

Urban Transformation in Old Cities of China: From Heritage Preservation to Urban Renewal

Jutao Hu^{1,a,*}

¹*Jiangxi University of Technology, Nanchang, Jiangxi, 330000, China*

a. 2578291897@qq.com

**corresponding author*

Abstract: With the rapid advancement of urbanization and the continuous growth of the economy in China, old urban areas face unprecedented challenges. Issues such as urban renewal, preservation of historical heritage, and relocation of residents have become crucial factors constraining sustainable urban development. Addressing these issues not only concerns the appearance and function of cities but also involves the inheritance of social and cultural values and the quality of life for urban residents. This article delves into the current status, challenges, and future directions of the transformation of China's old cities. Research indicates that while there have been some advancements in the revitalization of old cities in recent years, a series of complex and urgent challenges persist. In terms of historical heritage preservation, the main issues include inadequate policy safeguards, insufficient funding, and low societal participation. Urban renewal grapples with conflicts between historical preservation and development needs, balancing costs and benefits, and challenges related to resident relocation and social stability. Looking ahead, it is recommended to strengthen policy and regulations, diversify funding sources, and enhance societal participation. Regarding urban renewal, efforts should be made to strike a balance between preserving historical heritage and meeting development demands, emphasize cost-benefit evaluations, and formulate humane relocation policies. Future development directions encompass enhancing planning and design, promoting participation from social organizations and residents, fostering technological innovation and sustainable development, and strengthening oversight and evaluations.

Keywords: Old city revitalization, Preservation of historical heritage, Urban renewal, Community participation

1. Introduction

China, a country with a long-standing history and rich cultural traditions, boasts cities that carry historical memories and abundant heritage from countless ages. However, with the rapid pace of urbanization and economic growth, traditional cities face unprecedented challenges. Due to their unique historical and cultural significance, old urban areas have become focal points in urban planning and rejuvenation [1].

The urgency for revitalizing these old cities stems from a combination of factors. Rapid population growth has led to urban expansion, causing the deteriorating infrastructure of old areas to fall short of meeting contemporary urban lifestyle demands. Concurrently, the escalating tension between

preserving historical and cultural heritage and the imperative for urban renewal becomes increasingly pronounced [2]. Addressing how to safeguard and perpetuate this rich historical culture amid modernization, and ensuring harmonious coexistence between urban renewal and communities, presents pivotal challenges for urban planners and decision-makers. The Chinese government's intensified focus on and increased investment in old city revitalization underscore its commitment to striking a balance between preserving historical heritage and urban development. This article delves deeply into the core issues associated with old city revitalization, encompassing historical heritage preservation, urban renewal, and community participation. Additionally, it provides an in-depth overview of the evolving trends in China's old city revitalization, including updates in policies, technologies, and ideologies. In conclusion, by summarizing experiences and lessons learned and proposing future directions for revitalization, this article aims to offer practical and feasible recommendations to address the intricate and pressing challenges faced by Chinese cities. The objective is to identify more effective solutions, ensuring the organic preservation of historical heritage, sustainable urban renewal, and progress towards more livable urban environments [3,4].

2. Current Research Status of Old City Revitalization: Domestic and International Perspectives

The rapid urbanization in China has drawn significant attention to the issue of old city revitalization, sparking extensive research among scholars. In the realm of urban planning, researchers focus on aspects such as land utilization, spatial layout, and transportation planning in old urban areas, aiming to achieve scientific and feasible rejuvenation through planning strategies. In architectural design, scholars explore methods to preserve historical architectural aesthetics while incorporating functional updates to meet contemporary urban living demands. Within the domain of cultural heritage preservation, studies mainly concentrate on assessing the value of historical and cultural heritage, researching preservation techniques, and formulating regulatory policies. Additionally, research emphasizing community resident participation in urban renewal has gained prominence, underscoring the significance of community governance and examining the roles and rights of residents in urban rejuvenation [5].

Internationally, studies on old city revitalization exhibit diverse and distinct trends across countries. Some nations prioritize experiences in preserving historical and cultural heritage during urban renewal. For instance, several historically rich cities in Europe emphasize the preservation and reuse of historical culture, highlighting the integration of culture with creative industries. Through cultural activities and innovative industries, these cities achieve urban renewal and revitalization by restoring ancient buildings and reusing them sustainably. Countries like the United States incorporate big data and intelligent technology into urban renewal to elevate the cities' smart capabilities. In terms of governance for urban renewal, some countries emphasize the participation of social organizations and residents, fostering collaborative partnerships to drive the urban renewal process. Such international diversity in research offers extensive insights and references for China's old city revitalization efforts [6].

Both domestic and international research underscores that old city revitalization is an intricate and multi-dimensional urban development issue. Firstly, it transcends mere alterations in urban form, encompassing cultural, social, and economic dimensions. Secondly, while scholars widely emphasize the preservation of historical and cultural heritage, advancing urban renewal upon this foundation remains a subject requiring profound exploration. Elevating social participation becomes pivotal for the successful realization of urban renewal, making research on social governance mechanisms particularly salient. This overview of the current research landscape provides valuable academic and practical insights from both domestic and international spheres, serving as a foundation for subsequent problem analysis and solution proposals in this article.

3. Challenges in Historical Heritage Preservation during Old City Revitalization

Historical heritage preservation in China began in the 1950s. However, throughout its historical trajectory, this preservation effort has encountered certain deficiencies and shortcomings. On one hand, due to insufficient societal recognition of the significance of historical culture, the protection of historical heritage often occupies a secondary position amidst rapid urbanization. On the other, conflicts arise between preserving historical heritage and urban renewal, hindering effective coordination between preservation and utilization. The primary challenges faced in historical heritage preservation include:

3.1. Inadequate Policy Safeguards

Policies play pivotal roles in guiding, regulating, and promoting any field. In the context of historical heritage preservation, the lack of robust policy safeguards hampers old city revitalization. This inadequacy highlights the relative lag in societal awareness and regulatory frameworks concerning historical heritage. This section delves into the reasons, impacts, and potential solutions for this policy shortfall.

The deficiency in policy safeguards partly stems from the historical sidelining of heritage in urban planning. Amidst rapid urbanization, policies tend to prioritize planning for new constructions and infrastructures, often overlooking the preservation needs of old urban areas. Additionally, due to insufficient societal acknowledgment of historical and cultural values, policymakers might lack a strong sense of urgency and necessity in heritage preservation, leading to policy frameworks lagging behind.

The consequences of this policy shortfall are multifaceted. Firstly, outdated regulations and policies in urban renewal plans often neglect historical heritage, risking the demolition or alteration of historical structures. Secondly, the ambiguous nature of policies leaves heritage preservation without robust legal foundations, making it vulnerable to various vested interests. Furthermore, unclear governmental roles and responsibilities in heritage protection lack a defined management mechanism.

Addressing the policy safeguard inadequacy requires multifaceted strategies. Initially, the government should enhance education on historical heritage preservation, elevating awareness and participation among policymakers and the broader society, thereby fostering consensus. Secondly, rigorous research and assessment of historical heritage are essential, leading to specialized regulations and policies that clarify protection scope, criteria, and procedures. This necessitates government decision-making to be more specialized and forward-looking, ensuring legal backing for heritage preservation. Collaborative efforts with professional institutions, academia, and societal organizations can facilitate learning from successful international heritage preservation experiences, shaping a comprehensive regulatory framework. Additionally, establishing a robust management system for heritage protection, clarifying governmental responsibilities, and reinforcing policy implementation effectiveness are crucial steps. Through these measures, policy safeguards for historical heritage preservation can achieve comprehensive and profound integration.

3.2. Limited Funding Sources

Financial constraints have long been a challenging issue in historical heritage preservation. During the process of old city revitalization, substantial funding is required to protect and maintain ancient buildings and artifacts. However, the current government investment in historical heritage preservation remains relatively insufficient, necessitating active involvement from various sectors of society to explore diverse funding sources.

The reasons for inadequate funding are multifaceted. Firstly, government financial budgets need allocation across numerous areas of urban development, with historical heritage preservation often not prioritized as a primary task, resulting in comparatively lower financial allocations. Secondly, historical heritage preservation requires long-term investment and maintenance, but governments may favor projects with more evident and short-term economic benefits, leading to the neglect of long-term heritage preservation projects. Additionally, historical heritage is often concentrated in prime urban areas with high land values, making it less attractive to market funding due to relatively lower investment returns.

Limited funding has notable negative impacts on historical heritage preservation. Firstly, some historical buildings and artifacts face increasing deterioration and damage due to a lack of financial maintenance. Secondly, insufficient financial support often confines historical heritage preservation projects to the planning stage, preventing actual implementation. Moreover, funding shortages may result in imbalances in heritage preservation efforts, with priorities potentially determined more by economic value than cultural and historical significance.

To address the issue of limited funding, both proactive government initiatives and broader societal participation are necessary. Firstly, the government can increase investment in historical heritage preservation by adjusting the allocation of financial budgets. This requires a comprehensive understanding of historical and cultural values, integrating heritage preservation into overall urban development planning, and ensuring adequate financial support. Secondly, the government can establish specialized funds for historical heritage preservation to attract donations and participation from various sectors of society. This not only increases funding sources but also fosters broader societal consensus, enhancing social acknowledgment of historical heritage preservation.

3.3. Low Level of Community Participation

Low community participation is a significant issue in the process of historical heritage preservation. Historical heritage preservation should not solely be the responsibility of the government; rather, it requires joint efforts and involvement from various sectors of society. Elevating community participation is crucial for comprehensive and sustainable historical heritage preservation. The following is a detailed exploration of the issue of low community participation. There are various reasons behind the low level of community participation. Firstly, some residents may lack sufficient awareness of the importance of historical heritage preservation since it does not directly impact their daily lives. Secondly, the lack of transparency and openness in historical heritage preservation efforts may result in low community interest. Additionally, the role of some social organizations in historical heritage preservation may not be fully realized, lacking effective organization and guidance.

Low community participation brings about multifaceted negative impacts. Firstly, a lack of widespread community involvement may impede historical heritage preservation efforts, hindering the formation of societal consensus. Secondly, community indifference towards historical heritage may result in apathy towards relevant policies, thereby affecting the effectiveness of these policies. Furthermore, inadequate participation from social organizations may weaken societal mobilization, making it challenging to form a robust collaborative force for historical heritage preservation.

Strengthening community participation is a necessary approach to addressing historical heritage preservation issues. Various means can be employed to increase community participation. Firstly, there needs to be increased promotion and education on the importance of historical heritage preservation to enhance community awareness. Secondly, it is crucial to establish a more open and transparent decision-making mechanism for historical heritage preservation, involving social organizations and residents more actively. Additionally, the government can incentivize participation through reward programs or honorary titles, encouraging both social organizations and individuals to actively engage in historical heritage preservation. This involves strengthening communication with

community residents and relevant stakeholders, establishing effective mechanisms for community participation, and making historical heritage preservation a nationwide endeavor [7]. Through the comprehensive application of these measures, historical heritage preservation efforts will better integrate into society, fostering a collaborative and shared approach that injects new vitality into the protection of China's rich historical and cultural heritage.

4. Challenges in Urban Renewal within Old City Transformation

4.1. Conflict between Historical Heritage Preservation and Urban Renewal

One significant challenge in the transformation of old cities is the inherent conflict between historical heritage preservation and urban renewal. Urban renewal often necessitates the demolition and reconstruction of aging structures to meet modern urban demands and enhance urban quality. Yet, these aged structures frequently possess profound historical and cultural significance, serving as unique urban identifiers requiring protection. Striking a balance between preserving historical heritage and updating urban functionality is a delicate and intricate task. Overemphasizing urban renewal at the expense of historical buildings can erode a city's unique cultural charm, leading to monotonous urban development. Conversely, excessive emphasis on heritage preservation might stifle urban renewal, hindering functional development.

To address this conflict, several viable solutions can be adopted. Firstly, leveraging technological advancements can refurbish older buildings to align with contemporary urban needs without necessitating complete demolition. Secondly, fostering flexible urban planning and management mechanisms can allow for reasonable updates and alterations to historical structures, harmonizing modern urban demands with cultural preservation. Lastly, bolstering public participation by actively seeking insights from residents and professionals can yield consensus-driven urban renewal strategies.

4.2. Cost-Benefit Considerations in Urban Renewal

Urban renewal stands as a capital-intensive endeavor, demanding substantial financial investments. However, the benefits and returns from such endeavors are not immediately realized but emerge over time. Therefore, meticulous cost-benefit assessments are crucial in devising sustainable policies and plans to ensure enduring urban renewal development.

The costs associated with urban renewal are multifaceted. Initially, extensive human, material, and financial resources are required for demolishing and reconstructing aging structures. Additionally, infrastructural updates, encompassing roads, drainage systems, and green spaces, demand significant financial allocations. Furthermore, compensating and relocating residents affected by urban renewal initiatives represent another significant cost. These challenges are compounded by governmental fiscal constraints, necessitating judicious resource allocation, while escalating costs might jeopardize project feasibility.

Conversely, the benefits of urban renewal often manifest with a time lag. Newly established infrastructures, commercial zones, and residential areas necessitate time for gradual enhancement and development. Throughout this latency period, uncertainties such as market risks and economic fluctuations may arise. Hence, prudent planning and anticipation of delayed benefits are imperative [5].

Addressing the cost-benefit conundrum in urban renewal requires a delicate equilibrium. Governments can diversify funding avenues, incorporating social investments and public-private partnerships, to alleviate fiscal strains and enhance project financial feasibility. Simultaneously, crafting sustainable long-term urban renewal strategies is pivotal to ensure that current cost investments yield future returns, necessitating concerted efforts from governmental bodies, enterprises, and societal stakeholders.

4.3. Issues of Resident Relocation and Social Stability

Urban renewal inevitably involves the relocation of residents, impacting various aspects of their lives such as living environments and social relationships, potentially disrupting social stability. To address this issue, a multifaceted approach is essential, encompassing policy and regulation formulation, societal organization, and financial investment, thus ensuring a smooth transition for residents while minimizing societal upheavals.

To effectively manage resident relocations, governments must initially establish compassionate relocation policies, safeguarding residents' legal rights and promoting societal harmony and stability [8]. This entails providing adequate compensation and resettlement during relocations and establishing clear procedures and criteria, thereby reducing residents' uncertainties. In crafting regulatory frameworks, societal fairness and the interests of residents must be paramount, thus ensuring the fairness and rationality of the relocation process. Furthermore, governments can foster effective communication channels, maintaining close ties with community residents to promptly address their needs and opinions. Inviting societal organizations and resident representatives into the decision-making process can foster consensus-driven decisions, thus reducing potential disruptions to residents. To ensure seamless resident relocations, increased financial investment is crucial, encompassing enhanced fiscal support for compensations, resettlements, and social security. Governments can augment funding sources by integrating social investments and establishing urban renewal funds, thereby ensuring adequate financial safeguards for resident relocations.

5. Conclusion

This paper commenced by delineating the historical context of old city transformations in China, emphasizing domestic and international research trends focusing on heritage preservation, urban renewal, and community engagement. After discussing the developmental trajectory of these transformations, this paper delved into the challenges within heritage preservation and urban renewal by primarily centering on policy safeguards, financial resources, and societal involvement. Subsequently, a range of solutions was proposed, including bolstering policy and regulatory frameworks, diversifying financial support, and enhancing societal engagement. Then, the specific strategies concerning resident relocations and societal stability were discussed, emphasizing compassionate policies, societal involvement, and heightened governmental financial commitments. Ultimately, by integrating these recommendations, China's old city transformations can aspire to a sustainable and harmonious evolution, laying a robust foundation for urban futures. Such endeavors necessitate collaborative efforts from governments, enterprises, societal organizations, and residents, exemplifying successful models for urban sustainable development [9].

This research recognizes its inherent limitations. Primarily, due to space constraints, some issues may not have been exhaustively explored, and specific cases and circumstances may remain unaddressed. Further, the granular details of implementing solutions warrant further exploration, assessing their feasibility and operability. The projections in this paper for future developments remain preliminary and necessitate rigorous scrutiny.

Future studies can broaden their scope, analyzing old city transformation cases across China, and dissecting both success stories and lessons learned. Incorporating cutting-edge technologies and concepts can illuminate the impacts of digitalization and intelligence on these transformations. Investigating societal engagement mechanisms and resident needs can refine policy formulation, offering more precise recommendations. Lastly, innovating collaborative mechanisms among governments, societal organizations, and residents can amplify the achievements of old city transformations.

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