

ZIP-QI Saint-Léonard/North

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The neighbourhood of Saint-Léonard

The “ZIP-QI” process and policy



The neighbourhood of Saint-Léonard

- Located just a stone's throw from Liège city centre
- Enclosed between an urban highway and the railway
- 12.283 inhabitants – 28,93% of migrants
- Rapidly built up as an urban district in the 19th century with the expansion of industry

The history of Saint-Léonard

- Coal mining, arms manufacturers, zinc and cooper transformation
- Different generation of migrants
- Following the industrial decline the built fabric were progressively reappropriated
- The image and the physical state became a problem

The « ZIP-QI » process and policy

In **1994** a dozen governmental decrees established Z.I.P. districts, setting their geographical limits, and making provision for the possibilities of receiving increased premiums and subsidies

In **1995**, the Walloon Region (RW) granted a subsidy to Liège so as to recruit a project manager

The « ZIP-QI » process and policy

In **1996**, the Local Council fixed the geographical area for development

In **1996**, the Walloon Region granted a subsidy for the establishment of a “neighbourhood project”

In **1997**, the neighbourhood project received the approval of the Local Council

The « ZIP-QI » process and policy

In **1998**, creation and implementation of a local authority team responsible for “urban regeneration (‘Régie de quartier’) and creation of the Urban Regeneration Committee (CRU)

The neighbourhood project

Main option

« Valorize the neighbourhood as
environment of life »



Une ville, un esprit.

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The objectives

- 1. Disenclose the neighbourhood**
- 2. Valorise the image of the neighbourhood**
- 3. Improve the environment and equipment of the neighbourhood**
- 4. Create the conditions for the reception of economic activities**

Strength of the ZIP-QI policy/process

- The neighbourhood project is a strategic tool: guide/lead/direct reflection and action
- A project manager coordinate the implementation of the “neighbourhood project/master plan”
- The quality of architectural process
- An Interdisciplinary team

Strength of the neighbourhood

- Immediate proximity to the city centre
- A large associative structure
- A confirmed multi-cultural character
- A brimming cultural life, and even the presence of many artists

Weakness of the ZIP-QI policy/procces

- Lack of structural financing
- No contract between the City and the Walloon Region
- Bureaucracy
- Coordination and integration of different policies

Weakness of of the neighbourhood today

- 16,094 Euros: average annual income per individual in 2007
- 27.8% of the local population between 20 and 64 years old, equating to 2,255 people who are actively seeking employment.
- 62.8% of households comprise just one person.

After 12 years of urban regeneration

- Several projects have already been successfully completed
- Social situation of the district remains rather worrying
- New projects are indeed under development

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