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Space development on the lakeshore of lake Bled

The area of the municipality of Bled is an architectural identity of the Alpine resort of Bled and surrounding rural villages. Bled is known for its characteristic cultural landscape and preserved nature, the richness of water, forests and biodiversity. Two-thirds of the surface of the County is covered by at least one status, all of the old settlements are registered as cultural heritage. Between the protective regimes of cultural heritage are the units with the status of a cultural monument of national importance (the Bled Castle, the Church of the assumption, Bled Island). Protected natural and cultural heritage values give the key policies in the planning of spatial development. The area of the lake bowl with a magnificent lake, Lake island and the castle on the rock are in the consciousness of Slovene people the icon, which they can identify with. Lakeshore of Lake Bled is the largest park area in Bled, for many visitors, who regularly come here, as well as important recreational point, or the longest park in nature. Planning of space in this work therefore has an extremely important role in a number of ways.

The area consists of hills, as the remains of an important glacier formed the Lake Bowl. The edges of this bowl are densely vegetated with trees, which create a special green scenery of this place. Among these outliers are mounted in the old villages, which actually officially created Bled as a city in 1960. The green area of surrounding hills flows directly to the lakeshore, where it passes in a Park area. The area of the lake shore, depending on the character of space is divided into urban parts: Park in the East, an area of recreation in Zaka, the port for local ships - pletnas in Mlino, and on the other hand the natural parts of coast, that we see in between, where access to water is not quite direct. The Lake is surrounded by road, which is on the southern part for now, one of the today's key obstacles for sustainable development. The municipality of Bled is planning or is in the final stages of planning a very important bypass road which will result in the direction of environmental protection. After the construction of the bypass road in the next 5 years will be complete circle around the Lake released from transit traffic; traffic areas will be primarily intended for cyclists and pedestrians, the development of tourism and thus given a new perspective.

We believe that well maintained and public accessible lake shore is an advantage of Bled. That's why the municipality of Bled is committed to maintain free access to water as a public good. In the park area, we do not allow placement of the fences. On the lakeshore there are placed some historical villas, which determine the character of the place, as they were built in the time of the Austro-Hungarian Monarchy as a holiday villas. The basic point of these villas is their location in the green; due to that fact they are protected in their spatial development which is limited; from this perspective comes mostly in the last period to the conflict between the use of villas and interventions in park surrounding. We wish to keep the Green image of the lakeshore, without new buildings, which would distort it. We keep villas preserved with minimal new interventions outside of the existing frames. As I said coming to the conflict regarding the use of villas, as they are residential buildings, but not least also the municipality wishes to make more facilities on the lakeshore in the public domain and thus accessible to a large circle of people.



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Reconstructing the lakeshore as a whole, which measures 6 km, given the above, is not easy. 6 years ago a municipality began preparing for the candidacy for the World Rowing Championship, which was in year 2011. Inadequate infrastructure in spite of the subject to the Lake, which offers the best conditions for the match, was not sufficient to derive such a contest. We were aware of the need for a complex renovation of the old buildings, such as the Rowing Tribune, judge's tower and boat hangar. Despite the wishes of individuals to plan the facilities selected architects, we put great effort and in 2008 we were able to derive the first open competition for the best architectural and landscape architectural solutions in modern times of municipality of Bled. The competition covered the architectural solutions of five buildings and the landscape architecture of the open space. The competition was demanding in terms of the definition of the requirements or project tasks that had to be good defined at an early stage of preparation. The competition ran under the supervision of Slovene chamber for architecture in addition to the members of the jury attended experts for the protection of nature, culture and water. In competition there were 10 projects; the Commission decided for two first prizes, namely one for architectural solutions, the Tribune and the redevelopment of the boat hangar with the building of the gym, and one for the architectural solution of the judge's tower and the landscape architectural arrangement of the outside open space. The municipality candidated with projects in EU funds and got co-financing amount of 100% of value without tax. The planing of the facilities in 2009 and the construction that we needed to make until first test match at the World Cup in 2010 have been (as always) time-demanding. But finally we performed a match of the World Cup in 2010, and a year later the World Championship. Today, it is estimated that the decision to carry out the competition for the selection of the best architectural solutions was the right choice. So the judge's Tower as rowing tribunes are winners of the prestigious architectural awards.

The lakeshore in Mala and Velika Zaka that was reconstructed is quite a substantial part of the coast, which we considere as a first step. The planning is a complex process. We will continue with the reconstruction of the most visited part of the lakeshore on the East side of the Lake, in the center of Bled, which is also a big challenge, also due to private facilities, which are in the regulatory area. The municipality of Bled's already preparing an evaluation of the existing situation, the qualities and deficiencies and in further we will make a detailed urban plan. If we succeed to get some EU co-finance, we could make complete renovation of east lakeshore in the next five years, together with the construction of new bypass road.

In conclusion, let me give you, that's just like everywhere, even in the planning of spatial development the successful integration of conservation policies with the needs of users ensures sustainable development.

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Saša Repe