

# THE HOUSE OF THE PROTECTED AREAS, where the ecotourism begins in Bolivia

*Gonzalo A. García Crispieri*

The house of the Protected Areas, ... where the ecotourism begin in Bolivia.  
Institution for the Promotion of the Development – The emegece Foundation  
[gonigar@gmail.com](mailto:gonigar@gmail.com) [fundacionemegece@gmail.com](mailto:fundacionemegece@gmail.com)

## Abstract

A multidisciplinary group of professionals has come developing from the year 2005 a project to conserve a property in the General Eliodoro Camacho Avenue, located in the Casco Urbano Central of the municipality of La Paz - Bolivia, with the condition that fulfills their self maintenance and transform into a window for the promotion of the wealth and center of interpretation of the protected existent areas in Bolivia, denominated House of the Protected Areas. In order to do that it is required to upgrade the national, departmental and municipal legislation to make viable and sustainable a conservation policy, preservation, use, development and increase of the architectural patrimony, that it should must be in agreement with the legislation structure and the national policies based on technical and operative effective instruments.

The project contemplates the necessity to be integrated to the patrimonial place where it is implemented, and hence that one has foreseen to carry out intervention proposals to adjacent properties as the Church of San Juan de Dios and the BBA building, as well as to the urban equipment of the Avenue, in spite of the recent interventions carried out by the Municipal Government (2007).

It's required to upgrade the national legislation to make viable and sustainable a conservation policies, preservation, use, development and increase of the patrimony property, that should count with an in agreement structure to the legislation and the national policies based on technical and operative effective instruments.

Seven of each ten persons who were interviewed believe that it is important to conserve the property like Patrimony of the architecture of La Paz city. Twenty five reasons have been identified for to be conserved. Twenty one opinions have been identified with regard to be use the house like cultural center and/or for teaching, against seven opinions that would like to give a commercial use and even one person was ready to demolish the house to make a new building.

For this reasons one could say that the importance of the conservation is not the building of CASAAP, but the conservation of all the Gral. Eliodoro Camacho Avenue as a patrimonial place of the La Paz city.

In synthesis it can settle down that the problems of the property to be conserved are: (i) a quick process of deterioration of the property exists for use lack and valuation; (ii) several interventions exist without considering the Art Decó style, even the proposal for the financing of the Banco Interamericano de Desarrollo (BID); (iii) an important quantity of materials of first quality exists that can be used again in the conservation of the building; (iv) to the date the property doesn't complete any social function.

The present work has allowed us to involve in the thematic of conservation to national and municipal authorities of La Paz, the authorities of six of the seven universities that have architecture schools in La Paz and as a guest the School of Architects of the public university of Cochabamba. The authorities of the School of Architects of Bolivia and the Departmental School of Architects of La Paz had participation. All in coordinated form have decided that during next 90 days the academic content will be elaborated from the Matter of Conservation to be imparted in similar form in the different universities, taking the recommendations that each one of them has carried out during the Seminar. In synthesis, the work doesn't seek to be an answer to a debate of many time on what to conserve and what not, but it seeks to be the contribution of a professional supported by a group of other colleagues that had the opportunity to train with professionals of first level in the University Lund of Sweden, with attendance of SIDA, and to have committed partners that - in an or another way - they contributed to enrichment the legal developed architectural and normative proposals.

## Introduction

Soon after a work carried out in the protected smallest area in Bolivia and taking knowledge about the importance that exists on the promotion of their natural attractive to a multidisciplinary group of professionals was happened to develop a project of a center of interpretation of the 22 protected existent areas in Bolivia that was denominated: The house of the Protected Areas (CASAAP), ... where the ecoturismo begins in Bolivia.

This slogan has settled down, not with the purpose of minimizing the actions that are being developing a series of non government organizations (ONGs) for many years in these places, but with the purpose of settling down that before visiting the Bolivian natural attractive one should know with more precision the same ones, and the CASAAP should offer that opportunity to the tourists that visit to Bolivia from the city of La Paz.



This city for their geographical near location to one of the tourist biggest attractiveness in South America, the Cusco city in the Republic of Peru, is one of the most important accesses from the international tourism to Bolivia. For this city it enters 45 percent of tourists approximately at international level and we should clear up that only a low percentage of those that arrive in Cusco, which has been considered in 800 thousand last year, arrive to this tourist destination.

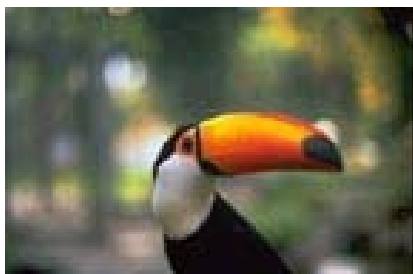


The National Plan of Development (PND) in the strategy Bolivia Productive, in the paragraph 5.3.4. Environmental Resources, it proposes a Program of Reparation of the Earth and Consolidation of the Property in Protected Areas and External Areas of Subduing that it consists on perfecting, to regularize and to consolidate the right proprietor and current use and potential on the earth in the Protected Areas of national interest, for their conservation and sustainable use. It will be implemented considering the reparation components, cadaster, territorial classification and régime of concessions in coordination with INRA and other entities with competitions and attributions on the earth politicians, applying the mechanisms that the effective norms specify so much to the interior of the Protected Areas as in their External Areas of Subduing. (PND 2006-2010)



In the paragraph 3.4.2 Tourism, it has settles down that the State will also participate in the sector of tourism like promoter, modifying the institutional structure making it functional to the new focus of tourist development.

The indigenous towns, natives and rural communities, organized in associative forms they will be main actors of the tourist activities. The State will lend them technical attendance, financing, qualification and tourist infrastructure.



The private companies are other actors of this activity that conform strategic alliances between the community and the private company for the development of the sustainable tourism when sharing with the social and community agents.

In this context, the State has the objective of energizing the tourist activity prioritizing the support to the ecoturismo and community tourism, taking advantage of the generation of synergies of community enterprisers with the private company for the achievement of the tourist innovation in the perspective of generating bigger benefits and respect to the cultural values of the rural communities.

The Prefecture of La Paz Department, through the Plan of Economic and Social Development, shows as tourist important attractiveness: the Lake Titikaka, the highest and beautiful in the World; the archaeological most important ruins in Bolivia, located in the municipality of Tiwanaku; Iskanwaya, preincaicas ruins belonging to the culture Mollo; and the National Park Madidi one of the protected visited areas in Bolivia. This activity in the management 2005 generates 66,4 millions of American dollars of annual incomes, being the third economic activity of the Department of La Paz. For this situation they define La Paz city like the main center of reception of the tourism of Bolivia and therefore it generates important effects multipliers in the economy and strong impact in the employment. (PGDES 2006-2010)

The Municipal Government of La Paz city through his policies settles down that from the tourist point of view, La Paz is the most important city in Bolivia since it concentrates 45% of the international tourism and 22% of the internal tourism. In absolute values, this represents, according to official statistics of the year 2004, the arrival of almost 176.000 foreign tourists and more than 195.000 national residents that were registered in establishments of lodging of the city. These numbers, presents positive increments regarding previous years. (The Major Bureau of Economic Promotion, The Administration of Tourist Promotion, 2006)

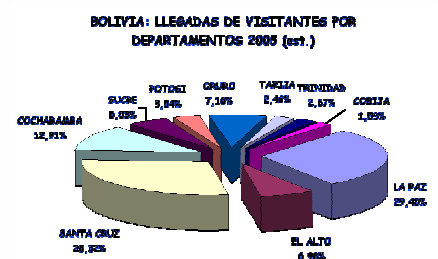
The same document settles down as advantages: (i) the identity characteristic of the city for their impacting topography; (ii) coexistence of alive cultures and traditions; (iii) hotel diverse and appropriate infrastructure; (iv) it is the entrance door to the Lake Titikaka, the good known attractiveness and the visited second in Bolivia; and to other attractiveness that are charging relevance for their ecological nature (Yungas, Amazonian and others). Besides the tangible, intangible and natural patrimony, without discarding the architectural patrimony that responds to different times of the history of Bolivia.

But it would not be sincere if we not to identify the disadvantages, the same ones that are detailed next: (i) social conflicts that have coincided, during the last 5 years in fact in the high seasons of tourist presence that is to say April May and June; (ii) few frequency of direct international flights; (iii) the city has lost space in the organization and reception of events and international conventions; (iv) to the date a fair has not been positioned that promotes the economic activity at national level; (v) the population's conscience doesn't exist regarding the care or conservation of the tourist attractiveness, environment and of the importance of giving refuge to the tourists.

The National System of Protected Areas (SNAP) defines the tourism in the protected areas as "an economic activity with social important effects that it contributes to the conservation of the natural values and cultures of the protected areas (PA's), it strengthens its relationship with the local actors, it promotes the appropriation of the PAs for the citizenship and it strengthens financial and institutionally the environmental management in PA's." (Avila, 2006)

The same document settles down: (i) the tourism in the PA's as instrument for the sensibility for the conservation of these areas; (ii) as alternative for the generation of economic benefits for the management of the PA's and the local communities; and (iii) for the environmental, social and economic sostenibilidad of these areas.

For what should be promoted (i) the whole conservation and the development (compatibility with the conservation objectives); (ii) the respect of the rights and valuation of the culture of the populations located to the interior or next to



the environment to PA's; (iii) fair distribution of benefits of the Conservation (local communities); and (iv) to contribute to the improvement of the quality of life.

To respond to these strategies, policies and programs, the project of the Houses of the Protected Areas (CASAAP) has been developed, ....where the ecotourism begins in Bolivia.



But we should not forget the importance that the conservation of the architectural patrimony have, hence the policies of the Bolivian Government through the Viceministerio of Development of Cultures through the document Current Situation of the Built Patrimony developed by the National Unit of Conservation and Restoration of Monuments and Historical Places (Riveros Rotates, 2007) it indicate that among the years 1930 - 2006 had been declared 440 National Monuments.

Comparatively the department of La Paz is the one that more patrimony diversity has declared, while the department of Beni has only a type (I siege or place); If we talk about the architectural patrimony the department of Chuquisaca is the one that has more; and in architecture parts (altarpieces) only the departments of Potosi and La Paz have ones, and of patrimony single archaeological we have 4 departments: La Paz, Santa Cruz, Cochabamba and Oruro. La Paz is the only one that registers patrimony related with the funeral cult.

Of the 440 goods declared National Patrimony, 85% is in the departments of the occident (La Paz 15,8%, Potosi 15,8% and Chuquisaca 62,2%), overalls two cities holders of the state and official power historically; while in the east, in the departments of Beni, Pando and Santa Cruz they don't arrive neither to 5% and in the south of the country the department of Tarija has only the 1,6%, what shows a total management lack in the south and the east as for the management of setting declaration in value and protection of our patrimony.

Also, of 440 goods, the Architectural Patrimony (churches, houses and others) represents 85,2%, while the archaeological patrimony only 2%, the historical places 5,2%, the works of art 1,8%, and parts of architecture works 0,7%. Both are considered artistic goods and they don't arrive to 3% and the ones who comes from the funeral cult it is almost nonexistent just by 0,2% and there is not at least mention for other patrimonies so important properties as the technological-industrial patrimony, historical gardens, neither areas of ethnologic interest or cultural landscapes, that because of the economic, social and cultural processes the country has a great variety.



In the course of the 80s have been carried out 440 declarations that would mean an average of 5,38 declarations per year. The most emergent is Chuquisaca, the year 1970 with 252 that represent 58,46% of the total of goods declared National Patrimony and in only one year. For this reason the most approximate average would be of 2,6 declarations per year. La Paz is the most constant, from 1929 that appears with its more important picks during the years 1945, 1967, 1973 and 2004. The department that less has it is Beni, with a single declaration the year 1950.

During the analyzed period, the department of La Paz has 105 goods of the National Patrimony.

Of the 105 goods of National Patrimony, 27 are churches, 51 are houses, 5 are urban areas or some places of the city and all together represent 60% of the total, and as you can observe they are architectural and urban patrimony. The

places are 14 that represent 13,33%, while the archaeological patrimony are 4 that represents 3,8% and architecture parts only 1, that represents 0,95%.

The department of La Paz had register the National Patrimony declared in 11 of the 20 counties that are part of it. Those that more has are the counties: Murillo, Manco Capac, Ingavi, Pacajes and Omasuyo that have the 87% and they are those that correspond or they are in influence of the area of the legendary and historical Lake Titikaka, while the other ones correspond to the highland and the valleys, and none from the counties of Abel Iturralde or Franz Tamayo in the Amazon part of the Department.

In the carried out event in the month of November of 2007, inside the presented chronogram, one could meet the following conclusions on the part of the national authorities:

About the valuation of the national patrimony:

- Ü When in the year 1927 the Law of the National Monument is promulgated is done under the influence of the theories and concepts of the art and patrimony of the XVIII and XIX European century.
- Ü The patrimony is identified from the State, the goods of the culture and the values that deserve to be considered under protection of a Law are established through: ... "are declared national monuments the existent ones in the territory of the Republic and for their merits, artistic, historical or archaeological they represent an art value or tradition; and objects...."
- Ü who were governed by the aesthetic thing from a classicist vision (1825 Republic of Bolivia. The 85% of the built patrimony is architecture of the colonial period and republican)
- Ü the canon proposed by the Academies of Art (smaller arts old-arts through the Supreme Ordinance 5918 of the year 1961) and/or for the antiquity that is mentioned also as tradition, fact that is reflected in the composition of the structure of the State as regards culture and education. Those in charge of this qualification were a Commission of "Fine arts" and a National Gallery who are in charge of the receipt of these values.
- Ü in the effective legislation is even present one the idea of the Monument (isolated), prevails the architecture like bigger art, (85%) and the registration doesn't contemplate other patrimony types like the urban landscape, the cultural landscape, the historical landscape, the archaeological landscape, the historical garden, the alive patrimony, etc.

If we takes in consideration the evolution of the declaration of Monumental Patrimony it can settle down that until the year 1930 we already had the 80% of Architectural Patrimony declared, and until the year 2006 that percentage was incremented to 85%, with a low growth (5%) in more than 70 years.

- Ü By The D.S. of April 15 1930 it is created the General Management of Fine Arts, that "... obey to a necessary wide aesthetic orientation in the whole country", and the first Declaration of National Monuments it is distributed in the following way by city: Potosi (25), La Paz (7), Sucre (8), of which are: churches 42,5%; houses 37,5%; works of art 10%; parts of architecture 7,5% and in the area urban the 2,5%.
- Ü For the year 2006 this panorama comparatively doesn't change a lot, since one has: churches 25,1%; houses 59,9; works of art 1,9%; parts of architecture 0,7%; area urban 4,9%; archaeological patrimony 2,1%, historical places 5,3%; and graves 0,2%.

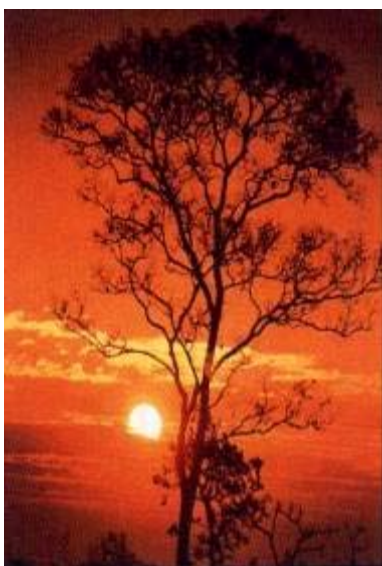
The Viceministerio of Development of Cultures for their functions and their structure doesn't have arrival to the whole national territory, in spite of the fact that according to the normative ones and effective legislation is authorized the presence of the State by means of commissions and delegates in the department capitals (D.S. 5918 of 1961). Their real presence has been limited



almost exclusively on the Andean area, 90% of the National declared Patrimony is historically in the departments of the occident (La Paz 15,8%, Potosi 15,8% and Chuquisaca 62,2%), and overall two cities holders of the state and official power (centralism).

The Law of Monument has arisen in principle, motivated by the spoliation that suffered the ruins of Tiwanaku and the Islands of the Lake Titikaka, place of the origin of the indigenous culture of the Andes, and this in its moment (1906) was promoted by the interest of the exotic thing of the "art" of the ancestors of the natives, for the dominant culture and of which was made - somehow - echo the administration of the State, elitist and learned when creating the Management of "Fine arts" the year 1930 and its classification of what was art and it was not art.

For all the manifested it is required to upgrade the national legislation to make viable and sustainable a conservation policies, preservation, use and increase of the patrimony property, the same that should count with an agreement structure to the legislation and the national policies based on technical and operative effective instruments.



## Background

Without knowing all the mentioned antecedents, it was determined in the presentation of the work chronogram after the training in Lund to carry out four events with relationship to the development of the project.

In all this events they have been carried out surveys related to the diffusion of the project of the "House of the Protected Areas", they have been added to form a new database that represents the professional opinion of all the people that went to participate in this events. We have to remember that in these occasions, the participants were not always the same ones, for this reason we cannot compare the perceptions in particular with regard to a specific topic.

### Questions related with the project of the "House of the Protected Areas"

- Seven of each ten persons who were interviewed believe that it is important to conserve the property like Patrimony of the La Paz architecture.
- 25 reasons have been identified by those who think that it should be conserved
- 21 opinions have been identified with regard to using it like cultural center and/or of teaching, against 7 opinions that would prefer to give a commercial use and even one person was ready to demolish the house to make a new building.
- In the first place had been identify the rural communities like the possible beneficiaries of this project, then the National Service of Protected Areas, the municipal governments and the proprietors of the project of the House of the Protected Areas.
- Nine of each ten persons consider important that we can trains to the youths of the rural communities and indigenous of the Protected Areas in ecotourism. There are twenty seven opinions of people that justify their reasons to support the idea of training the youths.
- **Questions related to the revitalization of the Eliodoro Camacho Avenue:**
- Almost half of those who were interviewed (48,39%) believes that the revitalization of the E. Camacho avenue has been to Moderate, while 38,71% says that it has been between Good and Very good. The 19% of the administrators of buildings considers that the revitalization work is

Very Good, the 52,38% that the work is Good, and the 28,57% that the work is to Moderate.

- The option that three months of time are required to finally use the tunnels has the 38,71% of those interviewed, like the 100% of the administrators of buildings. But those who believe that the solution could be given in six months or more are the 38,71%.
- If we talk about the kiosks, 35,48% has a positive opinion, while 61,3% has a negative opinion. The 38,09% of the administrators of buildings consider that the design of the new ones is better than the previous ones, and 61,90% considers that they are very small.
- The 90,32% believes that the design of the refuges for public transportations it is very colonial or doesn't respond to the revitalization or the original design. We have to add the 28,57% of the administrators of buildings that have similar opinion, but 71,42% of them consider that the design is adequate. And the 9,68% considers that the design of the refuges is the appropriate one.
- The 70,97% remembers that the Camacho Avenue had trees before the revitalization carried out by the Municipal Government of La Paz. The 95,23% of the administrators of buildings remember that the Avenue had trees before its revitalization, but the 4,76% of the administrators don't remember the trees.
- Only the 19,35% has the correct perception of how many trees were in the four blocks of the Camacho Avenue. We have to add the 4,76% of the administrators of buildings who were right.
- Only the 16,13% believes that the gardeners are beautiful, against 77,42% that has critic to the design. The perception from the administrators of buildings is different because 57,14% considers that the gardeners are beautiful and the 42,85% consider that they are very narrow for the growth of trees.
- The 32,26% has opinions in favor of the design of the ramps, supported by the 76,19% of the administrators of buildings that considers that the ramps have the necessary conditions for its use. The 58,06% has opinions against the design and the 14,28% consider that they don't have the necessary conditions for its use. Only the 4,76% says that they are built according to international norms and finally the same percentage says that they don't respond to the international norms.



#### Questions related to the Bicentennial Independence:

- A great majority (83,87%) knows about the Bicentennial Independence screaming (Gesta Libertaria) of 1.809. The 95% of the administrators of buildings knows the same. But a similar percentage (80,65%) doesn't know the Slogan. The 62% of the administrators knows it: "La Paz 200 years of freedom: A fire that doesn't fade."
- More than half (58,06%) didn't know that the Union of the Ibero-American Cities had named to La Paz like the "Ibero-American Capital of the Cultures" the 2009. On the contrary 90,47% of the administrators know that the year 2009 La Paz city will be the Ibero-American Capital of the Cultures. Just a 9,52% doesn't know this information.
- All the administrators of buildings considers that it is necessary to organize for the celebration the neighbors and properties who has a front in the Eliodoro Camacho Avenue. Also they suggest one Directorate, and the 4,76% suggests an agglutinative entity to work.

#### Questions related to the protected areas:

- These questions were not carried out to the administrators of buildings of the Eliodoro Camacho Avenue



- Nine of each ten person who were interviewed in the organized events inside the chronogram of the Program CMHB in La Paz-Bolivia, believe that it is important to promote the ecotourism in the protected areas.
- The total of those interviewed professional believes that this is a new development vision
- Eight of ten believe that by means of the Project of CASSAP it is possible to break the migration from the country to the city.
- Also, eight of ten consider important to promote the crafts in the indigenous communities of the Protected Areas.

For these entire things one could say that the importance of the conservation is not the building of CASAAP, but the conservation of all the Gral. Eliodoro Camacho Avenue as a patrimonial place of the La Paz city.



### Geography

In the American continent, in the south part of the same one, being adjacent with the Andean Mountain range, is the Republic of Bolivia. It is divided in nine departments, hundred twenty counties and more than three hundred thirty municipal sections. The department of La Paz this divided in seven areas: those of the south and north highland, those of the valleys south and north interandean, the area of Yungas, the tropic and the metropolitan area. The municipality of Our lady of La Paz, good known as La Paz it is part of the metropolitan area with the municipalities of Palca, Mecapaca, Achocalla and El Alto, part of the county Murillo and the municipalities of Viacha and Laja of the county Andes. The municipality of La Paz this divided in seven Macrodistritos, and the seventh are the one that occupies the central part of the urban stain. In Macrodistrito No. 7 center, there are two districts and in the first one of these, the Urban Central Helmet (Casco Urbano Central) is located, where it is the Gral. Eliodoro Camacho Avenue, four blocks of long, beginning in the intersection with the Socabaya street and the Marshal of Santa Cruz Avenue, forming the small square of the Shaft and finishing with the beginning of the Simon Bolivar Avenue and the Bueno street.

### Climate

In the department of La Paz, there are three areas:

**The plateau plain area**, characterized by a frigid climate, it is formed by the region of the Lake Titicaca, Island of the Sun, Island of the Moon and the Island of Suriki, is the most humid region in the high Andean plan (with 650 mm. of pluvial precipitation, a yearly average).

**The subandean area**, the northeast sector of the Real Mountain range until the tropical plains of the north, is characterized by its humid and hot climate with frequent banks of fog in the highest parts. This area is commonly well-known as Yungas. The valleys, of climate not as humid as in Yungas, that skirt the whole southeast sector of the Real mountain range. Both sectors are characterized by their sharp geography and the formations of caverns and rivers taken place by the thaw water coming from the mountain range.

**The Amazon area**, possesses a tropical climate and there you can find places for the adventure tourism and ecological. It is located in the north part of the department, it is part of the ecosystem of the amazons, next to the rivers Madidi and Manuripi.

The project of the CASSAP this located in the highland area, in a small valley that is to 3.593 meters over the sea level.

The mountain climate with dry winters and colds with snowy occasional and fresh summers due to the high precipitations. The annual average is 16°C. It has moderated winds in August. In the summer the temperature can reach the 25°C.

The average of annual rain is of 600 mm. The rains concentrate in a seasonal way from December until March. Given the geographical disposition of the city, the inhabitants look for places with more oxygen and more pleasant



temperatures, for the contrary to other cities of the world, the areas with more altitude are relatively poorer than the low areas of the city.

### Statistical climatic monthly in La Paz

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Maximum temperature average (°C)	17	17	18	18	18	17	17	17	18	19	19	18
Minimum temperature average (°C)	6	6	6	4	3	1	1	2	3	4	6	6
Precipitation pluvial (mm)	114	107	66	33	13	8	10	13	28	41	48	94

Source: BBC Weather La Paz - Bolivia

### Architecture and Construction

Interventions that will be incorporate to the Project CASAAP

#### *Traditional Architecture*

The dwelling house where is the project of CASAAP was occupied previously by the Hospital San Juan de Dios or Landaeta (1900), due to the last name of the mecenas that made possible their operation.

According to the work carried out by the Dr. Javier Moon Orosco Eduardo (1998) we can know his importance in the urban stain, and that the same one was demolished to open the way to the opening of the avenue that would unite this part of the city with the new urbanization of Miraflores, a works of Arq. Emilio Villanueva Peñaranda (1930)

#### **Opening of the Eliodoro Camacho Avenue**

The construction of the Camacho Avenue, dates of the year 1930, not suffering big modifications until the years sixty where the buildings of more height arise as well as the interventions to some buildings for their modernization.

The Emilio Villanueva Peñaranda architect develops the project that takes around 10 years in being built, with the corresponding demolitions.

With the opening of the one mentioned Avenue, Mr. Elio Crispieri Lillo and Ms. Carmen Nardín Rivas (1932), acquire the land and they decide to build a building of departments with a commercial local in the ground floor for the commercial activities of the Mr. Crispieri who was a glazier. The design is taken charge to Architect Emilio Villanueva Peñaranda who develops it in style ArtDeco.

#### **Building of the Family Crispieri Nardín**

The house of Don Elio Crispieri Lillo, today project (CASAAP) House of the Protected Areas, was supposed be built between 1932 and 1936, that it is the time in consolidates the urban layout of the Gral. Eliodoro Camacho Avenue. We know an old plane of this house is a sanitary plan in heliographic copy (blue print) from 1932. It is about a general outline where the sanitarium system has been traced with an illegible signature. The name of Luis is only evident, it is not about an architecture plan, since doesn't have the complete plants, specially the basement, neither has the constructive details neither the complete denominations of functionality. Looking the building and with almost seventy years of use, we can affirm that this structure could not be carried out without a complete engineering and architecture study.

The building is located in the Camacho Avenue, among the streets Loayza and Bueno on the northeast sidewalk, among the doctor Veintenillas's properties, today building of BBA and the house of the Mr. Silvestro, today property of the Central Bank of Bolivia and in their later part with the ship of the Church of San Juan de Dios: As the layout of the Avenue it has been investigated it was part of the architect's urban project Don Emilio Villanueva Peñaranda that





understood the amplification of the avenue Ismael Montes, from the station Guaqui-La Paz, until the today disappeared square Lucio Perez Velasco that until then it was only a simple street for whose amplification was necessary to build the Choqueyapu river cover, giving also passes to the electric train (tram) that was the most important public transportation in the time. The plan continued with the realization of a great square in the intersection of the Ismael Montes Avenue and the Marshal Andres of Santa Cruz Avenue, the street Comercio and a continuation of the America Avenue, this knot were never built. The Marshal Andres of Santa Cruz Avenue, it is also enlarged, and was necessary to continue with the vault and also the demolition of the houses of the Recreo street, from San Francisco until the small square of the Obelisco, in this point a new road is constructed that with unite the center with the new neighborhood that were been constructed in Poto Poto, today neighborhood of Miraflores. This new road will be denominaded Gral. Eliodoro Camacho Avenue, it had the correct orientation and opened the city to a visual of the Illimani Mountain, snowy, that should be "the most important building" in the Avenue. Starting from it, the new generation of architects that come from Santiago-Chile, Buenos Aires-Argentina or Europe, as those who were recently formed in The School of Architecture of the Universidad Mayor de San Andres (UMSA), they built beautiful architecture works that today forms part of the modern patrimony of our city.

The building, - as it could not be otherwise - expressed completely the spirit of the time in coalition with their proprietor's spirit, Don Elio Crispieri Lillo, a Chilean descending of Italians, come very early to Bolivia. He was devoted to the trade of glasses. The glass in that time was a fundamental input, the city was built and it reconstructed with new concepts, the big fenestrations required of transparent surfaces. He installed its import company in the street Loayza, adjacent with the house of the family Arauco Grassland. Their New building, located to scarce fifty meters, it was thought to be the new headquarters of the new business. Don Elio didn't end up living in the building that sent to design and to build, with one of the most important architects off that time. Who knows if Emilio Villanueva or Mrs. Crispieri's cousin Don Francisco Nardin Forges, architect that worked for Don Simón I, Patiño in the country property of Pairumani, Cochabamba, but when the house was finished was in Carmen Nardin Rivas's hands in a friendly separation of goods. Doña Carmen, was the sister of which was the La Paz Mayor, Mr. Julio Nardin Rivas (1942-43 y 1948-50).

Who came to live to the house besides the wife of Don Elio Crispieri, were their daughters, Elena and Yolanda Crispieri Nardín.

For this time the Camacho Avenue had not manifested its urban vocation fully as commercial and financial center to which was dedicated: Although most of the buildings that were built there, included the house in study, were made it with the auspice of some company or signature, such as Stephan Company., the Casa Bernardo, Aramayo Mines Company, or other institutional ones like the House of Spain, for the own scale and function of these were dedicated to offices, trade and housing by long years. The certain thing is that the area concept or residential neighborhood, were not as strongly ingrained as it is now it. The functions of to work and to live were blended. It is so the north area of the city the housings of proprietors and managers of the big factories of the time were near, very next or they were part of the same factories.

Don Elio's big daughter, Angelina Elena, married a renowned Spanish-Bolivian doctor Don Manuel García Capriles whose initials give the name to the Foundation that favors the project of the House of the Protected Areas (CASAAP), developed by her son Arq. Gonzalo A. García Crispieri and a

select group of professional architects and from other disciplines. During the decade of the 60s and 70s, Don Manuel had his medical clinic in the first floor of the building in study, in the Camacho Avenue 1425.

The house, in its high floors served as housing until the years sixty, certainly it also completed other functions in the ground floor being occupied by offices of the Commercial Bank, until its crash; the Air North American Company "Brannif" very emblematic in its time; then was occupied by the Xerox Boliva Company of photocopiers machines and other lessees. At the moment in the ground floor a branch of the Solidary Bank (Bancosol) works. And in the top floors other bank entities as the Bank of the Union and the Bolivian American Bank(BBA) worked for many years. The land has 17,5 meter wide and a half depth of 18.50, with a surface of 323,75 m<sup>2</sup>

The house in question is of almost regular plant, signed especially for the symmetry (an important feature of the style Art Deco). In the ground floor, we have a central entrance to the commercial (designed for the glassware) living room that is to the main atmosphere, for their relationship with the Avenue, like for the dimension of the same one since squatter almost half of the surface of the land (many interventions have existed from their construction to the date), finishing off in a court. It is curious that in the court, they settled some rails in the superior part that apparently have been think for the installation of pulleys for the handling of the boxes of cared glass and of the own glass sheets, but they never completed that list. The ground floor is completed with two independent lateral entrances numbered 1415 and 1425 hit to the lateral limits of the building. Each one has a hall that is symmetrical where the stairways are located. The height of this plant is of, 4,70 meters of high.

Another of the interesting characteristics is that the land that was treated in symmetrical form has the main axis in the center of the space produced between two stirrups of the ship of the San Juan de Dios church. This happy circumstance, made the planner to ratify his intention of carrying out a symmetrical party, since both stirrups clip in the same way to the spaces of the later part. We will already see it when we describe the following floors.

The First and Second floor are similes, by the way they respond to the same plant of the plan, the symmetry is absolute, the axial plant uses the axis to divide a department to each side, in total four, the plant has a flown that it in fact culminates in the axis with more than a meter in corbel pronouncing the entrance to the living room of the ground floor.

The vertical circulation this resolved one for four stairways. The main ones already mentioned in you find them lateral of entrance and two prefabricated metallic stairways snail of service that are located in the later part, in the courts of service of 2,50 meters for 4 meters. For that manifested, in the later part three small courts exist, the central one already described that considers a 4 meters width for a 6 meters depth and the lateral ones, amid both the main bedrooms are located, one in each department, Each department has a surface 127 square net meters; these departments are adjacent with the walls of the ship of the Temple that by the way have the height of these plants until here described, in the part previous with in front of the Avenue, they are the social areas, the living room, dining room. The kitchens ventilate on the central court and the bathrooms in a lateral way to the same court. Each department has a room of service with its respective bathroom in the later part of the lateral patios.

The third floor of the house has a different plant. It is respectful of the height smaller than the covered with the church of San Juan de Dios. At the mentioned level it is only possible to arrive for the main stairways, they don't

have access through the stairways of service and neither bill with area of service, since the departments retire of the ship of the Temple. The waters of the same one end to the property in free form, but it is not simply a topic of evacuation of pluvial waters, it is clearly a respect for the property that was raised previously. The professional that made the design worked with respect and ethics toward that built; for that reason the construction retires, it doesn't compete with the Temple, it is more, it uses the superior part of the stirrups to locate on them two tanks of water, the surface of these small departments are of 108 square meters, they seem rather, thought for functions of the glassware or alone people. Another of the differences that marks this third level is the glazing surface on the part of the one flown, as much in the windows as in the covers in a half depth 2,5 meters that originally it has been identified as terrace, but surely to win covered surface it is roofed with glass. Today there is covered with foil galvanized by a carried out intervention last year to preserve the damage that came causing the strong rain.

The building is finished off with a room that communicates to the wide of the property that with the cover, something capricious, of galvanized foils that they are ordinary in 70% to the date.

### **Mausoleum of the Family Nardín Rivas**

The year 1942 Mrs. Carmen Nardín Rivas, makes build for her family a mausoleum in the General Cemetery in the area denominated Field Eliseo. To the date it is still patrimony of the descending family of the Mrs. Nardín Rivas. The project of important characteristics this designed inside the Golden scale that big designers like Miguel Angel used in their works and an international referent of it, it is the Gioconda.

### *Modern Architecture*

The rehabilitation of the Eliodoro Camacho Avenue (2007) is carried out during the period of the Mayor Dr. Juan Del Granado Cosio whom the year 2003 contract a group of professionals who elaborated a project for the rehabilitation of this Avenue. This project had financing of the Interamerican Bank of Development (IDB) for its execution, and the Program of Urban Rehabilitation was in charge.

### **Program of Urban Rehabilitation (PRU)**

A group of architects under the responsibility of architect Luís Torrico, of which they were part the architects Karin Sotomayor and Zulema Montaña carries out an integral design for the Eliodoro Camacho Avenue. This design is not respected during the execution of the work,

The estimated investment for the mentioned rehabilitation was in **717.103** American`s dollars, with an execution time of more than 12 months. Neither the mounts, or the time was appropriately established, since the construction demands much more time and bigger quantity of resources. The final cost has settled down in more than one million American`s dollars.

To the date there are works who try to conclude the transfer of the wired air to the built sewer; the installation of the domiciliary gas net toward the properties that requested it.

To the date there are observations to the urban equipment, since like has shown they don't respond to the design of the team of professionals hired for that purposes and they have not been executed in a harmonious way with the proper characteristic of the Avenue. We refer to the small houses for the public transportation carried out in wood with colonial tile; to the kiosks who commercialize magazines, newspapers and other products, where it has not been contemplated in the design the location of the electric power meter, who does not fulfil with a Municipal Ordinance. We have to say that these kiosks were not part of the budget and they were paid by the own merchants.

One of the worrying elements is the construction of ramps in the corners for people with different capacities (handicapped) that don't complete any normative international, notwithstanding that in the year 1989, I made a summary with the name of: "how to build the city for all of us", jointly with the Bolivian Architects Society and the Santa Cruz Architects Society.

The existent trees in the Avenue were taken out and replaced by plantines located in gardeners that don't respond to the logic in their location. The natural patrimony was completely eliminated, to give course to the modernity of the gardeners.

Many constructions located mainly in the Avenue specially the public ones, carried out interventions to beautify their facades for the day of the inauguration. The results to less than six months are really worrying. The private properties were also motivated to carry out this type of interventions, that were carried out in some cases and in others not.

## **Problems**

### **In the property of CASAAP:**

According to a necessity of carrying out the valuation of the properties in an appropriate way the student of the Program CMHB Arq. Gonzalo A. Garcia Crispieri, together with Arq. Orlando Ogalde Arriaza and Zazanda Salcedo Gutierrez have carried out a study of Setting in Value of the property as well as of his immediate environment. For this work it has been used the registers provided by Viceministerio of Development of Cultures for the valuation of properties to declared National Patrimony.

The main objective of the work is to identify the patrimonial values that it possesses, at formal level, of use, environmental, etc.; according to a methodology of valuation and a later evaluation in charge of the specialist team.

It should be considered that the results of this document will serve as base to guide the elaboration of the intervention project for the conservation of the property.

Taking into account the historical antecedents of the urban design and construction of the Eliodoro Camacho Avenue at the end of the decade of the 30s, as well as of the different properties that were built on the same one, they represent a testimony invaluable of the modern architecture, of styles: Neoclassicist, Neocolonial, Art Deco, Rationalist and contemporary, from century principles in our country and that nowadays the works of grateful architects can still be appreciated like: Saenz, Iturralde, Mariaca Pando and Villanueva. Therefore, the setting in value of the place, for their meaning historical period post Guerra of Chaco, the integration of constructions of adjacent roads of historical, artistic and cultural high value as the church San Juan de Dios, for their contribution to the history of the architecture, for the economic importance transforming into the financial heart of the city, it is necessary to continue with the rehabilitation process and setting in value of the group and of the properties since in their majority they present problems in their conservation at structural level, of urban image and of sub use.

The property in study dates of the decade of the 30s or 40s, inside its formal characteristics it can stand out the use of principles of design of the modern architecture with white it influences of the style Art Deco that were reinterpreted according to the cultural context of the time. It is necessary to highlight the dialogue formally harmonic between the facade and the interior spaces, as well as the ornamental elements present in both. In the functional aspect the property presents a symmetrical outline - it plants mirror - that could be related to its proprietor who has a window and the typology for the repetition of the plant in the different levels, responding to a commercial use in the ground floor and of departments in the rest of the levels, being part of the first buildings that imposes a new housing concept in horizontal property in the time. In the constructive aspect the use of a carrying structure is

appreciated with combination of elements of punctual load as a result of the interventions in the ground floor. Under these parameters the necessity settles down of preserving the property conserving the formal principles of design especially, in the constructive and structural aspect it is important to know and to analyze to detail the work of the carrying walls.

Undeniably the formal value of the property, by him, it is important and if it is considered the increase contribution reciprocate with the environment, since it is part of paradigm change, not alone at architectural level, but also economic, social and cultural. This last aspect, emphasizes the historical value of the property and its environment. However should be taking in consideration that if these aspects are not socialized, the meaning that has gone acquiring will get lost. In relation to the use value, making reference to the economic value for the location and characteristic of the environment it is "high", nevertheless, to this aspect you can consider the incursion of other uses like: tourist, cultural, educational or another., as a contribution to the economic local, social and cultural development.

In relation to the integration of the building with their environment, and under the premise that nowadays the intervention of a property in a built and patrimonial context is unavoidable, the project of CASAAP, it should incorporate in its study, analysis and proposal the adjacent properties to Revalue the Place, not alone the property, since the work of the Eliodor Camacho Avenue didn't take into account what passes inside the properties that are being underemployed or degraded in most of the cases.

The conservation of the patrimony should not go by the question of likes of individualities that someone exercise in some moment like public servants, it should go by a participation process and socialization understanding the problem in an integral way, as the examples of Valparaiso in Chile or Montevideo in Uruguay (Ceccarelli Paolo y De Mena Emanuela, 2006), hence it owes himself: (i) to develop a project for the conservation of the Church San Juan de Dios with the municipal Government of La Paz for their intervention. Mainly to define the project of recovery of the towers and the bells that were taken out for Pope Juan Pablo II arrival, 20 years ago and they were not restored; (ii) to develop an integration project with the building eight proprietors' four publics BBA with 85% of the property and four private with 15 remaining%, giving some necessary general approaches of integration architecture; (iii) to carry out the immediate intervention of the property, due to the deterioration of the constituent and constructive (mainly the sanitariums) elements, as consequence of the "abandonment", that is to say, the lack of use of the superior levels; (v) to elaborate a combined study with those responsible for the Church to evaluate the state of conservation of the walls and covered that are adjacent with the property; (vi) to develop a complete and detailed study of the current state and pathological diagnose of the property during the intervention, with the purpose of guiding the decisions in the Project of Conservation; (vii) to carry out a study on the structural behavior of the carrying walls, as well as of the foundations of the construction with the proposal of their amplification in a similar proportion to the existent one in height, since of co

In synthesis it can settle down that the problems of the property to be conserved are: (i) a quick process of deterioration of the property exists for use lack and valuation; (ii) several interventions exist without considering the style Art Deco, even the proposal for the financing of the BID; (iii) an important quantity of materials of first quality exists to be used again in the conservation of the building; (iv) to the date the property doesn't complete any social function.

## **Hypothesis**

For that studied during the development of the project of CASAAP it has been necessary to think about work hypothesis in the environments related to the project of CASAAP, such as:

### **The mediate environment to CASAAP:**

The Church of San Juan de Dios needs an immediate intervention by the ecclesiastical authorities because it is in franc process of deterioration and abandonment, this has been communicated to the authorities of the Office of Tangible Patrimony of the Municipal Government of La Paz. We had a document elaborated by the Tangible and Natural Patrimony Office of GMLP, where it has already been identified the state of conservation of the churches declared "Historical Cultural Patrimony of the city of La Paz" like Religious Monuments through an Ordinance Municipal with the identification number 076/99 HAM-074/99. (GMLP-OMC-DPTN-UPT 2007).

The patrimonial churches of the city of La Paz, constitute valuable patrimonial pieces not only for some intrinsic data but for their condition of elements of an urban-environmental highly significant system. We must have present in this respect that is a living testimony, in spite of to have several modifications and even existing deteriorations. They reflect our history and our inheritance that should be conserved, protected and recovered by the architectural, artistic and socio-cultural grateful values that possess each one.

The Church of San Juan de Dios, has a historical great value, architectural and urban (for their location) and being part of the population's activities for several centuries. Their construction dates begins in the year 1737 and it was concluded the year 1758, being part of the group of the hospital of the same name, being the one that today we know but with some reformations of consideration. The facade of the church was reformed totally and one of eclectic style was placed and that is the one we have now. The chapels were closed to incorporate the confession boxes, and it is adjacent with the property of CASSAP in the entirety later part, and in part in the right side of the property.

To the date it is in moderate conservation state, the deterioration of the facade, the presence of humidity in the interior and the subtraction of the campaigns to be taken to the metropolitan Cathedral in opportunity of the visit of the Pope Juan Pablo II, 20 years ago, show us the abandonment of this religious patrimony of the La Paz city.

The BBA building that is in the intersection of the Gral Eliodoro Camacho Avenue and the Loayza street, are totally out of context with the architectural morphology of these place, for what a proposal of in agreement intervention has been elaborated to the project of CASAAP.

2. The architectural group of the Place is degraded.
3. Unconcluded works exist in the front of the building on the part of GMLP.

### **The Gral. Eliodoro Camacho Avenue:**

1. It has not been valued in their integrity the urbanistic, patrimonial and architectural value of so important via, and is relegated to second plan by the vehicular transport and the informal merchants' congestion.
2. Exists a project developed for the Avenue, with important considerations rescued in the document "Urban Revitalization of the Gral. Eliodoro Camacho Avenue", (Garcia Crispieri, Montaña Tamayo, 2008). The information contained in that document was extracted from the descriptive memory of the project "Revitalization of the Eliodoro Camacho Avenue", and has the exclusive intellectual property of the Technical Integral Office and the team of consultants that work it out in the development of the project and another that is considered important.



3. Doesn't exist, neither consent between the proprietors and the Municipal Government, for this reason is necessary to generate an articulate instance, with the purpose of contributing to the Bicentennial of the foundation of the La Paz city and rescue the architectural, urban, social values..
4. To achieve the objectives, it is required, fundamentally the financing for the redesign of the urban equipment due to the unfortunate characteristics of the existent ones.

### **Other environments related to the conservation of architectural patrimony:**

1. A model of Manual of Maintenance didn't exist for buildings of recent construction, for what the possibilities to conserve them become difficult.
2. Similar places exist to that of the property used for the project of CASAAP that require immediate intervention in the municipality of La Paz, like in the department of La Paz.
3. It is necessary to propose conservation actions for patrimonial buildings beyond the norms that allow constructions that deteriorate the urban image
4. Buildings that require to be declared as patrimony, exist without the same ones date of last century, for their intrinsic values

### **Method**

The used method was through a process:

1. **Investigative**, based on secondary existent information at level of the building and area has to be intervened, of carried out experiences of other cities of Bolivia, as the case of Potosi and of Sudamérica like Valparaíso in Chile and Montevideo in Uruguay and of other architects' important contributions;
2. **Participatory**, through events where they have congregated to professionals and citizens interested in the topic of the conservation and the management
3. **Propositional**, presenting emergent proposals of the discussions of the carried out events and of professionals' invited exhibitors contributions; and
4. **Formative**, with the diffusion of that learned in the Program of CMHB, with the participation of exhibitors of fame, of university authorities and others.

In synthesis we are speaking of a managerial process, understanding for process (of Latin processus) to a group of activities or events that are carried out or they happen to a certain end.

It is considered that the developed work is the Management of Projects, the Managership, not about just a project, with out lost the initial concept of embryonic project of the Management, being this CASAAP.

### **Results**

The results to the date achieved in the application of that learned in the program of CMHB are very encouraging since it has been possible to advance in the mark of the proposed chronogram, without having arrived to the approval of a legal norm that allows the public-private financing for the interventions in buildings to be conserved.

#### **In synthesis it has been achieved:**

1. The signature of a first agreement for the acquisition of the 50% remaining of the property to be intervened, since the other percentage is insured on the part of the family García Crispieri.
2. We have a positive report from the Viceministerio of Biodiversity that supports the Project

3. It is had an architectural appropriate project to the style of the building, that is the Art Decó.

It is also counted as technical necessary projects for the execution of the intervention. These aspects will facilitate the possibility that the project is financed.

4. Professionals of the work teams that carried out alliances with the project of CASAAP, are participating actively in the elaboration from the legal norms related to the architectural patrimony to municipal and national level.
5. We have concert with the Schools of Architecture of La Paz and the public university of Cochabamba for the addition of a specific course on Conservation in the curricula of the universities.
6. It has been possible to develop an integral project that has involved to more than a dozen of professionals that have known and learned in Lund and their application in the context of Bolivia.

In later form to the culmination of the program of training of CMHB, one has foreseen:

7. To carry out an international event on the professional formation, ethics and patrimony, where some colleagues of the Program participated.
8. To achieve that a contemporary building is declared architectural patrimony by GMLP.
9. To promote the Project of CASSAP among the national, departmental and municipal authorities.
10. To program a presentation to the identified financing sources, so much at national level, as international.

It has been built a model of operation of the Rotational Fund, with the co participation of the backers, authorities and the School of Architects of Bolivia.

## Discussion

The discussion process was initiate during the three week of training in the Program of CMHB in Lund (September and October of 2007). According to the chronogram presented when concluding the training, they have been carried out three events in November and December (2007) and January (2008) that have been carry out the proposal that puts on in consideration through this work

At the end of February of the present year has been carried out a fourth event with all the Schools of Architecture of the department of La Paz and the Public University of Cochabamba, where they have been able to establish the following conclusions:

I will allow myself to detail the emergent discussion for the case of the property of CASAAP:

1. The 50% of the proprietors during the initial process has accepted to conserve the building ArtDeco Style and to start the project of CASAAP. That means a contribution in none effective of 300 thousand American dollars.
2. Through the Foundation "Emegece" they have assigned the sum of 75 thousand American dollars, who are in a bank account for the beginning of works in June 14, 2008.
3. The other 50% of the proprietors are willing to negotiate the sale on their behalf. The problem to the date is only the payment form.
4. The participants to the organized events and the involved professionals have only seen for convenient discuss the importance of the property Art

Decó and as elaborating a proposal of legal norm in so political and difficult moments for that type of dispositions without political impact, but carrying out discussions related to the problems identified in the mediate environment of the Project, in the own Gral. Eliodoro Camacho Avenue and in other areas of the city that demand immediate interventions.

## Conclusions

The revitalization of the Gral. Eliodoro Camacho Avenue that is located in the Casco Urbano Central of the urban stain of the municipality of La Paz, has not been appropriately executed to still exist pending works to be concluded and for the changes that have been given to the Project developed by an important group of Bolivian professionals (Arqs. Luís Torrico Millán, Karyn Sotomayor Mausolf, Zulema Montaña Tamayo, y Janet Barriga A.).

For the ones manifested, it urges the necessity that the Proposal of conservation of a building considered by the group of professionals that we have intervened in the Project CASAAP like architectural patrimony considers its mediate environment, its insert in the Gral. Eliodoro Camacho Avenue and the definitions are recaptured carried out in their moment through an exhaustive work. Be also reconsidered fundamentally the topic of the public-private alliances and the redesign of the urban equipment to recover the "new image" that is wanted to have of so important Avenue of La Paz through a civic Directive grouping.

Hence:

1. With the indorsement of the Program CMHB is programmed to carry out managements to people or interested institutions to finance the Project of CASAAP, public or private.
2. With the publication of the 2nd Publication called "Separata" during the second week of March, it will reinforce the commitment of the national, departmental and municipal authorities with relationship to the necessity of conserving the Architectural Patrimony.
3. With the realization of the II Patrimonial International Days "For La Paz, toward the Bicentennial: Professional formation, Ethics and Patrimony", during the third week of March with colleagues of the CMHB program, will be reinforced - even more - the mentioned commitment of the national, departmental and municipal authorities.
4. It is expected that before the year end, after the approval of national norms, like the Proposal of a New Bill of Rights (Political Constitution of the State) and the Autonomous Statutes of four departments, we would be able to define the public possible financing for the conservation of the architectural patrimony.

## Evaluation in Valparaiso, Chile (March, 2008)

Alter the Power Point ® presentation, Rozafa Basha discussant, the collegues opinions and the Profesors suggestions in the second period of the CMHB Program, the propousal for Conservation and Management of the Art Deco building in the Camacho Ave, is considered a good and sustantable Project, but the add to the building over the fourth floor must be analysis with carefully and choose a good alternative to conservate the beatty of the building. This final discution and determination is going to be done when I return to La Paz, Bolivia in a workshop with the profetionals team.

## References

- Ceccarelli Paolo y De Mena Emanuela, compiladores, 2006, La ciudad histórica como oportunidad. Recuperación urbana y nuevos modelos de desarrollo en América Latina (Instituto Italo-Latino América,
- García Crispieri, Gonzalo A., 1991. Como Construir la Ciudad para Todos.
- García Crispieri, Gonzalo A., Ogalde Arriaza Orlando, Zazanda Salcedo. 2008, Informe de puesta en Valor del Inmueble. Fundación Emegece: Proyecto CASAAP
- García Crispieri, Gonzalo A., Ogalde Arriaza Orlando, Bedregal Villanueva Juan Francisco y Defilippis Chávez Eliana, 2008. Propuesta de Declaración de Patrimonio Arquitectónico del Edificio de la Corporación Andina de Fomento.
- García Crispieri, Gonzalo A. y Montaña Tamayo Zulema, 2008. Síntesis del Estudio Proyecto: Revitalización Urbana de la Avenida Gral. Eliodoro Camacho.
- García Crispieri, Gonzalo A. y Bedregal Villanueva Juan Francisco, 2008. Valoración y Proyecto de Intervención en el Mausoleo de la Familia Nardín Rivas.
- García Crispieri, Gonzalo A. y Camacho Salguero Mauricio, 2008. Resultado final de las encuestas de los Seminarios del Proyecto: Casa de las Áreas Protegidas.
- García Crispieri, Gonzalo A., Camacho Salguero Mauricio y Rodríguez Sagredo Silvia, 2008. Encuesta de Percepción Aplicada a los Administradores de Edificios de la Avenida Gral. Eliodoro Camacho.
- García Crispieri, Gonzalo A. y Rodríguez Sagredo Silvia, 2008. Sistematización de la información de los Seminario-Taller: Conservación y Gerenciamiento de Edificios Históricos, “Por La Paz, hacia el Bicentenario”
- García Crispieri, Gonzalo A. y Rodríguez Sagredo Silvia, 2008. Sintematización de la Información del Seminario sobre Formación Profesional, Ética y Patrimonio
- García Crispieri, Gonzalo A. y Camacho Salguero Mauricio, 2008. Comparación sobre Políticas Específicas en la Actual Constitución Política del Estado con las establecidas en la Constitución Emergente de la Asamblea Constituyente y los Estatutos Autonómicos de Santa Cruz y Tarija, referida a las áreas protegidas y el Turismo en Bolivia
- García Crispieri, Gonzalo A. y Ogalde Arriaza Orlando, 2008. Comparación sobre Políticas Específicas en la Actual Constitución Política del Estado con las establecidas en la Constitución Emergente de la Asamblea Constituyente y los Estatutos Autonómicos de Santa Cruz y Tarija, referida al Patrimonio Arquitectónico.
- Alvarado Mollinedo, Belén G. (2008) con la orientación de Arq. Calla Alberto (Bolivia), Prof. Khosrow Ghavami (Brasil), Ing. Msc. Eduardo Achá N. (Bolivia) y Arq. García Crispieri Gonzalo A: Estudio Experimental de Residuos Sólidos para la Reutilización de Botellas PET en Bloques de Concreto, como Tesis de Grado para la Facultad de Arquitectura, Artes, Diseño y Urbanismo de la Universidad Mayor de San Andrés y la Pontificio Universidade Católica do Rio de Janeiro.

## Appendix 1

# Rediseño de la Puesta en Valor del Inmueble Estilo Art Decó en la Av. Gral. Eliodoro Camacho

Trajados desarrollados por: Arq. Gonzalo A. García Crispieri, Arq. Edwin Torrico mealla, Arq. Natalia Bedregal Moscoso. Arq. Gonzalo Ayala (2005) y Est. de Arq. Carlos Bedregal Miralles (2005, 2008)

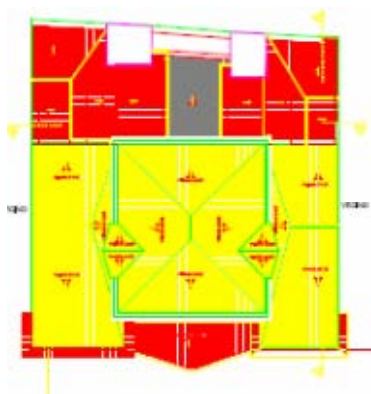
## Levantamiento del Edificio coo se encontraba a Diciembre, 2005

GRÁFICO XX



FACHADA

GRÁFICO 2



PLANO TECHOS

GRÁFICO 3



GRÁFICO 5



## Proyecto desarrollada sin contemplar el Estilo en Diciembre de 2005

GRÁFICO 5

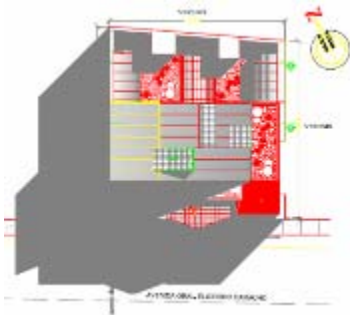
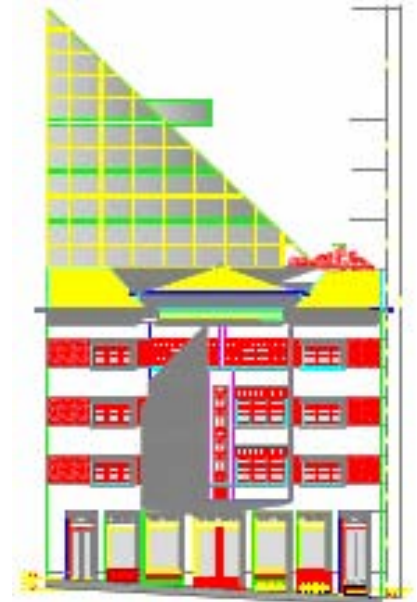


GRÁFICO 6



CORTE

GRÁFICO XX



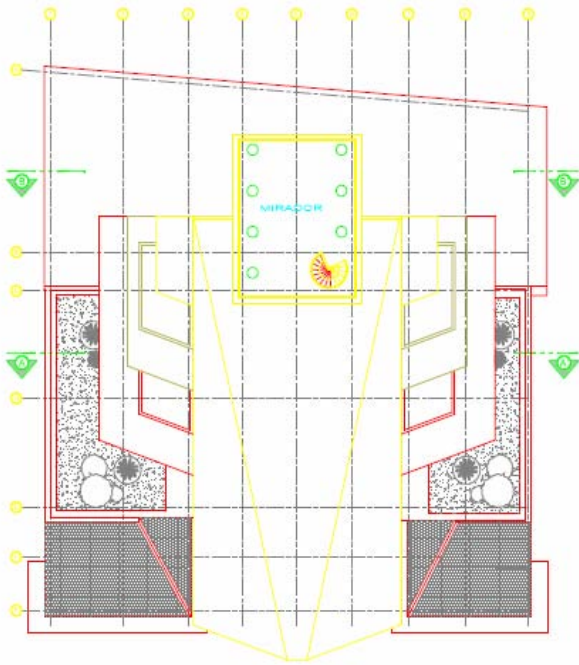
FACHADA

Vistas desde la Av. Gral. Eliodoro Camacho



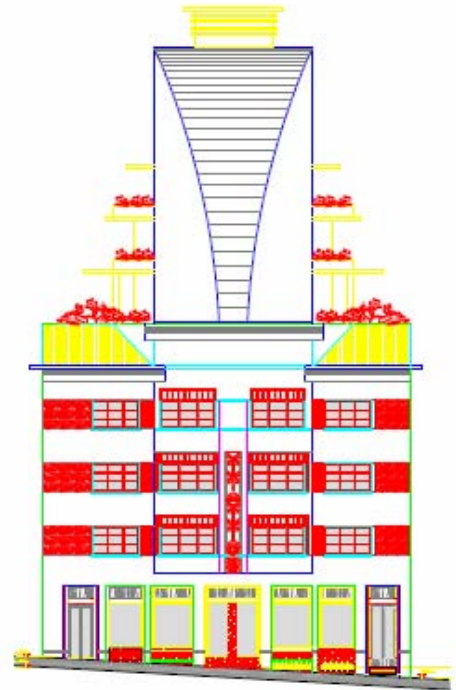
## Proyecto desarrollado con el entrenamiento recibido en el Programa CMHB y rescatando el estilo Art Decó del Inmueble (Febrero 2008)

GRÁFICO 7



FACHADA TECHOS

GRÁFICO 8



FACHADA

GRAFICO 9



PERSPECTIVA DEL NUEVO PROYECTO CASAAP

# Ficha de categorización

VICEMINISTERIO DE DESARROLLO DE CULTURAS  
UNIDAD NACIONAL DE CONSERVACION DE MONUMENTOS Y SITIOS HISTORICOS  
MONUMENTOS - SIGLO XX

<b>DENOMINACION</b>		<b>CODIGO CATASTRAL</b>				<b>CODIGO FICHA</b>		
<b>LOCALIZACION</b>		Distrito	24	Mzno.	12	Lote	4	
Depto.	LA PAZ	Zona	CENTRO	<b>VALORACION</b>				<b>PROTECCION LEGAL</b>
Provincia	MURILLO	Calle	AV. CAMACHO	Absoluto	<input type="checkbox"/>	Conjunto Urbano	<input checked="" type="checkbox"/>	Decreto Sup. _____
Localidad	-	No.	1415	Parcial	<input type="checkbox"/>			Decreto Ley _____
								Fecha Ley _____

<b>DATOS URBANOS</b>		<b>FOTOGRAFIA DEL INMUEBLE</b>	
<b>PLANO DE UBICACION</b> 			
<b>VIAS</b> Peatonal <input type="checkbox"/> Vehicular <input checked="" type="checkbox"/>		<b>MATERIAL DE VIA</b> Adoquin <input type="checkbox"/> Tierra <input type="checkbox"/> Empedrado <input type="checkbox"/> Asfalto <input checked="" type="checkbox"/> Enlosetado <input type="checkbox"/> Otro <input type="checkbox"/>	
<b>TRAMA URBANA</b> Regular <input checked="" type="checkbox"/> Historica <input type="checkbox"/> Regular <input type="checkbox"/> Mixta <input type="checkbox"/> Poligonal <input type="checkbox"/> Aislada <input type="checkbox"/>		<b>EMPLAZAMIENTO</b> Sobre Avenida <input checked="" type="checkbox"/> Sobre Calle <input type="checkbox"/> Sobre Plaza <input type="checkbox"/> Sobre Parque <input type="checkbox"/> Sobre Callejon <input type="checkbox"/> Sobre Paso Peatonal <input type="checkbox"/>	
<b>TENENCIA</b> Municipal <input type="checkbox"/> Publica <input type="checkbox"/> Religioso <input type="checkbox"/> Privada <input checked="" type="checkbox"/> Cooperativa <input type="checkbox"/>		<b>DESCARACT. URBANA</b> Agresividad Visual <input checked="" type="checkbox"/> Agresividad Auditiva <input checked="" type="checkbox"/> Comercio Terciario <input type="checkbox"/> Parqueo sin control <input type="checkbox"/> Otros <input type="checkbox"/>	

<b>DATOS DEL INMUEBLE - EXTERIOR</b>				<b>DATOS DEL INMUEBLE - INTERIOR</b>			
<b>INFLUENCIA DE ESTILO</b> Renacentista <input type="checkbox"/> Neorabe <input type="checkbox"/> Renac. Frances <input type="checkbox"/> Neoclasico <input type="checkbox"/> Ecléc. Historicista <input type="checkbox"/> Ecléc. Academico <input type="checkbox"/> Art. Noveau <input type="checkbox"/> Negotico <input type="checkbox"/> Neoromano <input type="checkbox"/> Neocolonial <input type="checkbox"/> Brutalismo <input type="checkbox"/> Funcionalismo <input type="checkbox"/> Art. Deco <input checked="" type="checkbox"/> Organicismo <input type="checkbox"/> Expresionismo <input type="checkbox"/> Racionalismo <input type="checkbox"/> Post. Modernismo <input type="checkbox"/>		<b>EPOCA</b> 1900 - 1932 Liberalismo <input type="checkbox"/> 1935 - 1952 Post. Guerra del Chaco <input checked="" type="checkbox"/> 1953 - 1964 Revolucion Nacional <input type="checkbox"/> 1965 - 1985 Trancision al Sist. Democratico <input type="checkbox"/> 1986 - Act. Neoliberalismo <input type="checkbox"/>		<b>NO. DE PLANTAS</b> Original _____ Actual _____		<b>MUROS</b> Portante Esquel. <input type="checkbox"/> Soportante Carga <input checked="" type="checkbox"/> Mixta <input type="checkbox"/>	
<b>ORNAMENTOS</b> Abaco <input type="checkbox"/> Acanalado <input type="checkbox"/> Acrotera <input type="checkbox"/> Adaraja <input type="checkbox"/> Almohadillado <input type="checkbox"/> Avitolado <input type="checkbox"/> Balaustres <input type="checkbox"/> Columna <input type="checkbox"/> Copones <input type="checkbox"/> Fajon <input type="checkbox"/> Fronton <input type="checkbox"/> Montante <input type="checkbox"/> Pinaculos <input type="checkbox"/> Pilastras <input type="checkbox"/> Platabanda <input type="checkbox"/> Portada <input type="checkbox"/> Otros <input checked="" type="checkbox"/>		<b>CUBIERTA</b> Plana <input type="checkbox"/> Inclineda <input checked="" type="checkbox"/> Curva <input type="checkbox"/> Mixta <input type="checkbox"/>		<b>MATERIAL de MUROS</b> Ho. Ao. <input type="checkbox"/> Manposteria <input checked="" type="checkbox"/>			
<b>DESCARACTERIZACION EXTERIOR</b> Construc. Nueva <input type="checkbox"/> Color <input type="checkbox"/> Carpinteria Nueva <input checked="" type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input type="checkbox"/>		<b>ELEMENTOS DE CUBIERTA</b> Con Alero <input checked="" type="checkbox"/> Con Buhardilla <input type="checkbox"/> Con Manzarda <input type="checkbox"/>		<b>ACABADO de MUROS</b> Cal - Arena - Ho <input checked="" type="checkbox"/> Ladrillo <input type="checkbox"/> Metal - Chapa <input type="checkbox"/> Piedra <input type="checkbox"/> Yeso <input type="checkbox"/> Vidrio flotante <input type="checkbox"/> Cal <input type="checkbox"/>			
<b>DESCARACTERIZACION INTERIOR</b> Construc. Nueva <input type="checkbox"/> Invasion Circulac. <input type="checkbox"/> Carpint. Nueva <input checked="" type="checkbox"/> Invasion Patio <input type="checkbox"/> Subdivision Patio <input type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Vanos Nuevos <input checked="" type="checkbox"/> Subdivision Interior <input type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input checked="" type="checkbox"/> Fachada Interior <input type="checkbox"/> Cielos <input type="checkbox"/>		<b>ESPACIOS</b> Hall <input type="checkbox"/> Patio Central <input type="checkbox"/> Patio Secund. <input checked="" type="checkbox"/> Jardin <input type="checkbox"/> Parqueo <input type="checkbox"/>		<b>DESCARACT. URBANA</b> Torre en Voladizo <input type="checkbox"/> a partir del Zocalo - 60"			
<b>ESTRUCTURA</b> Ho Ao <input type="checkbox"/> Metal <input type="checkbox"/> Madera escuadria <input checked="" type="checkbox"/>		<b>ZOCALO</b> Azulejo <input type="checkbox"/> Cemento <input type="checkbox"/> Mosaico Esmalt. <input type="checkbox"/> Piedra <input checked="" type="checkbox"/>		<b>ELLEM. TIPOLOGIC.</b> Edificacion Aislad. <input type="checkbox"/> Ciudad Jardin <input type="checkbox"/> Neoclas. Moderno <input type="checkbox"/> Sin retro Frontal <input checked="" type="checkbox"/> Con Laterales y Post. Contemporaneo <input type="checkbox"/> Con Zocalo Dif. <input type="checkbox"/> Tipo torre Aislada Contemporaneo <input type="checkbox"/> Torre en Voladizo <input type="checkbox"/> a partir del Zocalo - 60"			
<b>MATERIAL</b> Chapa Metalica <input checked="" type="checkbox"/> Teja <input type="checkbox"/> Pav. Cemento <input type="checkbox"/>		<b>ESPACIOS</b> Hall <input type="checkbox"/> Patio Central <input type="checkbox"/> Patio Secund. <input checked="" type="checkbox"/> Jardin <input type="checkbox"/> Parqueo <input type="checkbox"/>		<b>CIRCULAC. VERTICAL</b> Ascensor <input type="checkbox"/> Escalera en Patio <input type="checkbox"/> Escalera en Esq. <input checked="" type="checkbox"/> Escalera de Ingr. <input type="checkbox"/>			
<b>REMATES</b> En linternilla <input type="checkbox"/> En Pedestal <input type="checkbox"/> Copones <input type="checkbox"/>		<b>DESCARACT. URBANA</b> Agresividad Visual <input checked="" type="checkbox"/> Agresividad Auditiva <input checked="" type="checkbox"/> Comercio Terciario <input type="checkbox"/> Parqueo sin control <input type="checkbox"/> Otros <input type="checkbox"/>		<b>ELEMENT. SALIDOS</b> Balcon <input type="checkbox"/> Terraza <input checked="" type="checkbox"/>			
<b>DESCARACTERIZACION INTERIOR</b> Construc. Nueva <input type="checkbox"/> Invasion Circulac. <input type="checkbox"/> Carpint. Nueva <input checked="" type="checkbox"/> Invasion Patio <input type="checkbox"/> Subdivision Patio <input type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Vanos Nuevos <input checked="" type="checkbox"/> Subdivision Interior <input type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input checked="" type="checkbox"/> Fachada Interior <input type="checkbox"/> Cielos <input type="checkbox"/>		<b>ENTREPIOS</b> Bovedilla <input checked="" type="checkbox"/> Losa <input type="checkbox"/> Madera <input checked="" type="checkbox"/>		<b>ZOCALO</b> Azulejo <input type="checkbox"/> Cemento <input type="checkbox"/> Guardasillas <input type="checkbox"/> Madera <input checked="" type="checkbox"/> Mosaico Esmalt. <input type="checkbox"/> Piedra <input type="checkbox"/>			
<b>DESCARACTERIZACION INTERIOR</b> Construc. Nueva <input type="checkbox"/> Invasion Circulac. <input type="checkbox"/> Carpint. Nueva <input checked="" type="checkbox"/> Invasion Patio <input type="checkbox"/> Subdivision Patio <input type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Vanos Nuevos <input checked="" type="checkbox"/> Subdivision Interior <input type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input checked="" type="checkbox"/> Fachada Interior <input type="checkbox"/> Cielos <input type="checkbox"/>		<b>ENTREPIOS</b> Bovedilla <input checked="" type="checkbox"/> Losa <input type="checkbox"/> Madera <input checked="" type="checkbox"/>		<b>PISOS</b> Ceramica <input type="checkbox"/> Mosaico <input checked="" type="checkbox"/> Madera <input checked="" type="checkbox"/> Mixta <input type="checkbox"/> Piedra <input type="checkbox"/>			
<b>DESCARACTERIZACION INTERIOR</b> Construc. Nueva <input type="checkbox"/> Invasion Circulac. <input type="checkbox"/> Carpint. Nueva <input checked="" type="checkbox"/> Invasion Patio <input type="checkbox"/> Subdivision Patio <input type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Vanos Nuevos <input checked="" type="checkbox"/> Subdivision Interior <input type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input checked="" type="checkbox"/> Fachada Interior <input type="checkbox"/> Cielos <input type="checkbox"/>		<b>ENTREPIOS</b> Bovedilla <input checked="" type="checkbox"/> Losa <input type="checkbox"/> Madera <input checked="" type="checkbox"/>		<b>ORNAMENTOS</b> Arqueria <input type="checkbox"/> Columnas <input type="checkbox"/> Cornisas <input checked="" type="checkbox"/> Fajon <input type="checkbox"/> Frisos <input type="checkbox"/> Molduras <input checked="" type="checkbox"/> Pilastras <input type="checkbox"/> Pinjantes <input type="checkbox"/> Pintura Mural <input type="checkbox"/>			
<b>DESCARACTERIZACION INTERIOR</b> Construc. Nueva <input type="checkbox"/> Invasion Circulac. <input type="checkbox"/> Carpint. Nueva <input checked="" type="checkbox"/> Invasion Patio <input type="checkbox"/> Subdivision Patio <input type="checkbox"/> Publicidad <input checked="" type="checkbox"/> Vanos Nuevos <input checked="" type="checkbox"/> Subdivision Interior <input type="checkbox"/> Cableado <input checked="" type="checkbox"/> Vanos Alterados <input checked="" type="checkbox"/> Fachada Interior <input type="checkbox"/> Cielos <input type="checkbox"/>		<b>ENTREPIOS</b> Bovedilla <input checked="" type="checkbox"/> Losa <input type="checkbox"/> Madera <input checked="" type="checkbox"/>		<b>CIELOS</b> Artesonado <input type="checkbox"/> Cielo Falso <input type="checkbox"/> Plafon Moldurado <input checked="" type="checkbox"/> Tumbadillo <input type="checkbox"/> Vitral <input type="checkbox"/>			



## Budget

### Building Cost

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
1	BUILDING COST	GBL	1,00	550.000,00	550.000,0
2	TAXES	GBL	1,00	45.000,00	45.000,00
3	LEGAL PAYMENTS	GBL	1,00	5.000,00	5.000,00
				<b>\$us</b>	<b>600.000,00</b>

### Building Conservation

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
1	INSTALACION DE FAENAS BASICA	GBL	1,00	57,22	57,22
2	REPLANTEO DE OBRAS	M2	1.494,75	0,22	328,85
3	DEMOLICION MURO DE ADOBE	M3	234,93	3,54	831,65
4	DEMOLICION MURO DE MAMPOSTERIA	M3	34,28	8,26	283,15
5	DEMOLICION PISO CERAMICO	M2.	78,04	2,74	213,83
6	REMOSION CUBIERTA CALAMINA	M2	441,00	1,18	520,38
7	REMOSION DE CARPINTERIAS	PZA	80,00	3,55	284,00
8	EXTRACCION ARTEFACTOS SANITARIOS	PZA	25,00	7,56	189,00
9	RETIRO ESCALERA DE MADERA	PZA	2,00	89,98	179,96
10	ENTIBADO Y APUNTALADO	M2	10,00	9,58	95,80
11	EXCAVACION DE 0-1.5 M TERRENO SEMIDURO	M3	11,00	4,97	54,67
12	LOSA ALIGERADA CON HORMIGON	M2	75,98	25,97	1.973,20
13	BOTAGUAS DE H.A.	ML	12,00	8,68	104,16
14	EMPEDRADO Y CONTRAPISO DE HORMIGON	M2	22,50	11,40	256,50
15	IMPERMEABILIZACION DE LOSAS DE CUBIERTA	M2	150,00	13,82	2.073,00
16	MURO LADRILLO DE 6H E=10 CM	M2	402,66	9,35	3.764,87
17	DINTEL DE LADRILLO ARMADO	M	28,80	6,97	200,74
18	CUBIERTA DE SHINGLE C/ESTRUCTURA MET.	M2	65,00	72,13	4.688,45
19	CUBIERTA DE VIDRIO TEMPLADO 8 MM	M2	17,50	99,47	1.740,72
20	FACHADA FLOTANTE VIDRIO LAMINADO 8 MM	M2	416,50	106,26	44.257,29
21	CUBIERTA DE VIDRIO CURVO 8 MM	M2	92,00	111,36	10.245,12
22	CANAleta DE CALAMINA PLANA	M	21,00	8,54	179,34
23	REVOQUE CIELO RASO BAJO LOSA	M2	40,00	7,06	282,40
24	REVOQUE CIELO FALSO CON MADERAMEN	M2	104,61	10,86	1.136,06
25	CIELO FALSO ARMSTRONG	M2	354,50	20,31	7.199,89

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
26	REVOQUE INTERIOR DE YESO	M2	412,75	3,94	1.626,23
27	REVOQUE EXTERIOR	M2	231,94	7,57	1.755,79
28	REVEST. AZULEJO NACIONAL SOBRE LADRILLO	M2	95,04	20,20	1.919,81
29	PISO MACHIHEMBRE CON ENVIGADO	M2	300,45	40,96	12.306,43
30	PISO DE CERAMICA NACIONAL	M2	71,57	17,36	1.242,46
31	PISO PORCELANATO NATURAL	M2	401,59	26,36	10.585,91
32	PISO DE ALFOMBRA DE ALTO TRAFICO	M2	603,55	12,89	7.779,76
33	CONTRAPISO DE CEMENTO SOBRE LOSA	M2	256,75	6,91	1.774,14
34	PUERTA TABLERO E=45 MM	M2	25,20	101,97	2.569,64
35	PUERTA MADERA CONTRAPLACADA	M2	12,76	53,09	677,43
36	BARANDA DE MADERA	M	36,00	127,67	4.596,12
37	MUEBLE COUNTER DE MADERA	PZA	4,00	936,50	3.746,00
38	ZOCALO DE MADERA	M	326,60	4,06	1.326,00
39	ZOCALO DE PORCELANATO	ML.	214,90	7,67	1.648,28
40	CERRAMIENTO CON MALLA OLIMPICA	M2	18,00	16,08	289,44
41	RESTITUCION ESCALERA DE MADERA	GL	1,00	1.282,59	1.282,59
42	RESTAURACION ESCALERA METAL HELICOIDAL	PZA	2,00	929,39	1.858,78
43	RESTAURACION CARPINTERIA VENTANAS	M2	97,88	23,05	2.256,13
44	RESTAURACION CARPINTERIA PUERTAS	M2	24,13	16,84	406,35
45	INST. DE INODORO TANQUE BAJO COMPLETO	PZA	11,00	171,24	1.883,64
46	INST. DE LAVAMANOS COMPLETO	PZA	11,00	118,80	1.306,80
47	INST. URINARIO	PZA	2,00	63,79	127,58
48	LAVAPLATOS DE 1 FOSA	PZA	5,00	137,40	687,00
49	ACCESORIOS PARA BAÑOS	PZA	24,00	4,41	105,84
50	VIDRIO TEMPLADO ESP. 10 MM	M2	433,48	89,55	38.818,13
51	PUERTA DE VIDRIO TEMPLADO 10MM	M2	57,35	169,04	9.694,44
52	PROV. Y COLOCADO DE VIDRIOS	M2	88,10	20,41	1.798,12
53	ESPEJO CON MARCO DE ALUMINIO	M2	6,60	72,81	480,55
54	QUINCALLERIA	GL	1,00	1.705,01	1.705,01
55	PINTURA LATEX INTERIOR	M2	3.513,20	1,85	6.499,42
56	PINTURA LATEX EXTERIOR	M2	193,70	3,68	712,82
57	PINTURA OLEO INTERIOR	M2	132,94	3,67	487,89

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
58	MESON GRANITO DE 0.60	ML	25,00	101,37	2.534,25
59	CAMPANA PARA COCINA	PZA	2,00	215,79	431,58
60	ASCENSOR SEMIPANORAMICO 4 PERSONAS	GL	1,00	24.840,00	24.840,00
61	PLANTAS Y ABONO JARDINERAS	M2	94,00	21,09	1.982,46
62	RETIRO DE ESCOMBROS	M3	451,42	5,68	2.564,07
63	LIMPIEZA Y RETOQUE GENERAL	GL	1,00	79,17	79,17
					<b>\$us 237.526,31</b>

#### Equipment

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
1	TRADITIONAL FURNITURES	GBL	1,00	35.000,00	35.000,00
2	ESPECIAL FURNITURES	GBL	1,00	47.600,00	47.600,00
3	ELECTRONIC SUPPLIES	GBL	1,00	52.800,00	52.800,00
					<b>\$us 135.400,00</b>

#### Operation Costs

ITEM	DESCRIPTION	UND	QUANTITY	U. PRICE	PARTIAL
1	SALARIES	GBL	1,00		18.000,00
2	ADMINISTRATION COSTS	GBL	1,00		9.000,00
					<b>\$us 27.000,00</b>

<b>Total Invercion</b>				<b>\$us 999.926,31</b>
------------------------	--	--	--	------------------------

Nine hundred ninety nine thousand, nine hundred twenty six 31/100  
american dollars