for the demolition of existing constructions, they shall be the subject of specific studies and the respective qualification, so that the use of existing constructions is prioritized over the demolition of structures associated with the Antigo *Sistema de Abastecimento da Cantareira*.

## **4. Specific Interventions**

Regarding specific INTERVENTIONS, the following paragraphs establish the guidelines for the CONCESSION projects.

### **a. Requalification of the Access to *Pedra Grande***

Introduction of an itinerary in the form of suspended walkways and lookout points around *Pedra Grande*, set lower than the lookout point at *Pedra Grande* so as not to impact the view of individuals on-site. The intention is to make the lookout point more attractive as a natural and cultural-historical asset, equipping it with unique infrastructures that broaden visitors' experience on-site, while, at the same time, executing the minimal INTERVENTIONS necessary. Please note that:

- I. the structure shall have its format adapted to *Pedra Grande*, its vegetation and topography, being integrated into the landscape, with the least possible visual impact, especially in terms of the view from *Pedra Grande*. It shall also incorporate and preserve the existing vegetation, as well as rocks and other natural elements at the site. Should any suppression of small sections of vegetation be deemed necessary, the CONCESSIONAIRE is required to put in place compensation strategies and other solutions, to be examined on a case-by-case basis;

STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

- II. to implement the structure, only resistant, durable materials, techniques and solutions shall be used, which are consistent with Eco design principles, so that the structure is congruent with the natural environment where it will be installed. Techniques and materials that minimize the impacts of construction works inside the Park shall be preferred, in order to mitigate construction debris and speed up the set-up of new structures;
- III. the itineraries may adhere to the guidelines and directions of the referential project established in the following images.

Replacement of the existing wire fencing at the *Pedra Grande* lookout point to ensure users' safety.

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**Image 2: Lookout Point at *Pedra Grande* – Reference Project**



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*b. Restoration of Museu Octávio Vecchi*

To arrange for overhauling of the *MUSEU FLORESTAL*'s electrical and hydraulic facilities, as well as renovation of the whole building and restoration of the exhibit, according to the rules governing the structure's listing as a heritage site.



- c. Restoration of the *Casa da Bomba* pumping station and maintenance of the respective equipment

Restoration of the Casa da Bomba pumping station construction and surrounding areas, according to the rules governing the area's listing as a heritage site, in addition to the maintenance, conservation and management of the steam-operated Pump kept inside the Casa da Bomba pumping station manufactured by Robey & Co. in 1898.

**Image 4: *Casa da Bomba* pumping station – Reference Project**



**Image 5: *Casa da Bomba* pumping station surrounding areas – Reference Project**





STATE SECRETARIAT FOR INFRASTRUCTURE AND ENVIRONMENT

d. Requalification of the Proximities of *Lago das Carpas*

Requalification of the picnic area and the children's playground within the proximities of *Lago das Carpas*, introducing the minimal INTERVENTIONS needed for sound operations of public amenities and users' safety, to enhance the visitor's experience, while upholding the integration of these areas with the natural environment.

**Image 6: Picnic Area in the Proximities of *Lago das Carpas* – Reference Project**



e. INTERVENTIONS in the Transportation System

Overhauling of existing internal pathways and implementation of a transportation system and stations to optimize transit, facilitate the use of the internal transportation system and make it easier for users to get around the parks, while paying special attention to the *Horto Florestal* Glebe, and the *Pedra Grande* and *Águas Claras* Areas. Overhauling and INTERVENTIONS aim to ensure the integration between the Areas and Glebes, thereby enhancing the User's experience, while upholding the guideline setting forth minimal INTERVENTIONS and integration with the local flora.

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The CONCESSIONAIRE shall arrange for the maintenance of paved and unpaved (dirt roads) internal roads, which shall be free of holes and other obstacles hindering the circulation of vehicles and the internal transportation system.

**Image 7: Example of the Transportation System**



**Image 8: Internal Transportation Access Station – Reference Project**

