



City of Ljubljana

LJUBLJANA: Green Public Private Partnership

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Vienna, October 10th, 2018

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1. UN HABITAT III, Quito 2016
2. Example of London: public plan, private plan!?
3. Global investment flows, OBOR initiative
4. The case of Ljubljana: two PPP's
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6. Conclusions

HABITAT III, Quito, 15-19 10 2016

1. The power of urban centres: capital cities, regional cities, (capital cities and regional cities are representing the flagships) is very important.
 2. The cooperation between public and private sector, public private partnership – PPP, (not new, but important!) and blended financing, (very important!)
 3. Managing the sustainable development goals (well, nothing really new ..., important however)
- (Habitat III Declaration, UN HABITAT, Quito, 2016)

Human Cities Coalition

Public Private Partnership – PPP;
Established in Holland, 160 member
organisations, e.g.:

1. Dutch government
2. AKZO Nobel, Philips
3. NGO's
4. Municipalities
5. Professional organisations

The **public plan**: London 2052

1. The London 2052 is the statutory Spatial development strategy for Greater London Authority – GLA
2. The draft London plan 2052 was published in december 2017, the consultation period ended in March 2018

The **private plan**: London 2065

1. London 2065 – Big Bold Global Connected
2. The company AECOM from USA prepared the alternative plan
3. Addresses the multiple challenges for infrastructure, planning transport and housing
4. The concept: **to build new homes in the new garden cities inside the green belt!**

ACROSS THE BORDER

Savills' data on international real estate investment reveals a big increase in capital flowing out of Asia Pacific and into Europe



In 2017, \$34bn more was invested in Europe from Asia Pacific than in Asia Pacific from Europe, and \$9bn more was invested from Asia Pacific into North America than vice versa. The lion's share of global intra-regional investment last year was into Europe (\$90bn) with \$36bn into North America and \$16.2bn into Asia Pacific.

The preference for Europe and North America is largely due to their secure, liquid, transparent and established real estate markets, with their freehold assets offering secure legal title being particularly sought-after by new global investors

This coincides with increasing demand for fixed-income and income-producing assets from aging populations in the developed world. Different assets are sought, changing the performance of sectors.

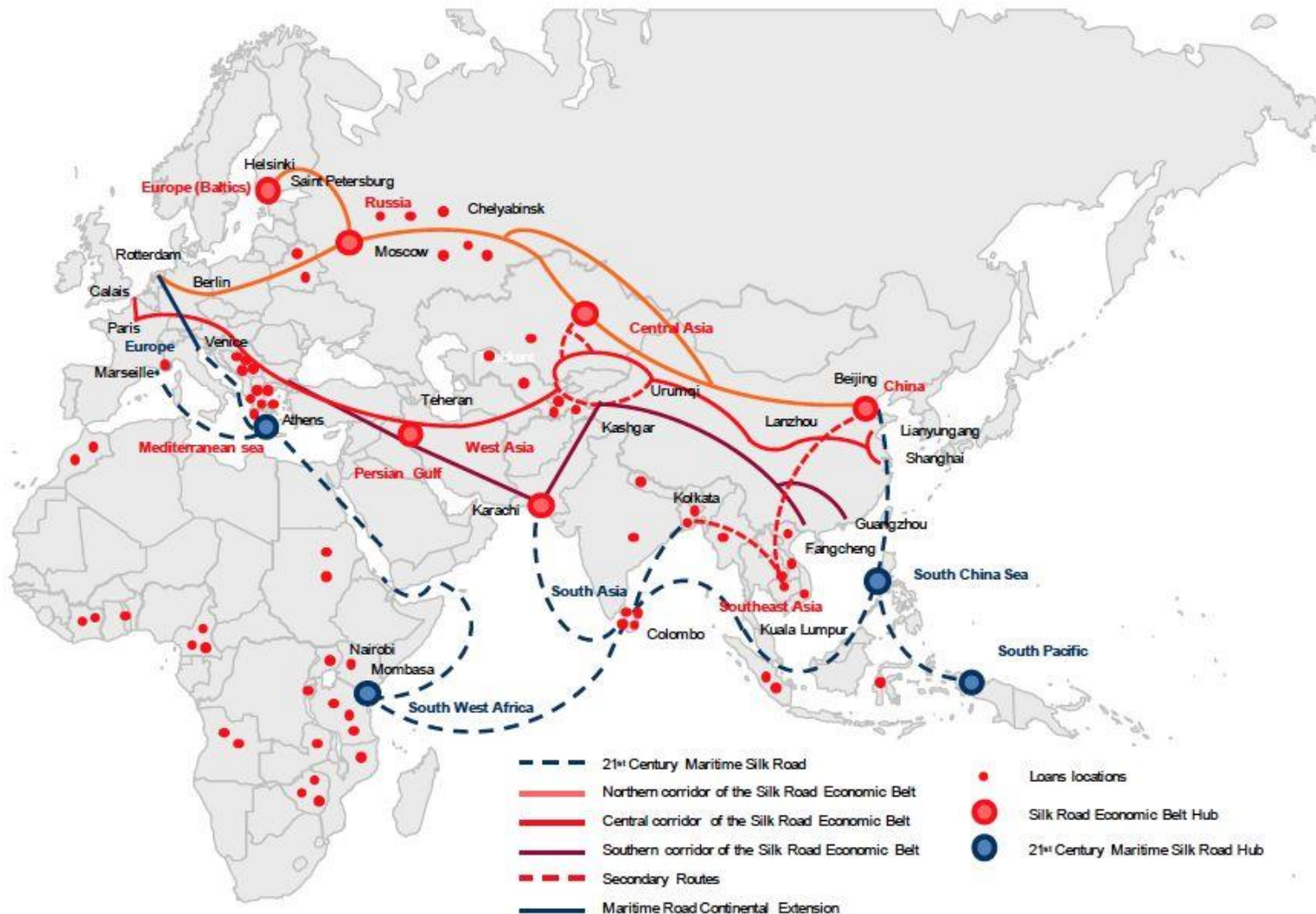
**WHO IS SPENDING
WHAT AND WHERE**

- North America
- Europe
- Middle East
- APAC

**CROSS-BORDER INVESTMENT IN 2017
AND HOW IT COMPARES WITH 2016**

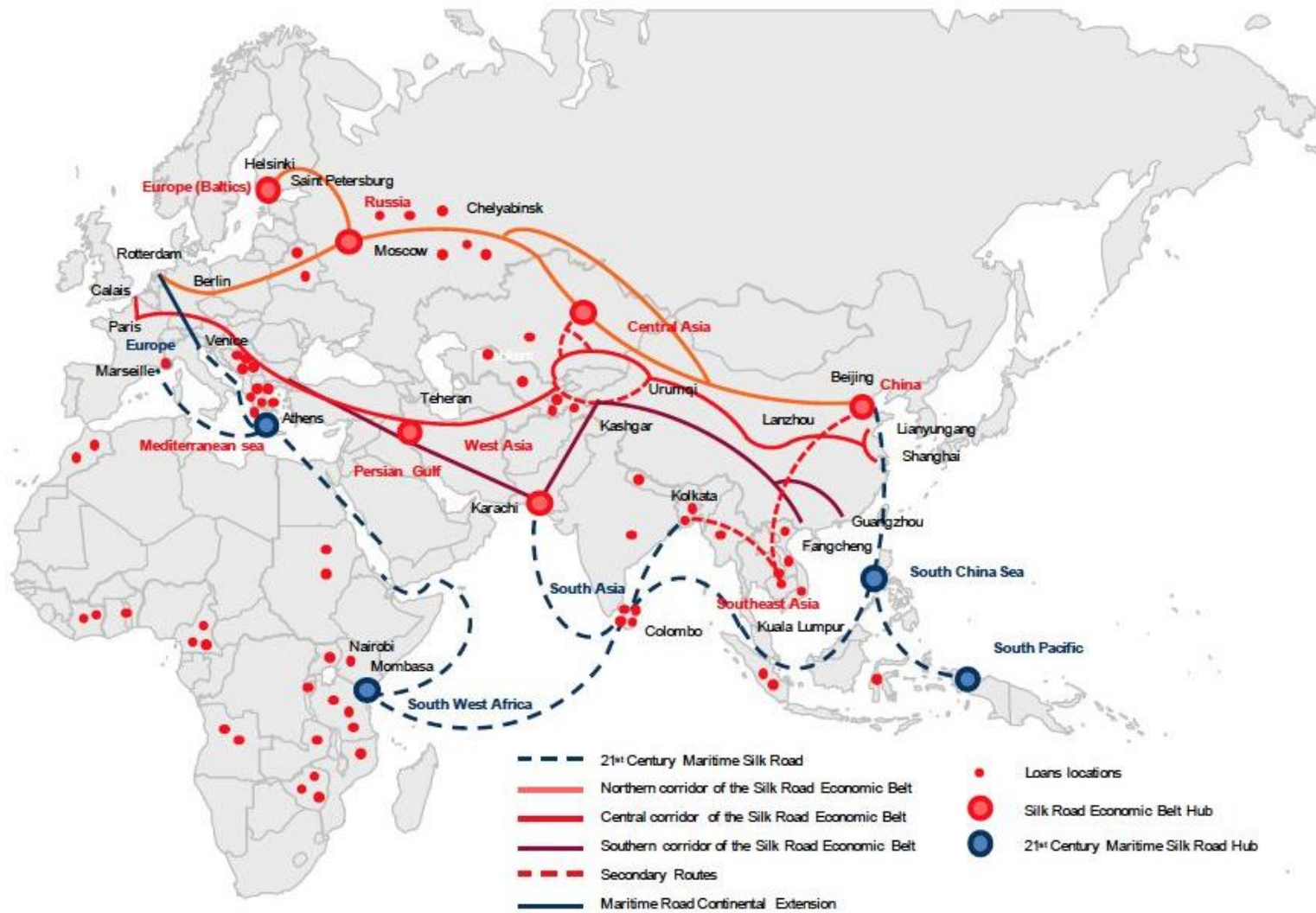
	2017	2016	YTD change
NA - EUROPE	\$47bn	\$40bn	18%
NA - APAC	\$33bn	\$17bn	+35%
NA - LATAM	\$1bn	\$3bn	-47%
EUROPE - NA	\$13bn	\$16bn	-14%
EUROPE - APAC	\$5bn	\$4bn	26%
APAC - EUROPE	\$39bn	\$20bn	93%
APAC - NA	\$12bn	\$33bn	-40%
MID EAST - EUROPE	\$4bn	\$4bn	7%
MID EAST - NA	\$1bn	\$9bn	-72%
MID EAST - APAC	\$260m	\$3bn	+92%

Table 3
 Plot of Loans along One Belt, One Road



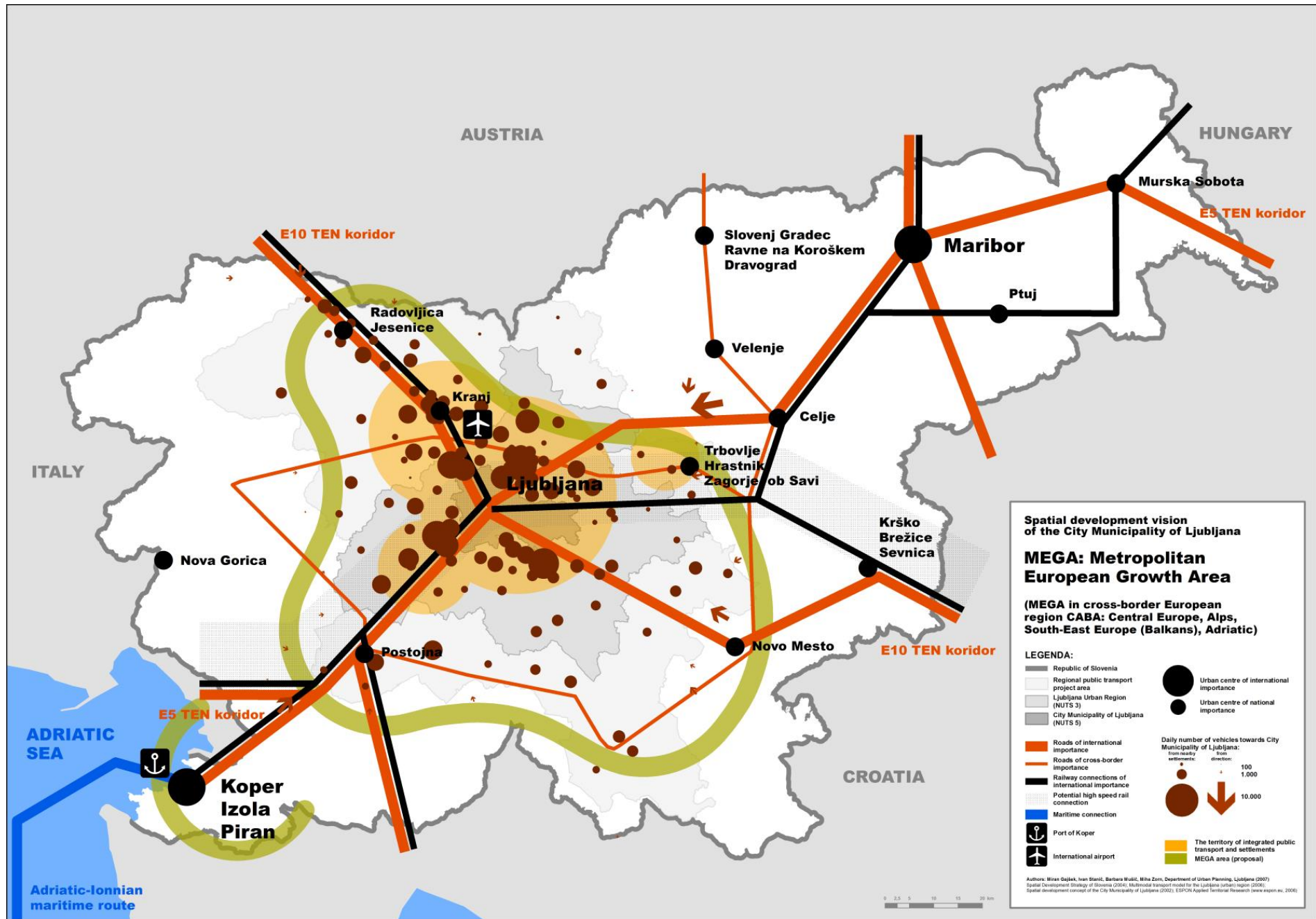
One Belt, One Road: OBOR, 2015

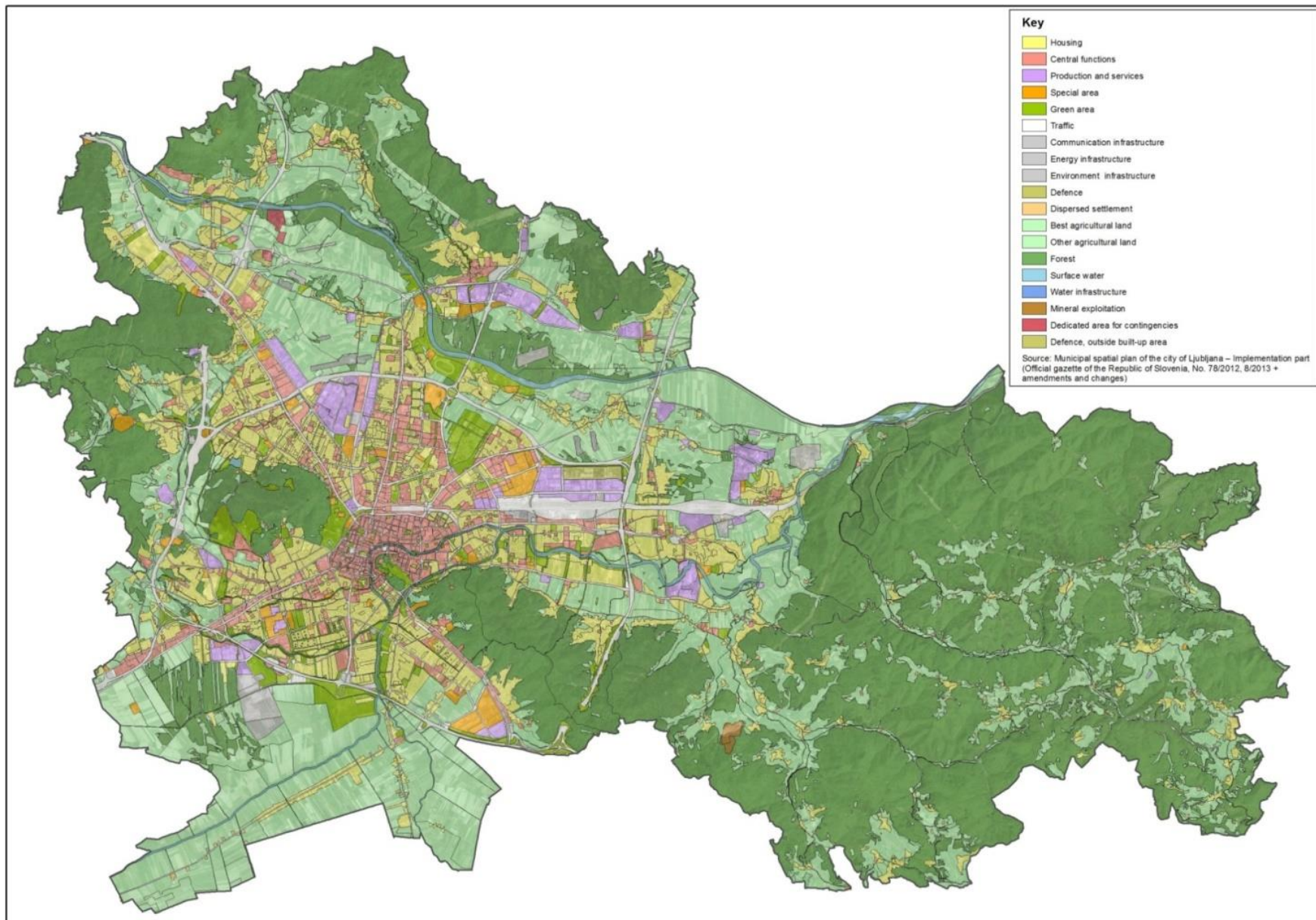
- Silk Road Economic Belt & Twenty first century Maritime Silk road: One Belt, One Road, (OBOR Initiative)
- China Investment Cooperation (China sovereign wealth fund), China development bank, Export – Import Bank of China, State Administration of Foreign Exchange: US 40 bn, Silk road fund, 2015; US 100/bn of initial capital, 2016, 2017 ...
- 2015, 2016: more than 40 governments from five continents have applied to join the initiative.
- „Cost of bad planning is high“. (*Prospects and challenges on China's one belt, one road: a risk assessment report; The Economist Intelligence Unit Limited; pp. 13.*)



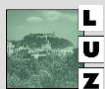
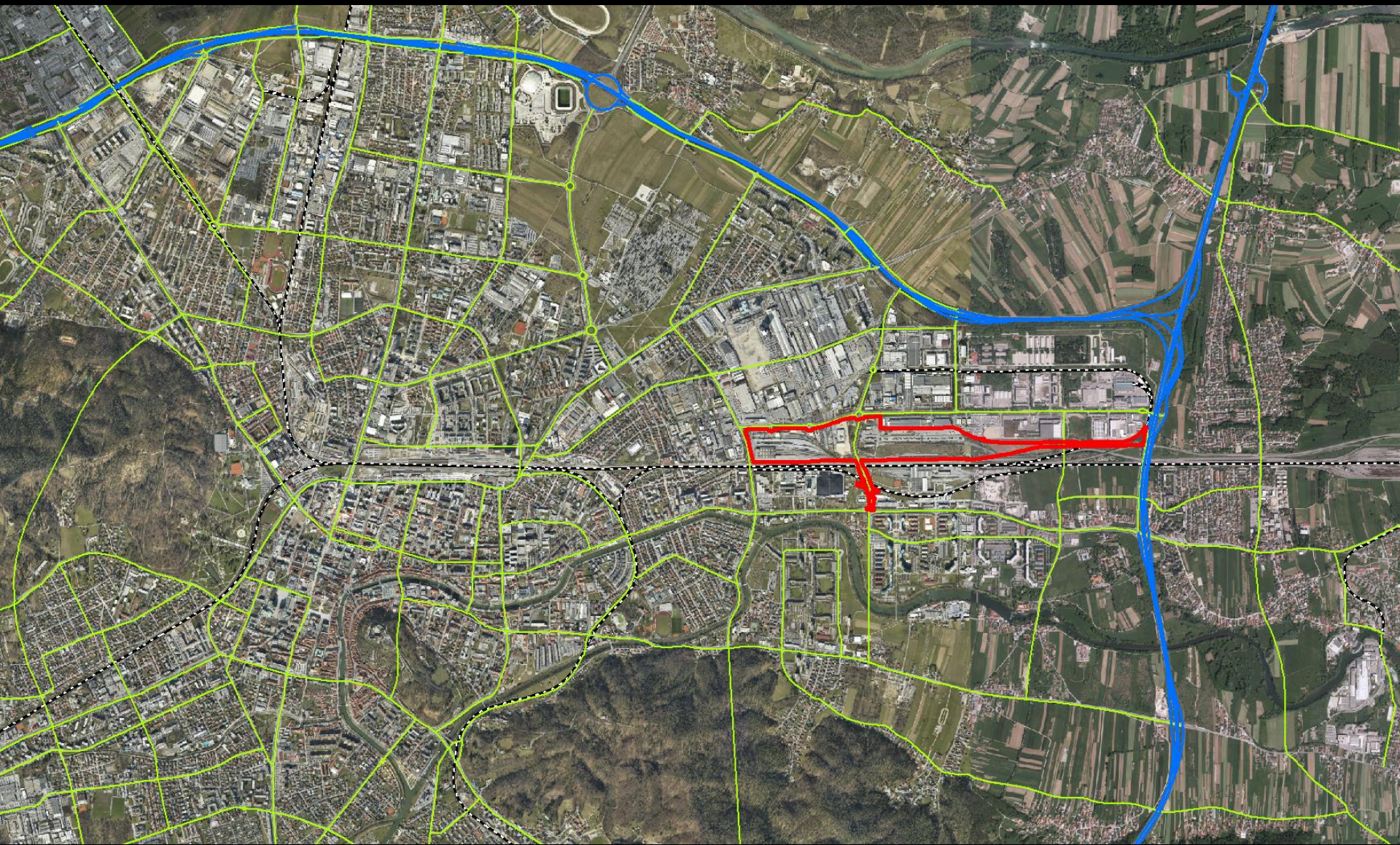
TEN-T CORE NETWORK INCLUDING CORE NETWORK CORRIDORS







Spatial plan of the Municipality of Ljubljana – Implementation Part (Official Gazette, No. 78/2010 + amendments)




























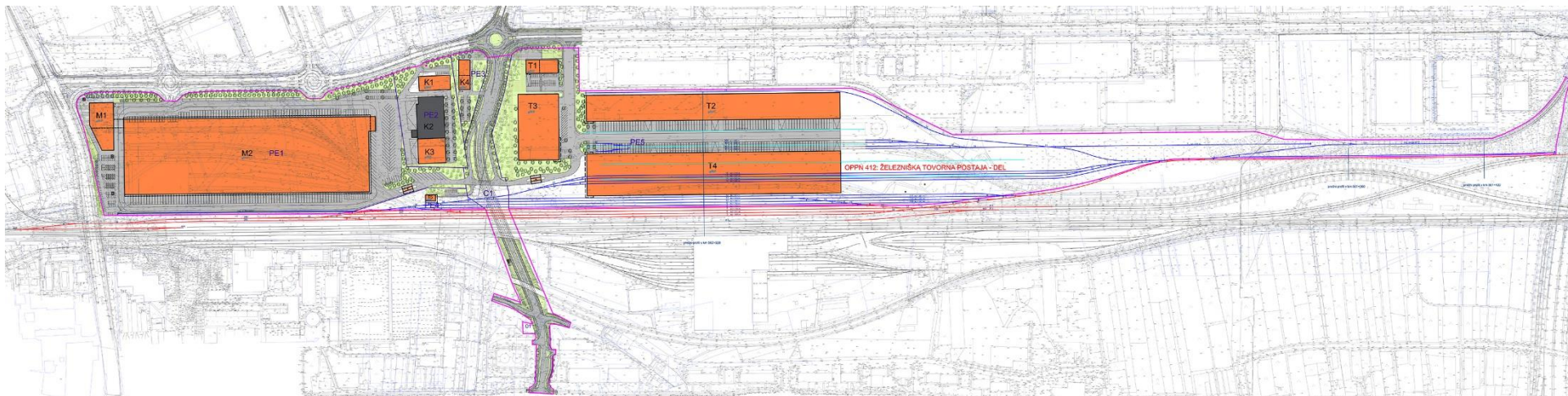
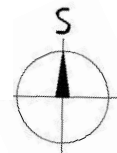
Izdellovalec prostorske dokumentacije:
LUZ – Ljubljanski urbanistični zavod d.d.

ODLOK O OBČINSKEM PODROBNEM PROSTORSKEM NAČRTU 412 ŽELEZNIŠKA TOVORNA POSTAJA; PREDLOG.

OBMOČJE OPPNPRIKAZANO NA ORTOFOTO POSNETKU

LEGENDA

	MEJA OBMOČJA OPPN		OZNAKA OBJEKTA
	OZNAKA OBMOČJA OPPN		VIŠINSKA KOTA
	TOPOGRAFSKI NAČRT		ZELENE POVRŠINE
	KATASTRSKI NAČRT		TLAKOVANE POVRŠINE
	OZNAKA PROSTORSKE ENOTE		UTRJENE POVRŠINE
	MEJA PROSTORSKE ENOTE		PROMETNE POVRŠINE
	GRADBENA MEJA OBJEKTA (GM)		DREVESA
	GRADBENA MEJA OBJEKTA V NADSTROPJIH (GMn)		GRMOVNICE
	GRADBENA MEJA POD ZEMLJO (GMz)		UVOZ / IZVOZ KLETI
	OBSTOJEČI OBJEKT		NAČRTOVANI ŽELEZNIŠKI TIRI – JŽI
	VSTOPNO–IZSTOPNI KONTROLNI OBJEKT		NAČRTOVANI INDUSTRIJSKI ŽELEZNIŠKI TIRI
	IZHOD IZ GARAŽE		NAČRTOVANI TIRI PORTALNEGA DVIGALA
			OGLAŠEVANJE – TOČKOVNA LOKACIJA



Izdelovalec prostorske dokumentacije:
LUZ – Ljubljanski urbanistični zavod d.o.o.

ODLOK O OBČINSKEM PODROBNEM PROSTORSKEM NAČRTU 412 ŽELEZNIŠKA TOVORNA POSTAJA, PREDLOG

ARHITEKTURNO ZAZIDALNA SITUACIJA

Pogled s Kajuhove ceste proti severu.



Pogled z Letališke ceste na zahodno stolpnico.



Pogled z Letališke ceste proti zahodu.



Pogled z Letališke ceste na stolpnici v križišču Letališke in Bratislavske ceste.



Izdelovalec prostorske dokumentacije:
LUZ – Ljubljanski urbanistični zavod d.d.

ODLOK O OBČINSKEM PODROBNEM PROSTORSKEM NAČRTU 412 ŽELEZNIŠKA TOVORNA POSTAJA, PREDLOG

PROSTORSKI PRIKAZ

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Concept: Urban regeneration, mixed land use and central activities for the second core of Ljubljana, 21st century development

Area: 227 ha; development area: 124 ha

Partners: City Municipality of Ljubljana

BTC d. d.

Droga Kolinska, d. d.

Euromarkt d. d.

GRADIS IPGI, d. o. o.

MNP, d. o. o.

Velana d. d.

ŽITO, d. d.

S.T. Hammer

JATA Emona, d. o. o.

...

Product: Input for Municipal spatial plan, detailed plans, utilities and services development programme

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Objectives:

- **Urban renewal**: transformation into a recognisable, programmatically rich and active part of the city, with intertwining activities enabling dwelling, working and leisure.
- **Economic renewal**: creation of conditions for an economically prosperous city district where the former employment in processing industry will be offset by new activities.
- **Social renewal**: creation of conditions for a socially alive city district, with homes in the private market and social rented housing, local service businesses and global production companies.
- **Ecological renewal**: ecology-promoting city district, cleared off old environmental burdens; enabling energy-efficient construction that utilise energy-efficient technological solutions.



Urban design concept –
building typology



city
vision

2025

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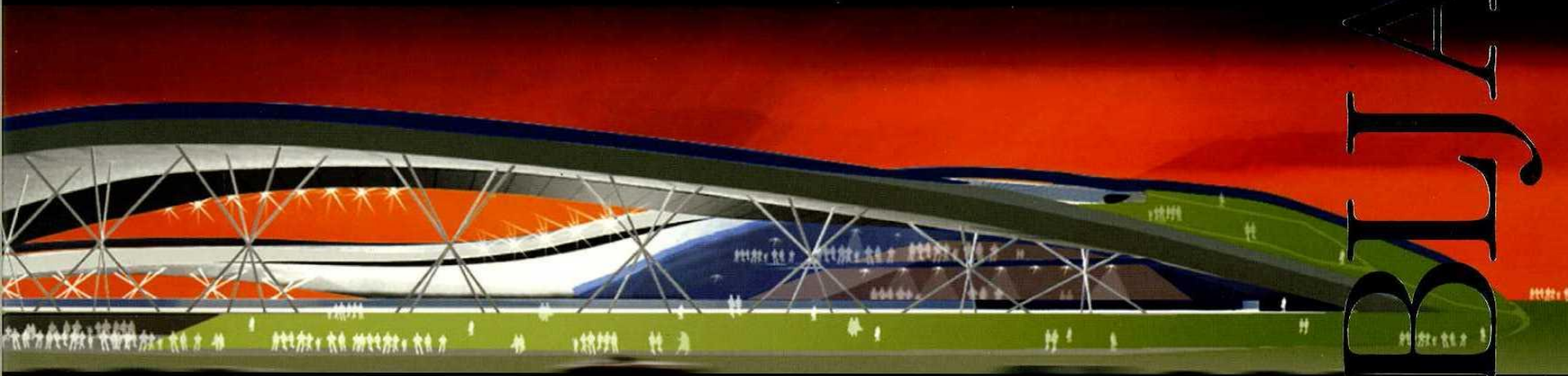
contact:

Municipality of Ljubljana
Mestni trg 1, Ljubljana, Slovenia

Mayor of Ljubljana: Mr. Zoran Janković
e-mail: zoran.jankovic@ljubljana.si
telephone: +386 1 306 10 10

Deputy Mayor of Ljubljana:
Mr. Janez Koželj, BAčh
e-mail: janez.kozelj@ljubljana.si
telephone: +386 1 306 12 99

www.ljubljana.si

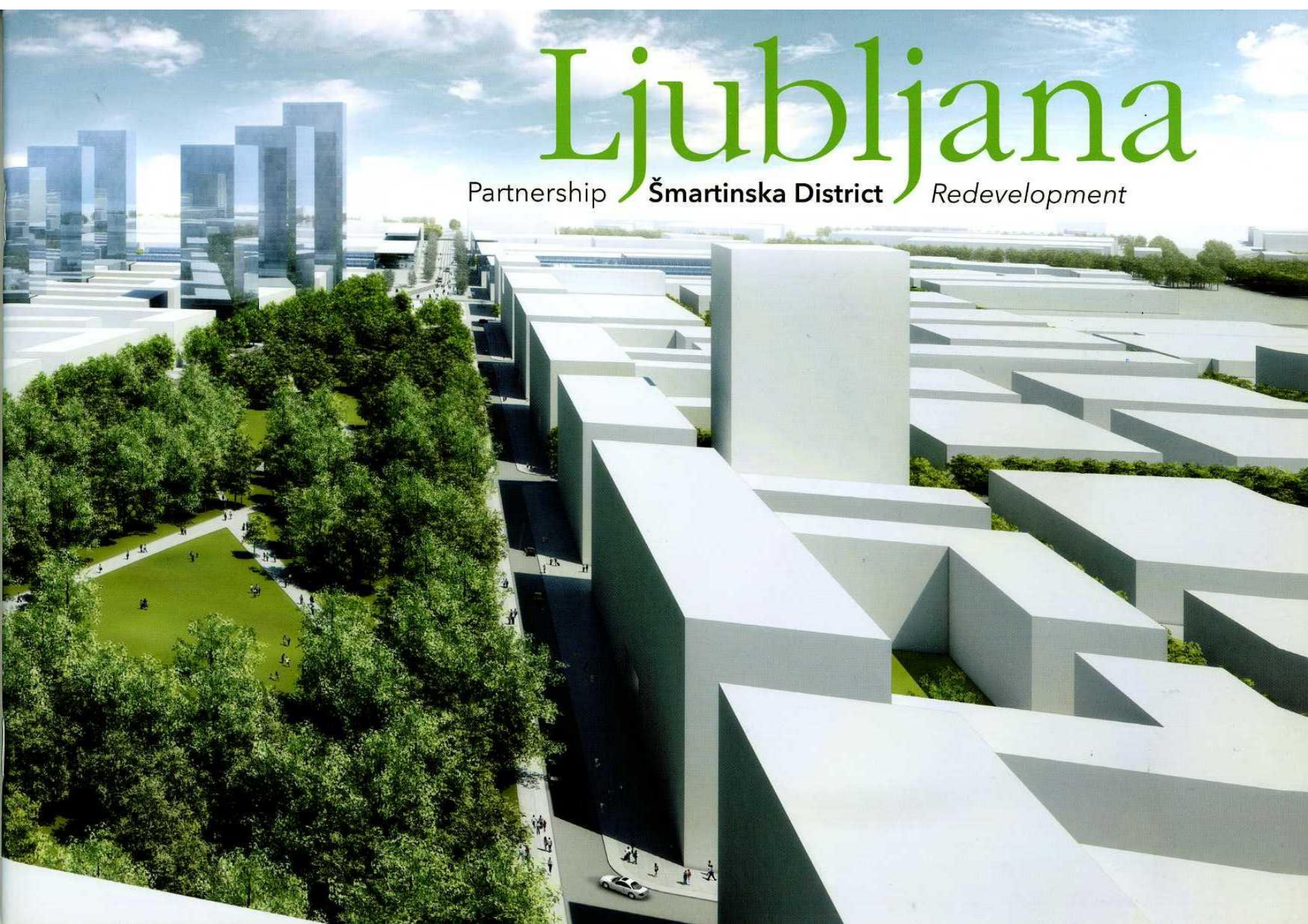


sports and
recreation
park
stožice

BLJANJA

Ljubljana

Partnership Šmartinska District *Redevelopment*



Sustainable transport is a concept, an ideology and, in some countries, a governmental policy that consists of strengthening or replacing the current transport systems of an urban/suburban area with more fuel-efficient, space-saving and healthy lifestyle-promoting alternatives. The term refers to any means of transport with low impact on the environment, and includes human or animal muscle-powered vehicles, low-carbon fueled vehicles, any kind of vehicle using a renewable source of energy for its propulsion. The most common usage of green transport is walking. A common form of green transport vehicles are hybrid vehicles. Hybrid vehicles use an internal combustion engine combined with an electric engine. Biofuel powered vehicles use fuels derived from plant sources, such as vegetable oil, biodiesel, or bioalcohol for their propulsion. Sustainable transport systems make a positive contribution to the environmental, social and economic sustainability of the communities they serve.

Source: Wikipedia

Sustainable traffic investment





City of Ljubljana, Slovenia

On the crossroads of Europe

Its favourable geographical location means that Slovenia has been at the crossroads of land routes between both the East and the West and the North and South for centuries. With its single port of Luka Koper, it offers the shortest connection to the Mediterranean, the Middle East and countries in the Far East.

The city of Ljubljana is situated in the middle of the national territory on a natural passage called the Ljubljana Gate leading from Central Europe to the Adriatic Sea and toward the Balkans. The city region plans to benefit from its position on the intersection of two main European transportation corridors: London-Munich-Istanbul and Kiev-Vienna-Barcelona.





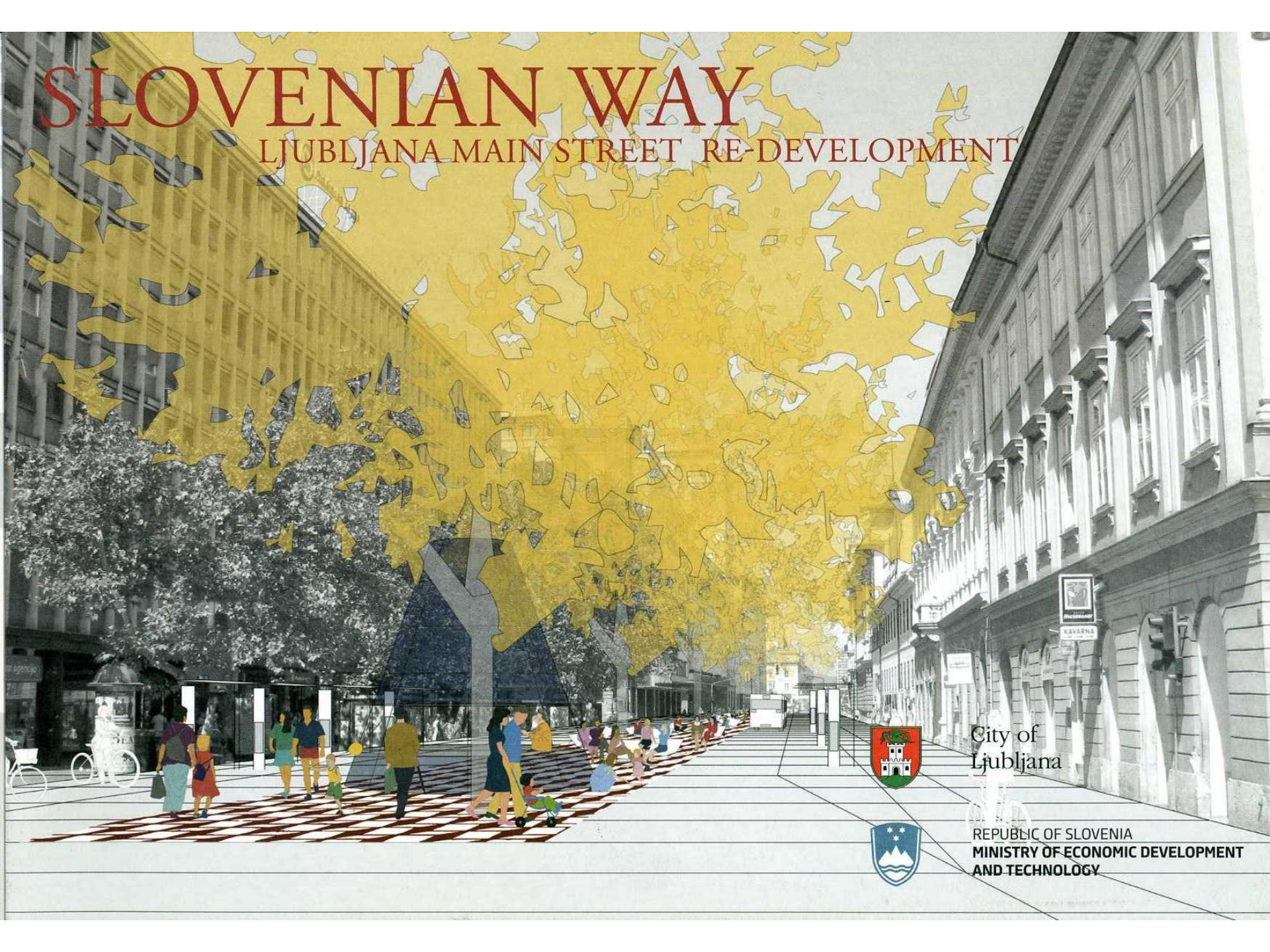
Development through
sports
Investing in human resources



Slovenia
City of Ljubljana

SLOVENIAN WAY

LJUBLJANA MAIN STREET RE-DEVELOPMENT



City of
Ljubljana



REPUBLIC OF SLOVENIA
MINISTRY OF ECONOMIC DEVELOPMENT
AND TECHNOLOGY

LJUBLJANA HOUSING & JOBS

Housing is **a basic need** for every human person. As a decisive factor in social cohesion, housing is **a condition for access to employment** and the realisation of fundamental human and social rights.

Housing represents one of the main areas of expenditure of European households. Affordable and decent housing constitutes **an essential part of quality of life**.

The Council of Europe Development Bank



City of
Ljubljana

INVEST SLOVENIA



LJUBLJANA EUROPEAN GREEN CAPITAL 2016



REUSING THE CITY

INVEST SLOVENIA

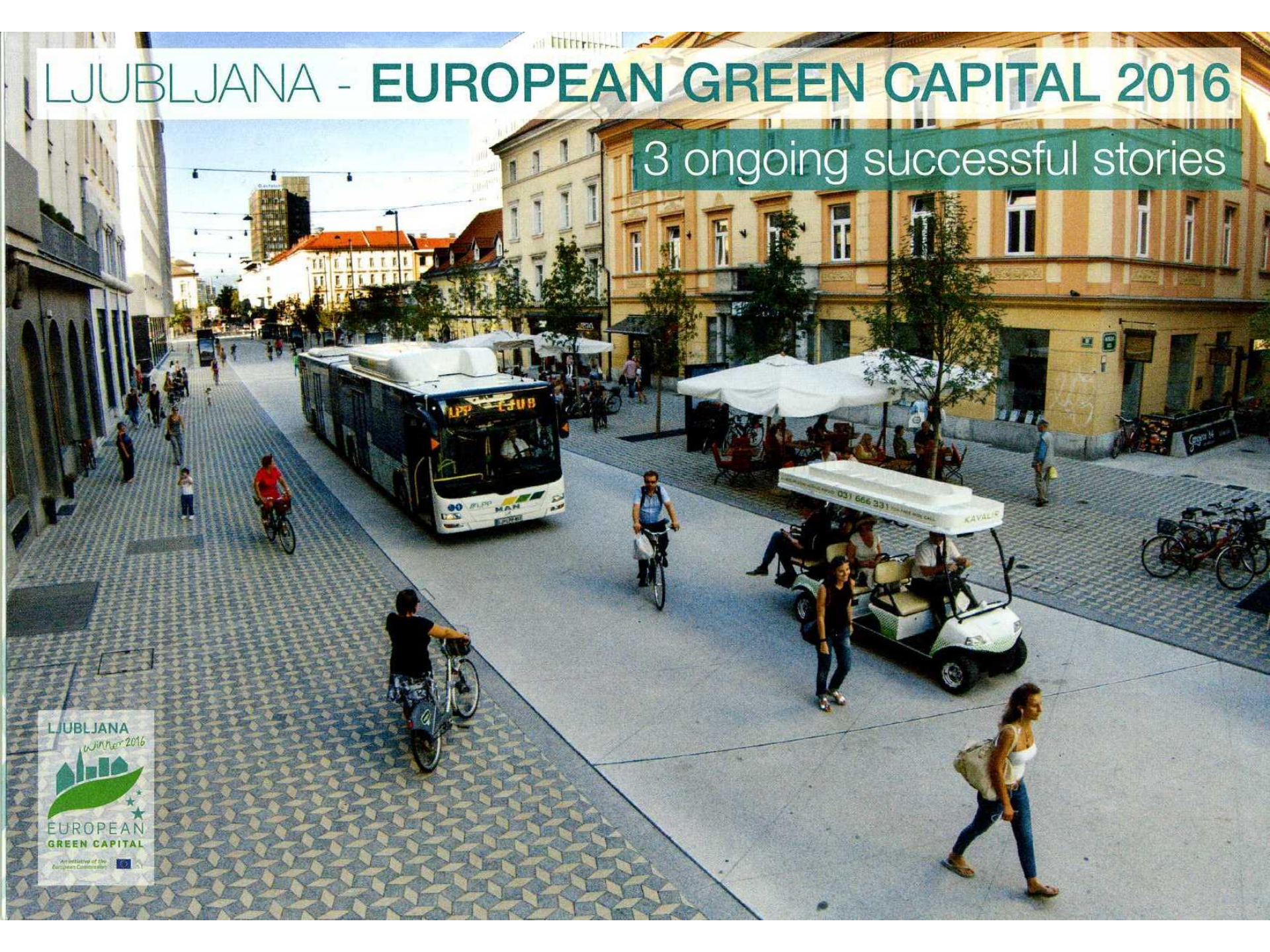


City of Ljubljana



LJUBLJANA - EUROPEAN GREEN CAPITAL 2016

3 ongoing successful stories

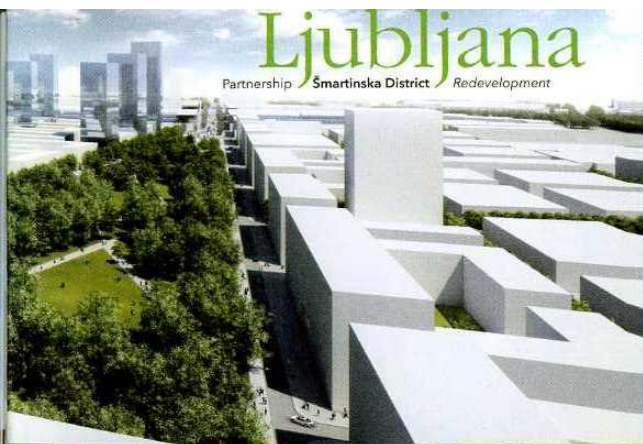


INVEST SLOVENIA

GREEN · CREATIVE · SMART

LJUBLJANA IS YOUR FIRST CHOICE





Ljubljana

Partnership / Smartinska District / Redevelopment

Sustainable transport is a concept, an ideology and, in some countries, a governmental policy that consists of strengthening or replacing the current transport systems of an urban/suburban area with more fuel-efficient, space-saving and healthy lifestyle-promoting alternatives. The term refers to any means of transport with low impact on the environment, and includes human or animal muscle-powered vehicles, low-carbon fueled vehicles, any kind of vehicle using a renewable source of energy for its propulsion. The most common usage of green transport is walking. A common form of green transport vehicles are hybrid vehicles. Hybrid vehicles use an internal combustion engine combined with an electric engine. Biofuel powered vehicles use fuels derived from plant sources, such as vegetable oil, biodiesel, or bioalcohol for their propulsion. Sustainable transport systems make a positive contribution to the environmental, social and economic sustainability of the communities they serve. Source: Wikipedia

Sustainable traffic investment

City of Ljubljana, Slovenia

On the crossroads of Europe

As a result of progress requirements, the Slovenian part of the road network is being replaced with a more modern and safer road network. The Ljubljana Bypass is a key project in this process. It will significantly improve the city's accessibility and reduce the impact of traffic on the environment. The project is being implemented in several stages, with the first stage already completed. The bypass will be a major infrastructure project that will significantly improve the city's accessibility and reduce the impact of traffic on the environment. The project is being implemented in several stages, with the first stage already completed.

Development through

sports

Investing in human resources

Slovenia
City of Ljubljana

SLOVENIAN WAY

LJUBLJANA MAIN STREET RE-DEVELOPMENT

City of Ljubljana

REPUBLIC OF SLOVENIA
MINISTRY OF ECONOMIC DEVELOPMENT AND TECHNOLOGY

LJUBLJANA HOUSING & JOBS

Housing is a basic need for every citizen. As a development of living conditions, housing is a condition for access to employment and the realization of sustainable development. The City of Ljubljana is committed to providing high-quality, affordable housing for its citizens. The project is being implemented in several stages, with the first stage already completed.

City of Ljubljana

INVEST SLOVENIA

LJUBLJANA EUROPEAN GREEN CAPITAL 2016

REUSING THE CITY

INVEST SLOVENIA

City of Ljubljana

LJUBLJANA - EUROPEAN GREEN CAPITAL 2016

3 ongoing successful stories

City of Ljubljana

EUROPEAN GREEN CAPITAL 2016

INVEST SLOVENIA

GREEN · CREATIVE · SMART

LJUBLJANA IS YOUR FIRST CHOICE

Conclusions

- 1) Regarding social, economic and territorial cohesion the European city is the most balanced in the world.
- 2) Public private partnerships and blended financing is probably the best instrument for urban development and investment.
- 3) Urban cooperation inside European macroregions (Alpine Space, Central Europe, Danube Strategy, South East Europe ... is crucial.
- 4) City have to be the public developer, together with private developers.



Thank you for your attention!

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