

## **TABLE OF CONTENTS**

### **I. Current condition of Šančiai and the designed territory**

- 1. Situation of the territory**
- 2. Natural conditions**
- 3. History and cultural heritage**
- 4. Urban framework and cityscape**
- 5. Communication system**
- 6. Public spaces, recreational infrastructure**
- 7. Social infrastructure**

### **II. References**

#### **I. Current condition of Šančiai and the designed territory**

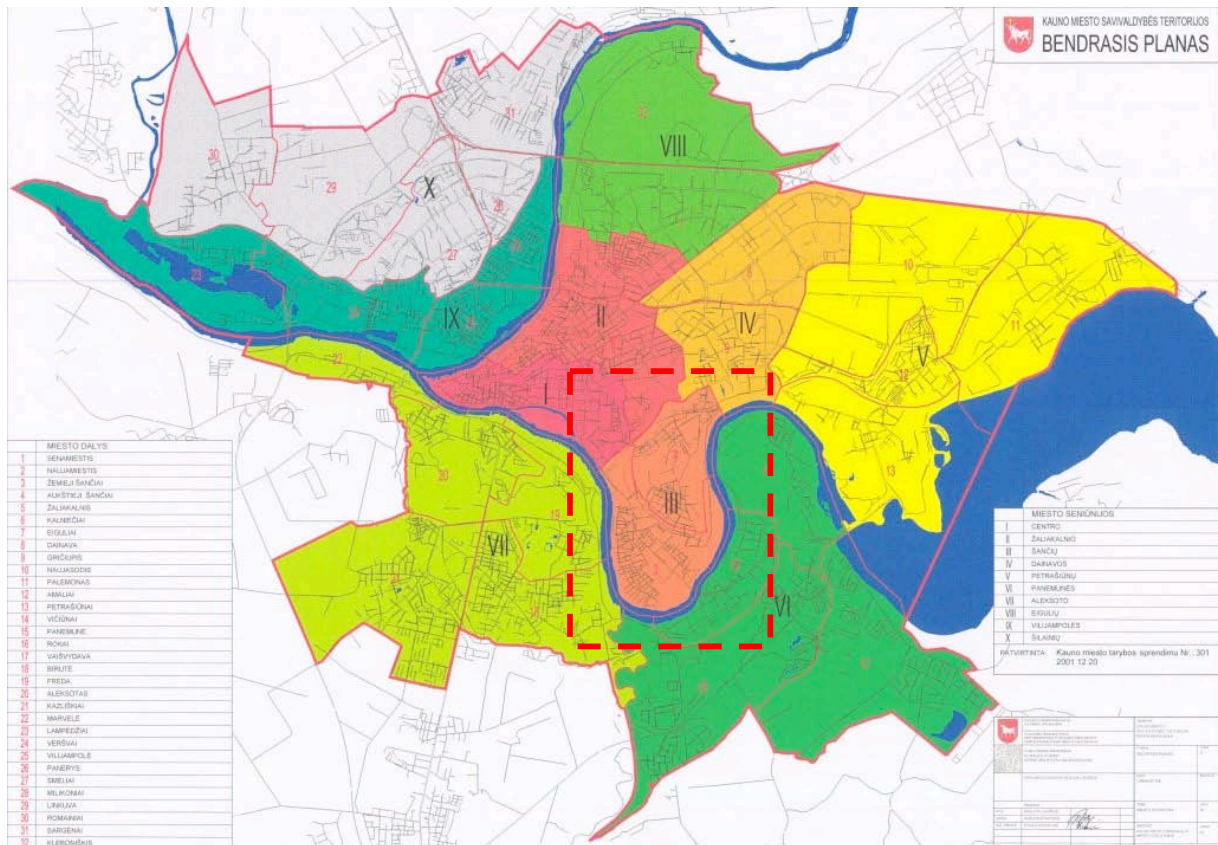
##### **1. Šančiai territory**

Kaunas is the second metropolitan city of Lithuania, a major centre of industrial, cultural, technological and scientific potential. The city is located at the intersection of major Lithuanian transport routes, national and international integration axes - it is crossed by two international transport corridors, existing and planned European railway tracks, potential river transport corridors, adjacent to an airport and a free economic zone. Kaunas is distinguished as the first level centre in the urban framework of Lithuania - a city of national and international (European) scale, corresponding to the characteristics of agglomerated metropolitan centres. Kaunas is an important historical centre of Lithuania, distinguished by its cultural and historical values - the city centre and the fort system are urban monuments. Kaunas has a number of monuments buildings from monumental periods, especially the interwar period, many cultural, artistic and historical values.

Two parts of town comprise the Šančiai territory: the Higher and the Lower Šančiai. The Šančiai ward extends between the Tunelio St. and the bend of Nemunas. Approximately 22 thousand residents live there, which is around 6.9 % of all residents of Kaunas. The area of the ward is 7.41 sq. km.

Construction of barracks, warehouses and other military facilities expanded in the 19th century. During the period of 1886-1896, Šančiai military town was established and grew in size.

The ward is at a perfect natural spot: Ažuolynas park, the southern slope, the bend of Nemunas. All this – near the centre of the town. This creates attractive conditions for construction of modern residential buildings.



**Fig. 1. Wards of Kaunas (Kaunas city Master Plan)**



The analysed Šančiai territory



**Fig 2. Territory of Šančiai ward** <http://www.kaunas.lt/seniunijos/sanciu-sen/>



Territory of KAF2019 Task 5: Lower Šančiai community centre, Juozapavičiaus Ave./Mažeikių St., Kaunas

## 2. Natural conditions

Šančiai border with the Nemunas, where most of the riverbank forms the natural framework of the district. Almost the entire riverbank needs repair, as well as other green areas. Šančiai Ažuolynas park is in a better shape, it is maintained, yet lacks recreational territories for people to rest at. Most of the riverbank in Šančiai is unmaintained.



Fig. 3. Views from Nemunas river

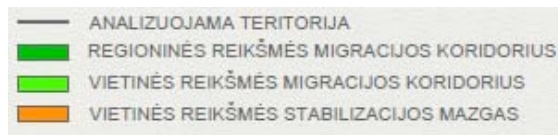
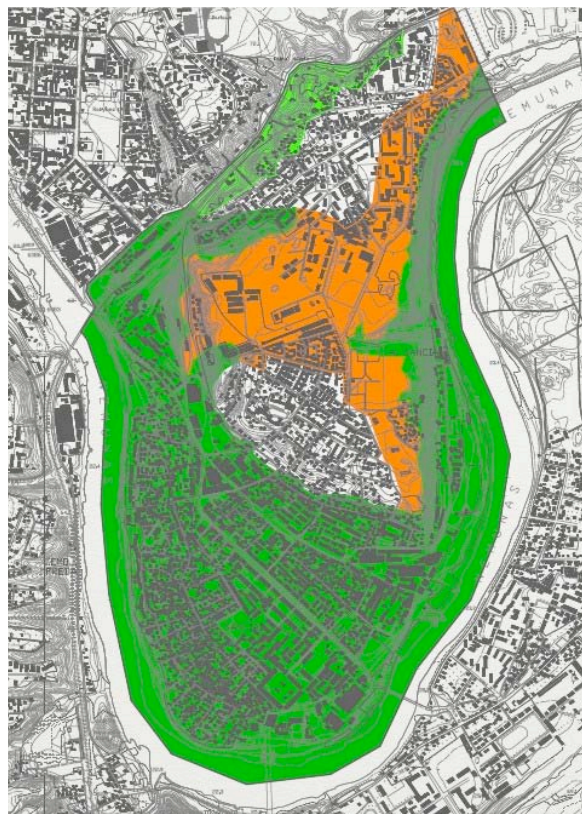
The natural framework plays an important role in addressing the challenges of shaping the greenery system and sustainable urban development. It is an important part of the urban spatial structure that ensures the ecological balance of the landscape, rational use of natural resources, the preservation of natural and cultural values and sustainable urban development. Plans of the natural framework of Kaunas were included in both the former (2003-2013) and newly approved (2013-2023) general plan of town. The basis of the natural framework consists of the protected territories and objects, registered by relevant authorities. The natural framework consists of:

- **geo-ecological divisions** – these are connections that link ecologically relevant areas: highland lakes, littoral zones, upstream areas of rivers, interfluves, wetlands, ridges, karst spreading areas and groundwater supply areas. Geo-ecological divisions distinguish between large natural ecosystems and ensure the overall ecological balance of the natural landscape;
- **internal stabilization areas and axes of geosystems** – these are areas that can stabilize natural migration flows, their lateral run-off. These areas (natural meadows, arrays of greenery, swamps, etc.) are significant in terms of biodiversity, they offset the negative ecological impact on natural systems;
- **migration corridors** – these are valleys, interfluves, gullies and other areas where material, animal, and plant migration takes place.

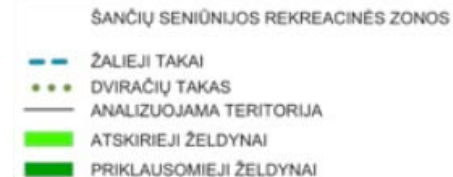
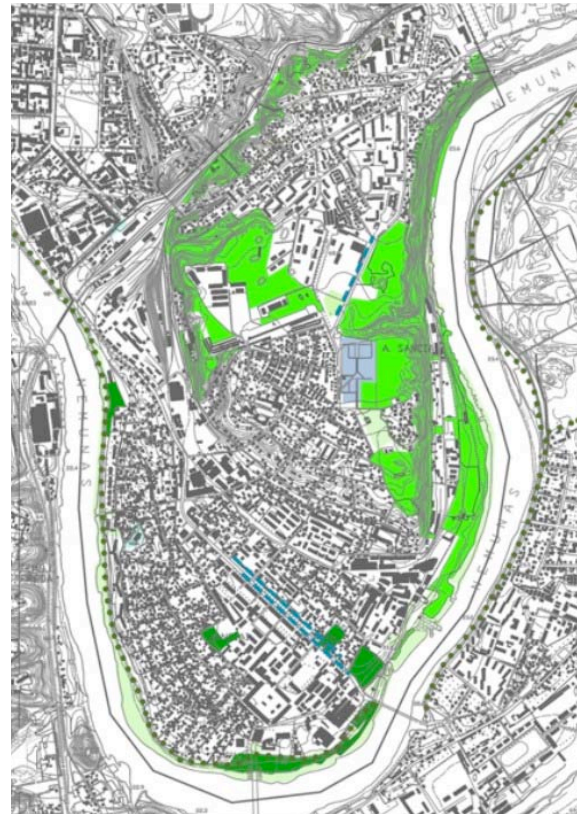
The distribution of elements of the natural framework in Šančiai is as follows: the majority of the territory is covered by the migration corridors of regional importance,



elements of the migration corridor of local significance and the stabilization node are distinguished in the territory of Higher Šančiai. (Fig. 4).



ANALYSED TERRITORY  
REGIONALS MIGRATION OF TERRITORY  
LOCAL MIGRATION OF TERRITORY  
LOCAL STABILISATION NODE



RECREATION ZONES OF ŠANČIAI WARD

GREEN PATHS  
BIKE PATHS  
ANALYSED TERRITORY  
SEPARATE GREENERY  
DEPENDENT GREENERY

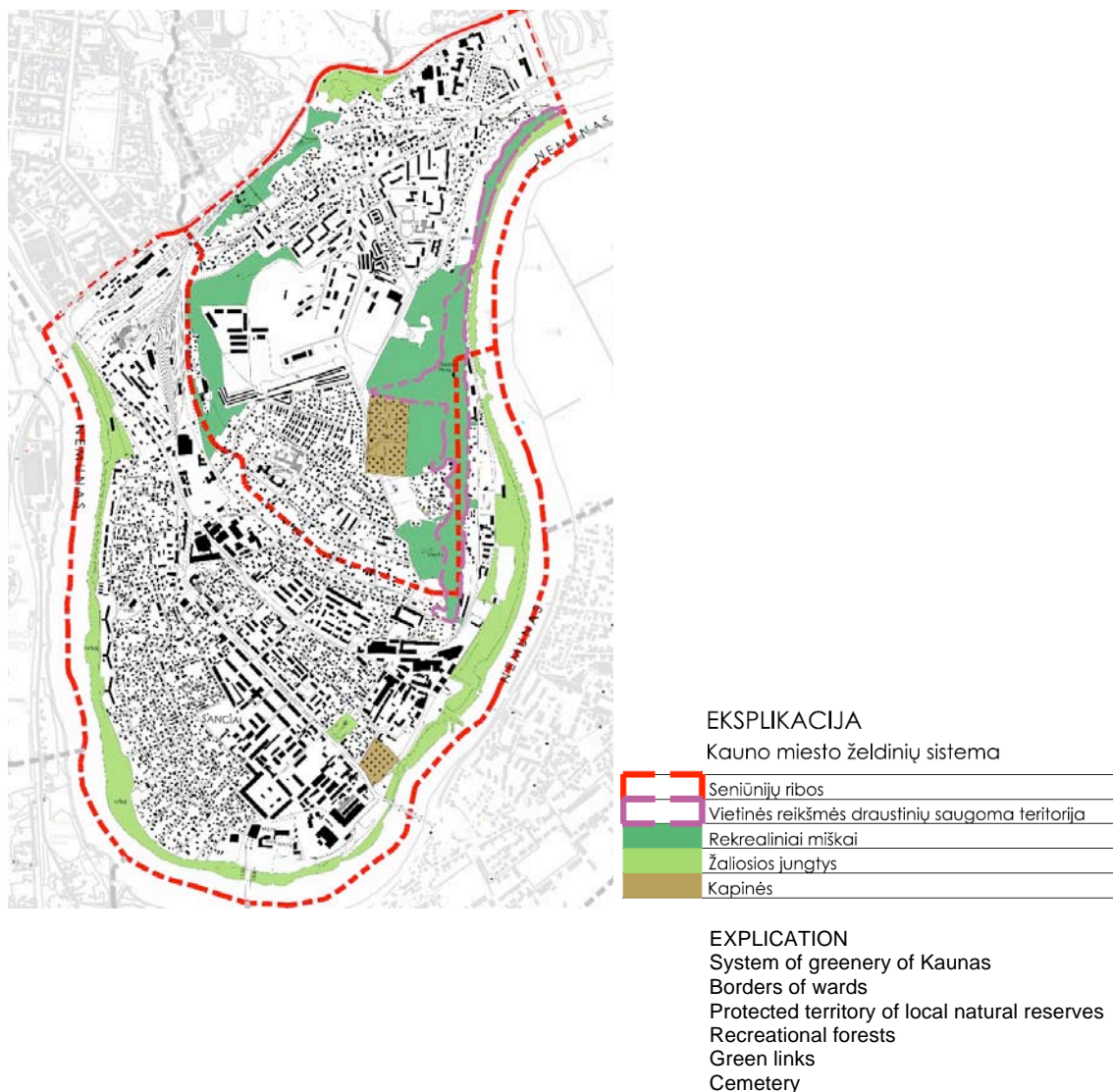
**Fig. 4. Elements of the natural framework of the analysed territory**

**Fig. 5. Separate and dependent greenery of Šančiai**

According to the Law on Greenery of the Republic of Lithuania, greenery is divided into separate and dependent (separate greenery – greenery located only on the land plot dedicated to it; dependent greenery – greenery located on the land plot of another object). On the basis of such classification, these green areas are distributed rather unevenly in Šančiai (Fig. 4).

Some of the most important natural areas: the oakwood of Higher Šančiai and the Lower Šančiai park are green areas of recreational purposes. Distribution of recreational greenery areas in the territory (Fig. 5):

- Higher Šančiai – 39.82 ha;
- Lower Šančiai – 21.27 ha.
- The ward is surrounded by a green link, which spans along the riverbank of Nemunas;
- the oakwood of Higher Šančiai and the Lower Šančiai park are green areas of recreational purposes.



**Fig. 6. Recreational greenery**

### 3. History and cultural heritage

The history of Lower Šančiai begins in the late 19th century, when the Tsarist authorities came up with plans to turn Kaunas into a fortress. Barracks were set up in Šančiai, as well as defensive trenches, from the name of which the name of the district came. The

current image of Šančiai has been finalized by „Metalas“ and „Drobė“ factories, at their employees have occupied the majority of the district. Not many buildings have been built in soviet times.

The barracks complex, which was used to accommodate the crew of Kaunas Fortress, was built in Lower Šančiai, A. Juozapavičius Avenue (then Aleksandovskiy prospekt, later on – Chemerinskij prospekt). Two storey brick buildings with individual flats were assigned to officers, wooden one-storey buildings to non-commissioned officers, brick three-storey buildings with shared facilities for soldiers. Later on, stables, grain warehouses and a fire station was established in Lower Šančiai. The current 2nd tram of Fire Rescue Board of Kaunas County is located at the site of the reconstructed fire station, on Rusų St. (prev. Bolshaja Pogulianka), Šlaito eldership. There is an orthodox church for soldiers nearby, as well as soldiers' cemetery in the Higher Šančiai. The Lower Šančiai Cemetery, at the bridge to Panemunė, is older, Anupras Prozoras, colonel of the Kaunas Hussars National Cavalry Brigade, was buried here in 1836, as well as relatives of Sergei Fanstil.

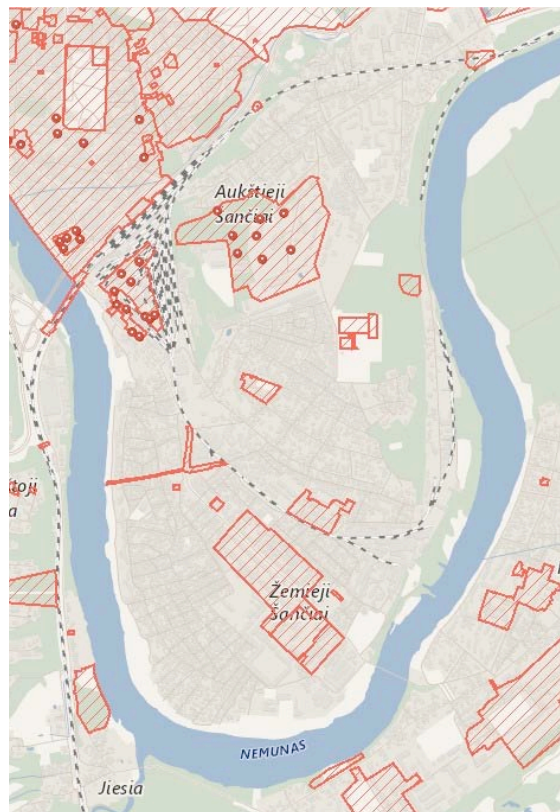
The eldership of Šančiai oakwood and the eldership of Higher Šančiai were sparsely populated. Užšiliai village (the present-day Užšilių street) was situated near the present soldiers' cemetery and the Prancūzų street, on site of the historic road to Vilnius and the inn, was the place where the aforementioned workers of the railway tunnel lived, there were military warehouses and a redoubt (fortification) nearby. According to available data, these were the two primary points of the population in the Higher Šančiai.

Around 1920, the first Lithuanian plan of Kaunas was drawn and published by Stanislovas Andriukaitis (Fig. 7). This map shows that Lower Šančiai had already formed at that time.





**Fig. 7. Plan of Kaunas, 1920**



**Fig. 8. Objects of immovable cultural heritage in Šančiai**

A number of objects in this part of the district appear in the register of immovable cultural values: KTU Vaižgantas progymnasium (Fig. 9, 10), complex of buildings of Kaunas Depot (Fig. 11), Šančiai synagogue building (Fig. 12, 13), Lithuanian soldiers' cemetery, the first a military town of Kaunas (called the barracks of Lower Šančiai) (Fig. 14, 15).



**Fig. 9 ir 10. KTU Vaižgantas progymnasium (the main and the yard facades)**

[https://lt.wikipedia.org/wiki/Kauno\\_tehnologijos\\_universiteto\\_Vai%C5%BEGanto\\_progimnazija](https://lt.wikipedia.org/wiki/Kauno_tehnologijos_universiteto_Vai%C5%BEGanto_progimnazija)





**Fig. 11. Complex of buildings of Kaunas Depot**

<https://kvr.kpd.lt/#/static-heritage-detail/0e61ec41-b938-4221-8357-71e38b554655>



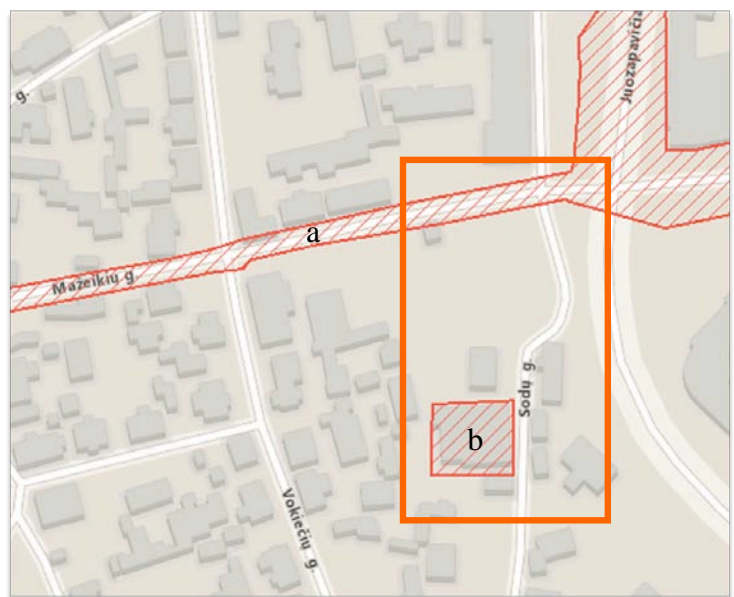
**Fig. 12 ir 13. Šančiai synagogue** [https://lt.wikipedia.org/wiki/%C5%A0an%C4%8Di%C5%B3\\_sinagoga](https://lt.wikipedia.org/wiki/%C5%A0an%C4%8Di%C5%B3_sinagoga)





**Fig. 14 ir 15. Barracks of Lower Šančiai** <http://www.autc.lt/lt/architekturos-objektai/1551>

Nearby the designed areas, there is a cultural heritage object under the at Mažeikių St. – fragment of the collector of Kaunas sewer system. Rainwater and faecal drainage channel passing under Mažeikių St. from Juozapavičiaus Ave. to Nemunas river. Construction started in autumn of 1924. In addition to the Old Town collector, it was one of the largest sewer collectors in Kaunas.

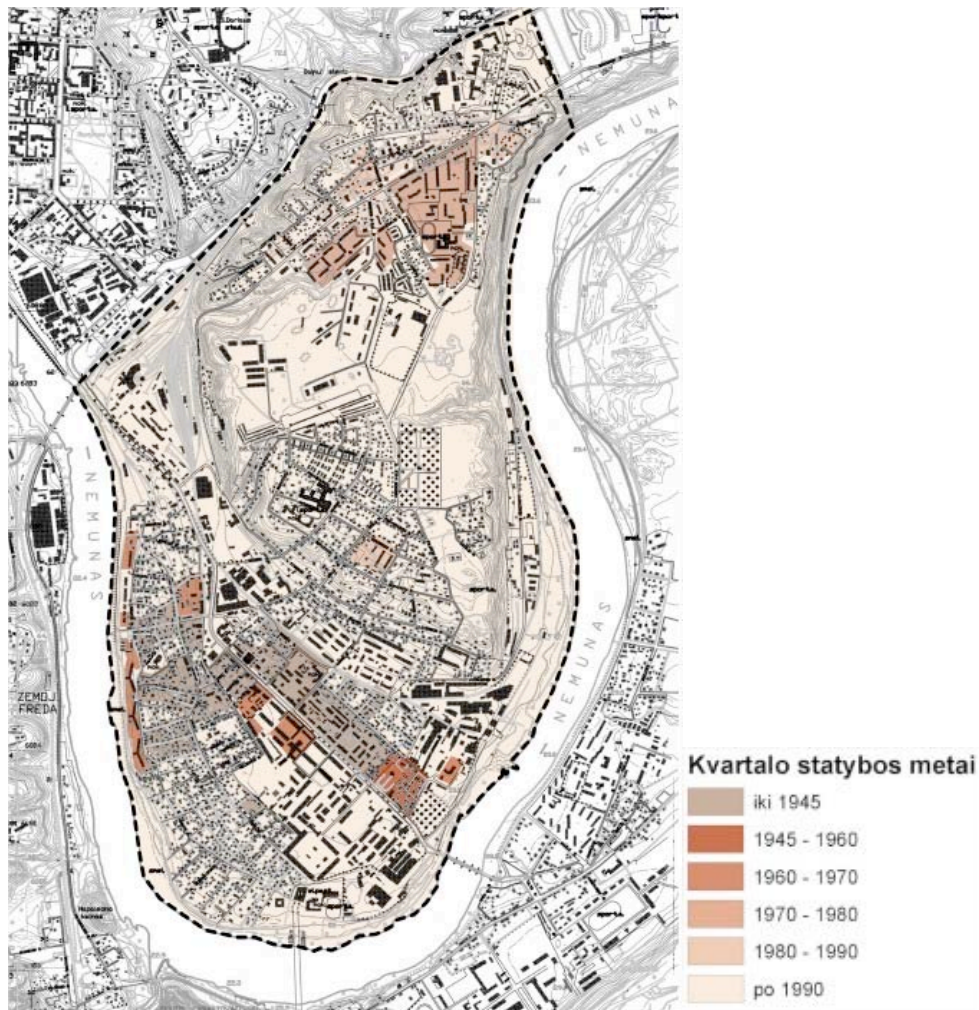


**Fig. 16. The designed territory**

- a. Fragment of the of the collector of Kaunas sewer system
  - b. Šančiai synagogue
- [www.kpd.lt](http://www.kpd.lt)

#### **4. Urban framework and cityscape**

Cityscape is a component of urban landscape, characterised by unity of the morphotype, height and architectural image of buildings. Homestead morphotype of construction established in the territory through a long period of time. Mixed residential buildings (multi-storey and low-rise) are predominant in the Higher Šančiai. Lower Šančiai are dominated by homesteads.



Year of construction of the block  
 before 1945  
 ...  
 post 1990

**Fig. 17. Periods of construction of the territory of Šančiai**

Although the homestead type of construction dominated the foundation of Šančiai, it was not applied at later stages of urban development, unity of the morphotype of construction is lacking (Fig. 17). There are a number of industrial zones in the area that form specific shape nature of this residential area.



## 5. Communication infrastructure

The main transport artery in the territory of the Lower Šančiai is the Juozapavičius Avenue, which provides the connection of this part of town with the city center in the northwest (the Old Town and the New Town) and to Panemune in the southeast (Fig. 18). The area in question is located right next to this important street and is easily accessible. The main transport artery in Higher Šančiai is Prancūzų Street, which connects the Higher Šančiai with the Lower Šančiai and Gričiupis ward. The traffic on Juozapavičius Avenue is very intense (Fig. 19).

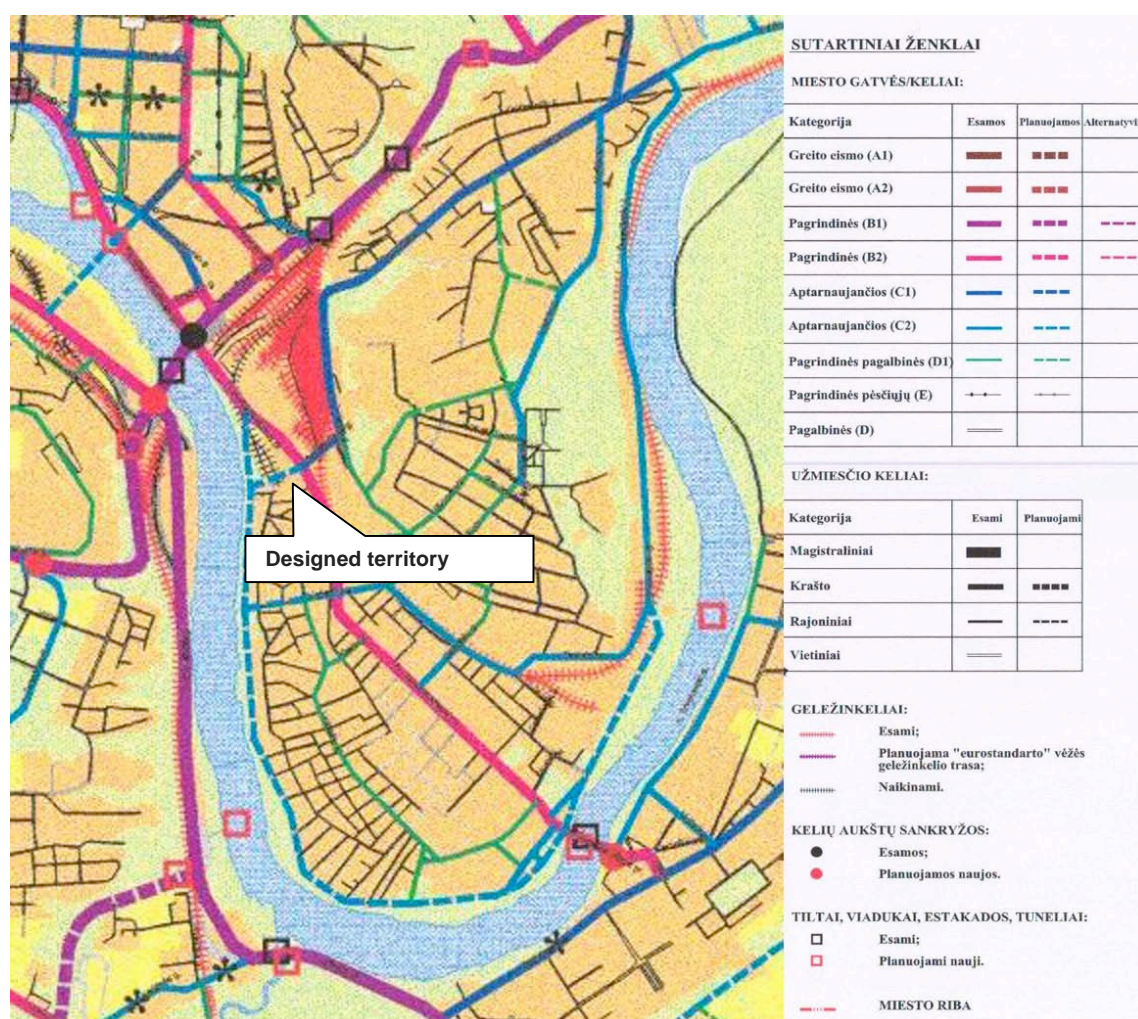


Fig. 18. Street categories (general plan of Kaunas)

The territory of Šančiai is well accessible by public transport. Kaunas railway station is also within the territory.

There are currently approximately 150 thousand bicycles in Kaunas, i. e. every third resident of Kaunas has a bicycle, yet bicycle trips are not very common. A bicycle path runs along the riverbank of Nemunas, in the territory of Šančiai (Fig. 11), connecting this part of



the town to the Center and Panemunė, however, it is used for recreational purposes more than for transport. One of the reasons is the lack of other infrastructure.

The southern and western part of the territory of Šančiai border with the Nemunas river. But the water transport here is underdeveloped. There are no piers.

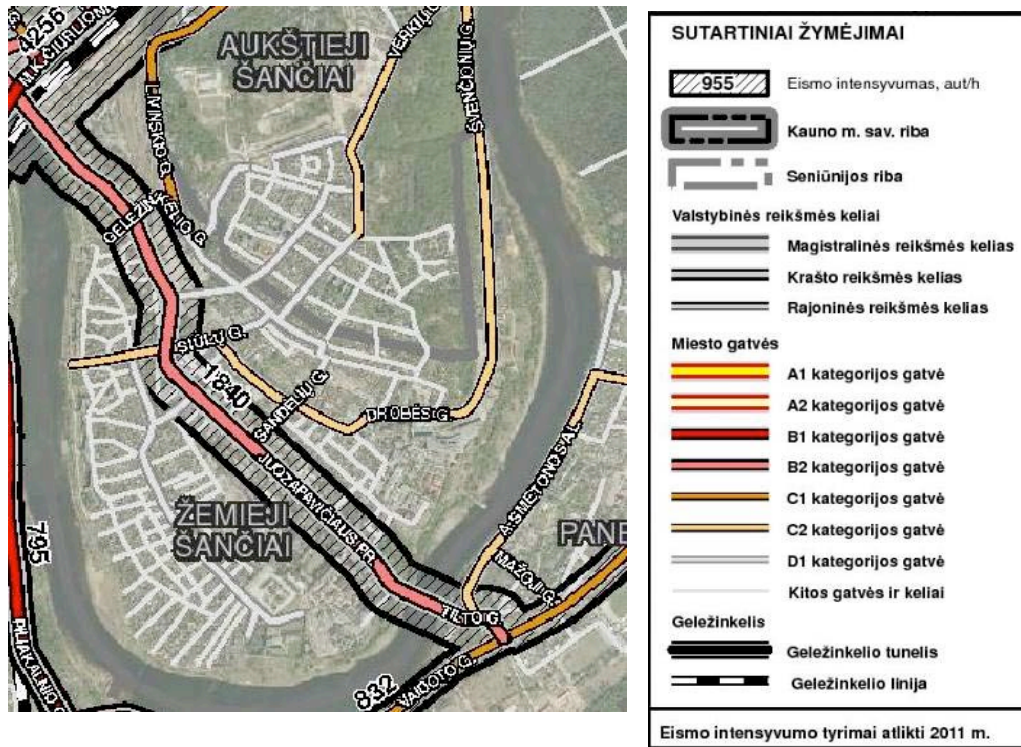


Fig. 19. Intensity of traffic in Šančiai

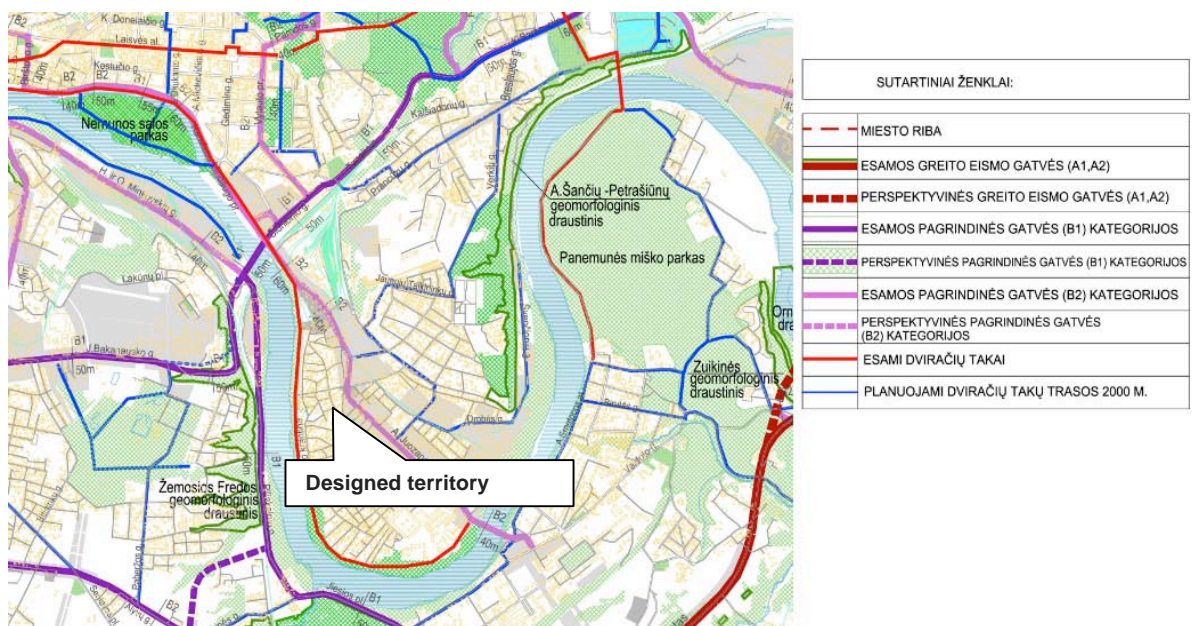


Fig. 20. Main bike paths

## 6. Public spaces, recreational infrastructure

Public tourism and recreational infrastructure – fixed or temporary structures and equipment intended for visiting territories and objects and/or organizing recreation activities. In recreational areas, recreational and tourism activities are prioritised. Recreational areas used for public visitation or recreation can be classified as: beaches, parks of residential areas, campgrounds; overview sites; tourist routes; other recreational sites.

The system of public spaces in Kaunas is underdeveloped and has not been shaped in a purposeful manner. The centre of town (the Old Town and the New Town) stands out from the overall urban context with the best developed system of public spaces. The most intensely used public spaces of the town are the main pedestrian streets (Laisvės Ave., Vilniaus St.), squares, spaces adjacent to shopping centres, transport hubs (bus stations, railway stations), arranged areas at riverbanks (amphitheater in the Old Town) and other places with places of attraction, developed recreational infrastructure (Fig. 21).

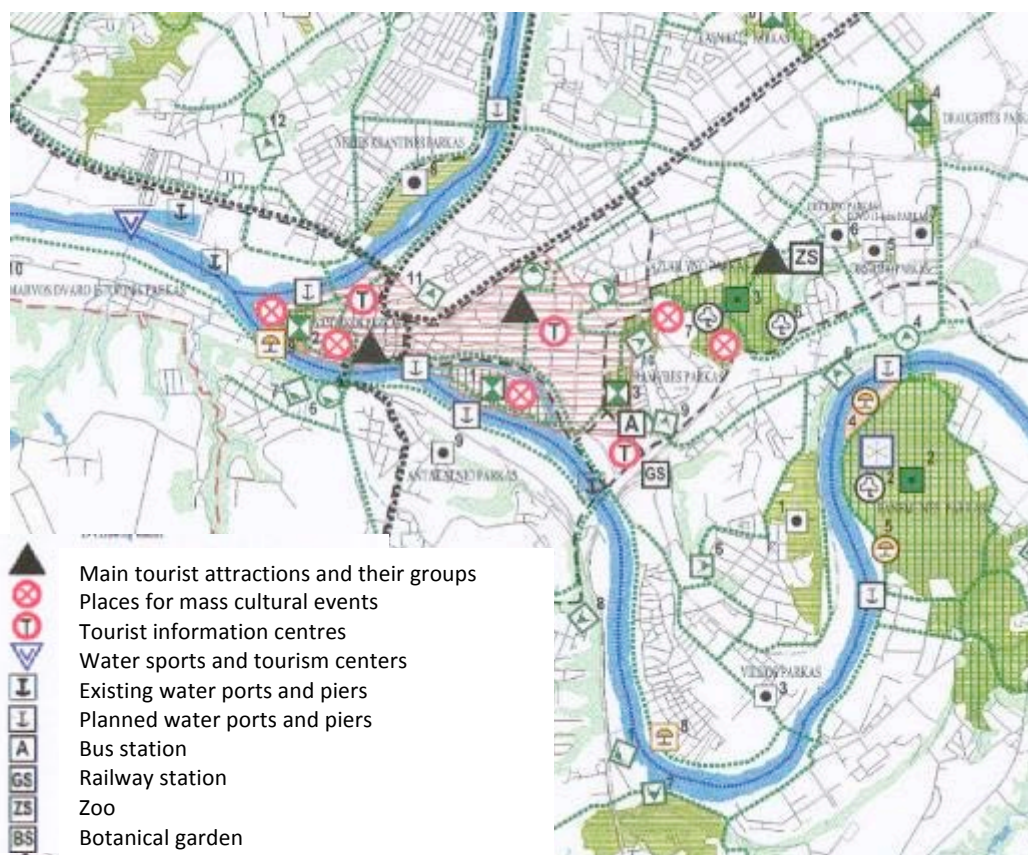
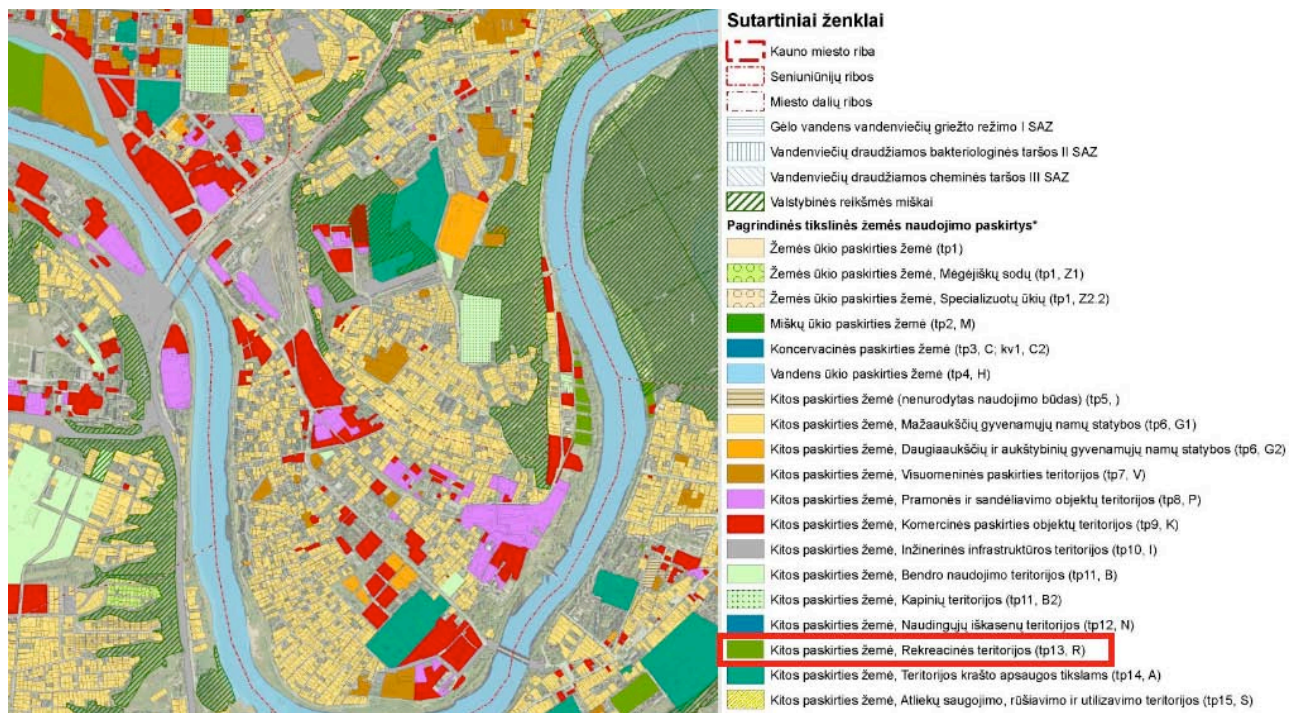


Fig. 21. System of public spaces of the town





**Fig. 22. Main land uses in Šančiai (General plan of Kaunas)**

The following recreational territories can be found in Šančiai: recreational forests: Higher Šančiai oakwood, which has a status of national forest. Banks of water bodies: banks of Nemunas (from Švenčionių St. to embankment of Nemunas), which has a partially installed beach paplūdimys (there are several benches, beach volleyball beach volleyball court) (Fig. 24, 25). Leisure equipment complexes: outdoor fitness area. Cultural heritage of defensive infrastructure of the town: Higher Šančiai hill fort (Fig. 23).

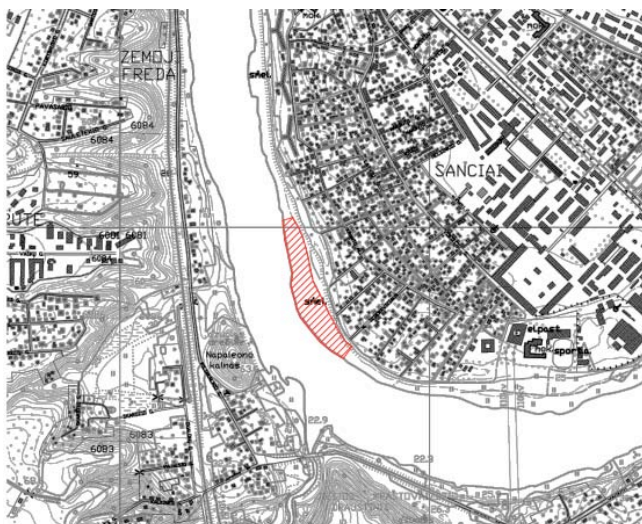
More : <http://visit.kaunas.lt/assets/Uploads/sanciai-e.pdf>



**Fig. 23. Higher Šančiai hill fort**

[https://lt.wikipedia.org/wiki/Auk%C5%A1t%C5%B3j%C5%B3\\_%C5%A0an%C4%8Di%C5%B3\\_piliakalnis](https://lt.wikipedia.org/wiki/Auk%C5%A1t%C5%B3j%C5%B3_%C5%A0an%C4%8Di%C5%B3_piliakalnis)





**Fig. 24. Location of Šančiai beach**



**Fig. 25. View of Šančiai beach**

## **7. Social infrastructure**

Social infrastructure consists of educational and training institutions (pre-school, general education, additional and social education institutions, higher education, vocational schools and colleges); health institutions (medical institutions, primary health care centres, etc.) and public institutions (state and municipal institutions, cultural institutions). Šančiai territory is characterized by a small concentration of social infrastructure objects (Fig. 26) There are 4 pre-school institutions in the territory of Šančiai; 4 general education institutions and 1 Kaunas Adult Education Centre. Schools and kindergartens are located on low-intensity streets, easily accessible by car.



**Fig. 26. Social infrastructure**

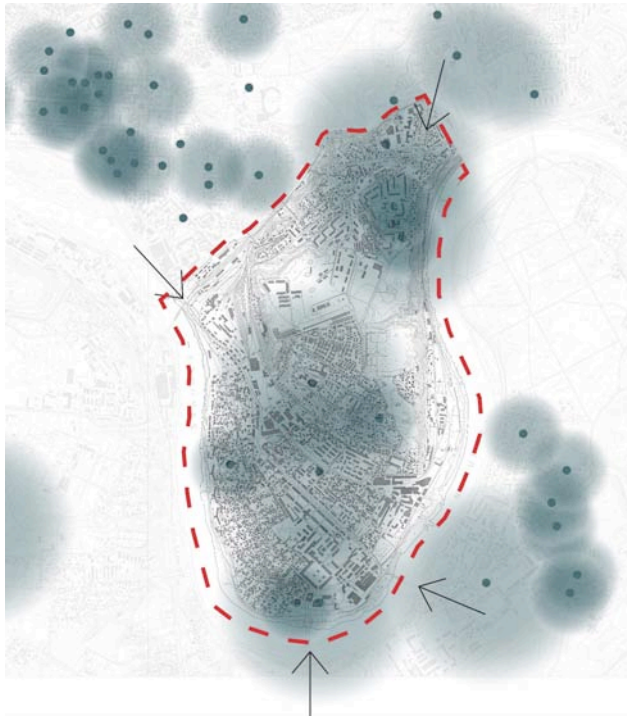
- - Švietimo, ugdymo ir mokymo įstaigos;
- - Visuomeninės įstaigos;
- - Sveikatos įstaigos;
- - Šančių teritorija.

The territory has a moderately developed network of educational (Fig. 25) and health institutions (dentists' offices, pharmacies) (Fig. 26): primary personal health care institutions: 2; dental offices and clinics: 5; hospital: 1; consulting clinic: 1; mental health centre: 1; services related or non-related to housing: 4.

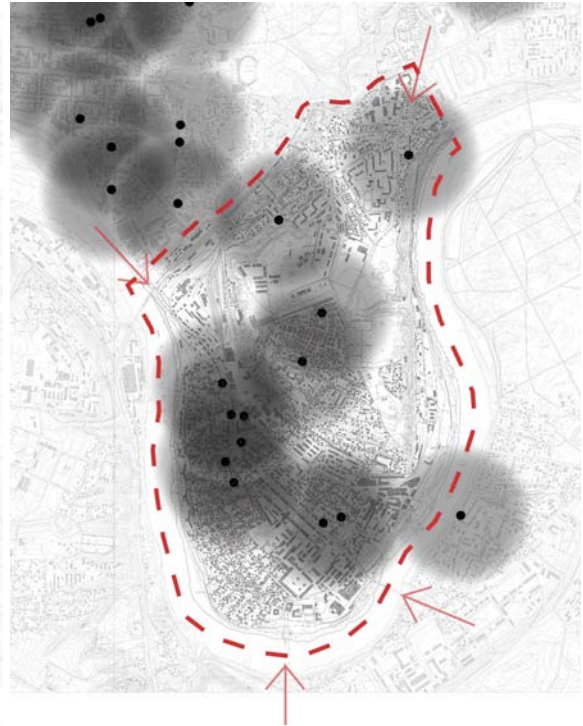
There are few cultural institutions in the territory (museums, theatres, cinemas, etc.) or administrative institutions: Šančiai ward administration: 1; police office: 2; state inspectorate: 1; post office: 3; fire rescue service: 1; building maintenance companies: 2.

Industrial and commercial objects concentrate near Juozapavičiaus Ave.





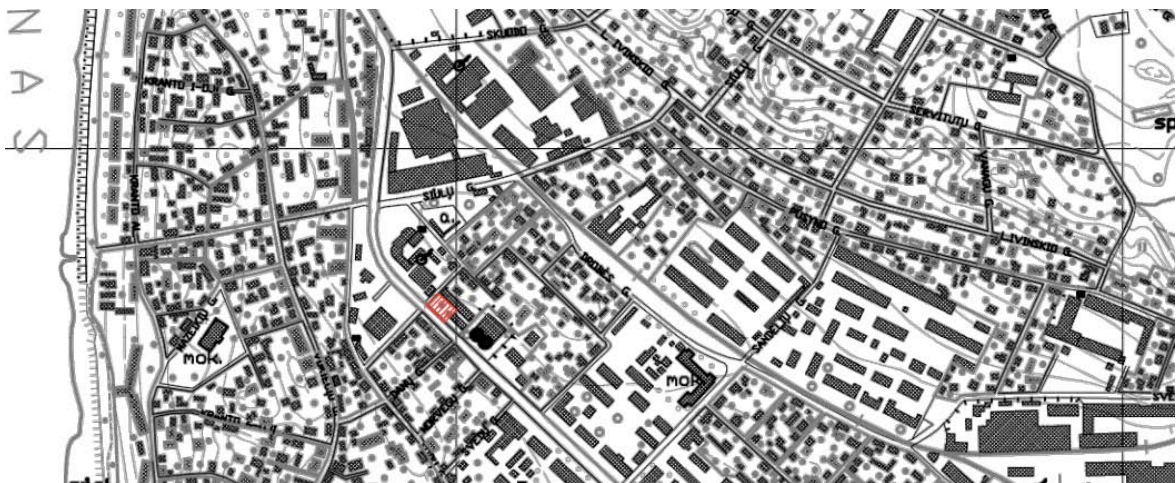
**Fig. 27. Density of educational institutions and their zones of influence**



**Fig 28. Density of healthcare institutions and their zones of influence**

However, communities are active in this part of Kaunas – they have several spaces used for community meetings: “Šančiai kiosk” (Fig. 27, 28, 29), “Cabbage Field” (Fig. 30, 31).

The flea market is taking place in the area of Šančiai kiosk. People gather here to buy or sell various items. It’s a great place for people to gather. More at <http://sanciukioskas.lt/>



**Fig. 29. Territory of Šančiai kiosk**





Fig. 30 and 31. Šančiai kiosk

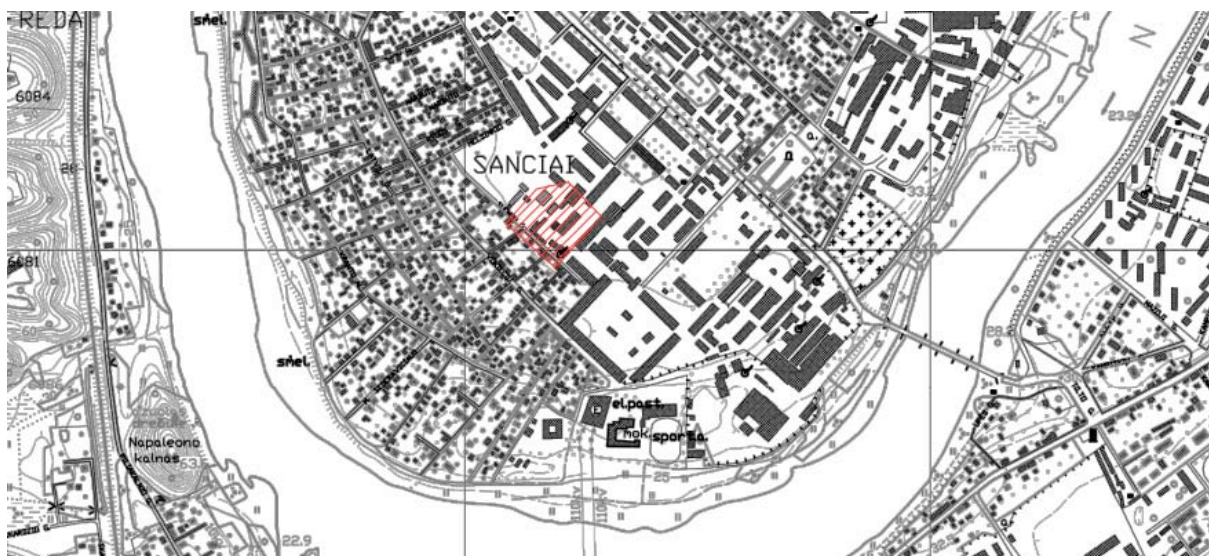


Fig. 32. Territory of the “Cabbage field”



Fig. 33. View of the territory of the “Cabbage field”

[https://issuu.com/edinkaunas/docs/kopustu\\_lauko\\_prezentacija\\_3](https://issuu.com/edinkaunas/docs/kopustu_lauko_prezentacija_3)

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- [https://lt.wikipedia.org/wiki/Auk%C5%A1t%C5%B3j%C5%B3\\_%C5%A0an%C4%8Di%C5%B3\\_piliakalnis](https://lt.wikipedia.org/wiki/Auk%C5%A1t%C5%B3j%C5%B3_%C5%A0an%C4%8Di%C5%B3_piliakalnis)
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- [https://lt.wikipedia.org/wiki/%C5%A0an%C4%8Di%C5%B3\\_sinagoga](https://lt.wikipedia.org/wiki/%C5%A0an%C4%8Di%C5%B3_sinagoga)
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