Research Paper

Research of Traditional Village Conservation and Development Planning in the Perspective of “Multiple-planning”

Taking Liugou Village in Beijing as an Example

Zhengkun GAN, Beijing University of Civil Engineering and Architecture; China

Lingege LONG, Beijing University of Civil Engineering and Architecture; China

Dayu ZHANG, Beijing University of Civil Engineering and Architecture; China

Abstract

As a primary material carrier of Chinese farming civilization, traditional villages have the dual attributes of villages and heritage. The traditional village cannot be regenerated if they were destroyed. Therefore, it is urgent to find a suitable development model and way out in the context of high-speed urbanization. The proper planning of traditional villages mainly covers two aspects of protection and development for a long time. The preparation and management of various types of planning are also intertwined and even contradictory. “Multiple-planning” is an effective way to solve the conflicts between different administrative departments and different types of planning in the current planning process, and also provides a practical planning idea and method for the future of traditional villages. Firstly, the research analyzes the existing planning types of traditional villages and points out that because of the difference of objectives, strategies, and executives, there come three common problems: The protection measures are not easy to implement; The development strategies are unsustainable; The planning and implementation are not connected. These problems directly affected the implementation of planning. They not only hinder the effective conservation of cultural heritage but also restrict the revitalization of the village's economic development. Furthermore, the research discusses the necessity and feasibility of “Multiple-planning” in the conservation and development of traditional villages and proposes a conservation and development planning framework for traditional villages from the perspective of “Multiple-planning.” Finally, the research is taking a traditional village conservation and development planning of Liugou in Yanqing District of Beijing as an example. Accomplished valuable planning in the perspective of “Multiple-planning” through objective and systematic status analyzing, exceptional and feasible conservation planning, scientific and sustainable development planning.

Key words

Traditional villages, Conservation and development, Cultural heritage, Multiple-planning

Introduction

Traditional villages, as primary material carriers of China's farming civilization, cannot be regenerated once destroyed. In the era of high-speed urbanization, it is urgent to find a

suitable development model and way out. For a long time, the proper planning of traditional villages mainly covers two aspects of protection and development. The preparation and management of various types of planning are also intertwined and even contradictory. “Multiple-planning” is an effective way to solve the conflicts between different administrative departments and different types of planning in the current planning process and provides a practical planning idea and method for the future of traditional villages. Governments and planners should face many shortcomings in their past work and actively explore to find a scientific and practical way for the planning and construction of traditional villages, keep rural memories and valuable village cultural heritage for future generations.

1 Compilation Model of Relevant Planning for Traditional Chinese Villages

There are many types of planning for traditional Chinese villages. They can be divided into three classes from the purpose of preparation, promotion planning for people's livelihood, industrial development planning, conservation, and remediation planning. Each broad category contains several small planning types (Table 1).

Planning Type	Planning Title	Planning Purposes	Planning Object	Executive Body	Planning Points
Promotion Planning for People's Livelihood	New Rural Beautiful Village Planning	Improving the Quality of the Village	Villages, Buildings	Government	Taking policy as the guidance, improving the basic conditions of village in an all-round way
	Village Environmental Improvement Planning	Improving Environmental Quality	Villages, Buildings	Government	Focusing on infrastructure upgrading
Industrial Development Planning	Tourism Planning	Developing Tourism Industry	Villages	Government, Enterprises, Villagers	Developing tourism resources and expanding village development Market
	Industrial Upgrading Planning	Promoting Economic Development	Industries	Government, Enterprises, Villagers	Build the core industry and enhance the economic strength of the village
Conservation and Remediation Planning	Cultural Relics Conservation Planning	Conserving Important Cultural Relics	Cultural relics Nounenon and Environment	Government	Conserving the core value of cultural heritage
	Conservation Planning of Famous Historical and Cultural Villages	Conserving Village Heritage	Villages, Buildings	Government, Villagers	Conserving the cultural heritage on a large scale
	Traditional Building Renovation Planning	Repairing Important Buildings	Buildings	Government, Villagers	Maintaining the buildings with high value
	Village Landscape Planning	Improving Landscape Quality	Village, Landscape	Government	Design a rural landscape with outstanding characteristics
	Traditional village Conservation and Development Planning	Conserving and Developing at the Same Time	Villages, Industries	Government, Enterprises, Villagers	Establishing archives, analyzing the current situation, conserving heritage, improving people's livelihood, and looking for the characteristics of village development

Table 1 Classification Comparison of Traditional Village Related Planning by Author

1.1 Promotion Planning for People's Livelihood

Objectively speaking, the promotion planning for people's livelihood is usually the most popular type of villagers. The typical representative of such a plan is the Beautiful Village Planning. The planning content does not involve the relocation of villages and the transfer of construction land, with emphasis on the rectification of the village landscape, the construction of infrastructure and public service facilities. Its purpose is to improve the living environment and production conditions through correction and finally promote economic development and social progress. Most of these planning is implemented in a top-down way, which usually ignoring the characteristics of specific villages. Project selection, site selection, and construction scale often do not meet the needs of village development, especially when it comes to heritage conservation and inheritance. It is easy to ignore the repair of traditional buildings and the preservation of classic features, thus resulting in the disappearance of traditional elements in the implementation of planning.

1.2 Industrial Development Planning

The starting point and foothold of industrial development planning are in the market expansion and industrial development of the village. Due to the hollowing and aging of the rural population, most of the traditional villages have a single industrial structure and a small development space. The positioning of the industry is mostly concentrated in the tourism of the tertiary industry. From the perspective of the development of international urbanization, when most people live in cities, rural pastoral scenery and traditional culture will become scarce resources, and the continuous appreciation will attract urban residents to come for sightseeing. Such planning often relies on the core values of traditional villages, led by the government and enterprises, and the villagers participate to a certain extent. However, because there is no sustainable integrated of material and non-material traditional cultural resources, once it is not operated correctly, it will bring irreparable damage to the village.

1.3 Conservation and Remediation Planning

The core of conservation and remediation planning is centered on how to protect the cultural heritage value of traditional villages. The means adopted are often rigid and have a significant positive effect on the conservation of villages in the short term. Due to the attention from the state, most villages in the list of National Traditional Villages have prepared conservation planning, and their control covers village space patterns, traditional buildings, historical relics, and environmental factors. Many of the conservation programs currently in place can technically protect historical buildings and ancient villages as well as intangible cultural heritage. However, how to meet the needs of the residents' living modernization while conservation is a problem that has not been completely solved. For this reason, the state began to require traditional villages to prepare conservation and development planning to handle the relationship between conservation and development.

2 Common Problems in the Planning of Chinese Traditional Villages

Since the objectives, strategies, and executive bodies of traditional village-related planning are different, the following three types of problems have arisen. They directly affected the implementation of the planning and even hindered the effective conservation of cultural heritage. This is also the contradiction that the “Multiple-planning” should strive to improve.

2.1 Conservation Measures are Single and Difficult to Implement

In the conservation-based traditional village planning, the conserving strategy often only pays attention to the object ontology, neglects many objective laws of the village development, and then leads to an inefficiency implementation. In China's urban and rural planning system, the planning and construction of general villages and towns are managed by the Ministry of Natural Resources, the material cultural heritage is governed by the National Cultural Heritage Administration, and the intangible cultural heritage is managed by the Ministry of Culture and Tourism. Traditional villages have a particular cultural status of tangible and intangible cultural heritage, lacking guidance, and coordinating from higher levels of government. For example, because the reduction of construction land can effectively control the population size and alleviate urban diseases, land supply policy in China is generally decreasing. When protecting critical cultural relics units, it is often necessary to vacate some buildings within the scope of conservation, but there is no reasonable area for subsequent resettlement planning. If the conservation and development planning does not combine the land use superior planning, it will not be able to create enough circulation space for conservation. The conservation will eventually not be implemented.

2.2 Development Strategy Is Not Sustainable

With the acceleration of urbanization, traditional villages continue to suffer from “constructive, developmental, and tourism” damages. The relevant planning does not control development in appropriate measures is the root of the problem. Some local governments have neglected the environmental capacity of traditional villages and just compiled industrial planning that caters to the needs of society. Coupled with the spontaneous and decentralized management of the villagers, there has been a severe homogenized phenomenon in the type of industry and structure of the function. The value of “characteristic” in rural areas has not been reflected. Such extensive development strategies continue to impact and erode an accelerated decline of traditional villages.

2.3 Lack of Convergence between Planning and Implementation

The planning implementation of traditional villages is different from another general village planning. The general village planning is characterized by focusing only on the recent construction task, the improvement of infrastructure, and environmental remediation. The planning of traditional villages should pay more attention to the conservation of historical environmental elements and traditional features, which also puts higher requirements on implementation. The reality is that the township-level government, as the main body of the application, lacks professional planning management and supervision and evaluation, and often focuses on project thinking, focusing only on the specific projects in process. There is no macroscopic and systematic overall development thinking, which inability leads to integrate the actual construction of the traditional villages with the planning. As the person in charge of the planning and preparation, the planner only completed the preliminary design work, lacked two-way communication with the villagers, and rarely played the role of dynamic adjustment and feedback during the implementation process. The participation of the villagers as an object of implementation is not high, the information is also asymmetrical, and the acquisition sense of villagers is low, too. In summary, planning is only meaningful if it

plays a role in the process of practice. This is also the key to whether planning can exist and be implemented under the market economic system.

3 The Necessity and Feasibility of “Multiple-planning” in the Development of Traditional Village Conservation

3.1 Necessity

From the international cognition process of heritage conservation, ICOMOS adopted the "The Valletta Principles for the Safeguarding and Management of Historic Cities, Towns and Urban Areas" at the 17th General Assembly in November 2011. It was in a time which politic, economic, culture, and social realm are facing a period of significant change, and it is the necessary revision of the Washington Charter. It proposes that the values of historic towns and their backgrounds should be protected and have integration with the social, cultural, and economic life of our time. It is not difficult to see from the Valletta Principles that in the context of sustainable development over the world, to better conserving the material and intangible historical values of traditional villages, action should be strictly linked to economic and social development. To improve the quality of the environment and life, we must make good use of the “Multiple-planning” model.

Judging from the current situation of the conservation and development of Chinese villages, we are also facing a very severe test. As summarized in the previous article, merely thinking about the future of the village from the safeguarding level is not even keep up with the pace of the times, and it is impossible to restore the decline of the village substantially. At the same time, the previous model faced conflicts between the various departments. The “Multiple-planning” approach is used to coordinate the value orientation of the ideological level, coordinate the planning of the technical method level, and coordinate with the main body of the implementation level. It can provide new ideas for the implementation of traditional village conservation and development. So far, several provinces have issued proposals to strengthen the protection of traditional villages and proposed to prepare of the village “Multiple-planning scientifically.”

Also, the state has proposed to adopt the “One Blueprint Strategy” to optimize the urban spatial layout for the new urbanization construction many years ago and promote the “Multiple-planning” used in economic and social development master planning, urban planning and land use planning. This not only provides a clear demonstration of the “Multiple-planning” of the traditional village planning but also emphasizes the necessity of “Multiple-planning” in the future planning of traditional villages from the national level.

3.2 Feasibility

Since 2014, the four ministries and commissions jointly issued the “Notice on Carrying Out the Pilot Work on Multiple-planning in Cities and Counties.” Twenty-eight cities and counties across the state have launched the “Multiple-planning” exploration work. Many successful explorations at the town level have provided valuable references for the current “Multiple-planning” transformation of traditional villages, significantly increased confidence.

The sustainable development of traditional villages has also received considerable attention from the Ministry of Housing and Urban-Rural Development. In the basic requirements for

the preparation of the traditional village conservation and development planning (Trial) issued in 2013, it is clearly stated that the conservation and development planning should be formulated, and it is necessary to adhere to the principle of conservation, taking into account development, respecting tradition and living heritage, and conforming to the laws of reality and farmers. The requirements focus on scientific decision-making with multi-disciplinary integration and solicit opinions from the government, experts, and villagers to improve the practicality and quality of planning. Based on satisfying this requirement, the villages meet conditions should further expand the content and depth of the deepening planning according to the actual needs of the village and the circumstances of economic development. This requirement integrates the traditional village planning work, which previously separated from conservation and development. It also integrates the urban and rural planning law, the cultural relics conservation law, the village and town construction management regulations, and other relevant regulations — this laying a sound system for the adaptation of traditional villages to a new era. At the same time, planning of conservation and development and form of project demanding have become a necessary condition for the declaration of the list of traditional Chinese villages and have also created a favorable political environment for the “Multiple-planning” of traditional villages.

3.3 Traditional Village Conservation and Development Planning Framework from the Perspective of “Multiple-planning”

The traditional village conservation and development planning from the perspective of “Multiple-planning” should combine the long-term overall structure with the implementation of recent projects. Seeking to improve the village's long-term development confidence while enhancing the villagers' current sense of acquisition. The planning content needs to fully consider factors such as building style, land use, infrastructure, landscape, street, and industry. The planning content of conservation and development should be coordinated, and the characterization of rural areas needs to be tapped. We must change the pursuit of a single economic value that will make traditional villages a capable carrier of the circular economy. The planning also needs to build a coordination platform for the government, planners, and villagers, strengthen cooperation means at the implementation level and establish a system of responsible planners. Long-term two-way supervision and control should be carried out to implement the planning content and control the quality of each construction project.

4 Preparation of Traditional Village Conservation and Development Planning in Liugou Village, Yanqing District, Beijing

Liugou Village is a well-known rural tourist destination in Beijing north area. The ancient castle in Liugou is formerly known as "Phoenix Castle," which is an important military castle along the Great Wall with a profound cultural connotation. The preparation of the traditional village conservation and development planning fully exploits the advantages of the “Multiple-planning” perspective. The planning systematically and comprehensively integrates the heritage conserving, industrial upgrading, environmental remediation, aiming at promoting the coordinated development of conservation and construction and grasping the new opportunities created by the International Horticultural Exposition and the Winter

Olympics 2022. It is carrying out a tourism quality transformation core on the safeguarding of Liugou ancient castle.

4.1 Analyzing Present Situation with Objective System

Liugou Village is located in the middle of Jingzhuang Town, Yanqing District, with Jiulong Mountain in the west and Yanyu Mountain in the east. Liugou ancient Castle was built in the Ming Dynasty (1551). It is also known as the Phoenix Ancient Castle because it resembles a phoenix that spreads its wings. Its city wall system is a National-Level Cultural Relics Preservation Unit. The nature of the current land within the scope of planning is mainly for construction and agriculture. The village's texture is basically in line with the traditional characteristics which the courtyard is dominated by the Triad Courtyard, and the preserved Quadrangle is less. The road grades in the village are divided into three levels: Main Street, Secondary Street, and House Front Road. The roads in the village are hardened with concrete which does not conform to traditional practices. There are three types of public spaces: squares, nodes, and front houses. The landscape of Liugou Village is generally good, with two listed ancient trees.

One of the most critical aspects of the analysis is the delineation of preservation objects. The principal preservation of heritage objects in Liugou Village is (Figure 1): ground ruins of the earthen Great Wall (National-Level Cultural Relics Preservation Unit) and the Ancient Castle Wall and Gate (as an essential part of the Great Wall defense system, National-Level Cultural Relics Preservation Unit), Chenghuang Temple (District-Level Cultural Relics Preservation Unit), the Ruins of General's Residence, Supply and Marketing Cooperatives (Modern Heritage). Among them, the North Gate and Barbican Entrance have been repaired and preserved in good condition; the Chenghuang Temple and the Supply and Marketing Cooperatives are generally in a reasonable situation. The earthen Great Wall, the Ruins of General's Residence and the rest of the City Walls have been in disrepair for a long time, and

Figure 1 Main preservation heritage objects in Liugou Village by Planning Team

they have suffered severe human-made and natural damage.

The building of Liugou Village is mainly composed of single-story and scattered two-story houses. Due to the long-term disorderly development, many buildings were spontaneously transformed into tofu banquet farmhouses by the villagers, resulting in a severely damaged traditional style (Figure 2). Therefore, the overall appearance of the streets and lanes formed by the building is worrying. Most of the dwelling façades are modified in a vulgar modern style. The walls are painted with white coating or grey cement, some air conditioners and pipelines are exposed, and the billboards are bright and rough (Figure 3). The infrastructure conditions of the village are also relatively backward, lacking basic management and maintenance, especially the insufficient carrying capacity of the drainage pipeline, no separation of rain and sewage, water accumulation will happen during heavy rainfall.

Figure 2 Architectural style evaluation by Planning Team

Throughout the current situation of Liugou Village, it has a specific tourism industry foundation with earthen Great Wall, Ancient Castle, Revolution Culture, Intangible Cultural Resources, Convenient Transportation, and Natural Resources. However, the lack of effective preservation of the wall heritage, the lack of reasonable strategies for cultural exploitation, the weak infrastructure, and the poor village environment have caused the village development hardly to move forward. Therefore, it is necessary to take advantage of the construction of the Great Wall Cultural Belt, the 2019 World Horticultural Exposition, and the 2022 Winter Olympic Games, change the development model of the individual catering and lodging economy, break through the bottleneck and gain new future.

Figure 3 Lane facade status by Planning Team

4.2 Fine and Feasible Conservation Planning

The southwest of Liugou Village Castle connects with the earthen Great Wall; therefore, preserving the Great Wall is the most important principle. Delimiting conservation boundary and construction control zone should also include compliance with the following principles: preserving complete village traditional pattern, keep historical style continuous and cultural relics are authentic.

There is no detail delineated about conservation boundary of Liugou Ancient City in upper-level planning "Great Wall Preservation Scope and Construction Control Zone." This upper-level planning only indicated that 500 meters on both sides of the wall of the Great Wall are the scope of preservation, and 500-3000 meters is the level I construction control zone. These cannot solve the practical problems faced nowadays and difficult to guide the future development of the village. Therefore, conservation and development planning of Liugou Village combined upper-level planning regulation with the actual construction condition of the village, put forward specific construction control requirements for non-built areas and built-up areas. Non-built-up areas within the scope of preservation: only greening and fire-fighting passages shall be carried out, and no buildings or above-ground structure could be built. The built-up area within the scope of preservation (Ancient City and surrounding areas): The ancient city and surrounding built-up areas are reserved single-story buildings. The existing buildings in the zone should be maintained in the traditional style. And buildings are not allowed to be rebuilt or added without approval by planning. The ones that have a greater impact on the ancient city are recommended to be retired or demolished. (Figure 4). Peripheral control area: there is a certain distance from the ancient city. It is not allowed to build more than two floors buildings in this area. The height of the building's cornice is no more than 7.2 meters, and rest requirements are the same as the first two areas.

The conservation measures are carried out one by one around the object of preservation, the texture of the village, the characteristic space, the streets, and the buildings. Aiming at the different status quo of the heritage, the planning adopted several technical measures such as cleaning, repairing, and reinforcement, and dismantled all kinds of building or facilities which harm to the heritage. The preservation measures of village texture are divided into three types: control and conservation, carding and repairing, regenerating, and restoration. Control and conservation refer to the preservation of areas with better status quo. Carding and repairing refer to repairing the texture of the area where the current texture is poor. Regenerating and restoration refer to rebuilt to restore the texture were seriously damaged. Establish a three-level feature space system of points, lines, and surfaces. I am using the east-west and the north-south direction main street of the ancient city to form a linear characteristic space skeleton and connect characteristic space nodes such as a village entrance, Chenghuang Temple, green parks.

Figure 4 Preservation Zoning by Planning Team

The rectification of the streets and lanes is a key content that Liugou Village needs to focus on, mainly including the two dimensions (Paving and facade). The main street should be changed from cement hardened road surface to tile floor. The pavement should be changed to stone paving or smaller floor tiles in the secondary street and the housing front road. The modern style of doors and windows along the street can be modified according to the traditional style library provided by the planning, and the concrete wall and red brick wall can change into gray brick walls under suitable opportunities. It is necessary to uniformly manage billboards for street-facing shops, to make concealed air conditioners and pipelines outside the building, and to set up green areas along the wall in suitable conditions (Figure 5).

Due to the lack of style management and misunderstanding of the historical environment for years, many buildings to be decorated. It is necessary to control the color of the building in a

warm gray system and use the appropriate building materials recommended in the planning. For dozens of buildings that are within the scope of preservation and hurt heritage, it is recommended to gradually retreat to the demolition and resettlement residential areas that use the newly constructed construction land in the eastern part of the village.

Figure 5 Renovation measures of street façade by Planning Team

4.3 Scientific and Sustainable Development Planning

Compared with other traditional villages with heritage preservation as the primary target, how to develop and upgrade through conservation strategy is the challenge of Liugou Village. Based on in-depth field research, the planning team carefully studied various related planning, communicated with locals for many times, and have found a clear development orientation for Liugou Village: 1) Vigorously exploring the precious historical and cultural resources of Ancient City, tightly integrate the construction of the Great Wall cultural belt, and create a model for the use of the culture of the city. 2) Using its own and surrounding natural resources, fully integrate and develop particular industries and individual activities to build a famous rural tourism destination in the suburbs of Beijing. 3) Preparing effectively support to the 2019 World Horticultural Exposition and the 2022 Winter Olympics affiliated tourism industry.

The development part of planning creates a general special develop structure of “One Castle, Two Wings, One Belt” which consisted of Liugou Ancient Castle, Jiulong Mountain Sports, and Leisure Park – Yanyu Mountain Forest Park, and Great Wall Cultural Belt (Figure 6). Formulating long-term land use strategies, especially refining the small categories in the Type V village construction land, balance the demolition and construction needs with new construction land supply and increasing the proportion of Type V12 mixed-use residential land to provide support for villagers’ business operations.

I am using the cross-shaped main streets of the ancient city to create a skeleton commercial tourism axis and cultural experience axis and at the same time, arranging the tofu experience zone, the traditional Chinese medicine zone, the characteristic commercial zone, the residential zone, and the cultural experience zone throughout the whole village and utilizing excellent natural and historical resources to improve environmental quality and create landscapes and public spaces with local characteristics.

Figure 6 Regional coordinated development planning by Planning Team

The planning will vigorously strengthen the tourism-oriented tertiary industry and expand tourism, including the Great Wall City Tourism, Red Culture Tourism, Folklore Tourism, Agricultural Tourism, and Ecological Agricultural Products Experience. Building a new tour industry structure of Tour (ancient city), Eating (specialty food), Living (high-end B&B), and Purchasing (country specialties), guiding the development of the village from quantitative change to qualitative change. A variety of tourist routes are set up for different cultural landscape nodes, and a guided navigation system with clear levels guides the tourists. Based on conservation and restoration, planning will make rational use of the heritage such as the earthen Great Wall, the ancient city wall and the Chenghuang Temple, so that the value of the heritage can be fully demonstrated in the new era.

At the implementing level, the planning also fully designed the feature space for transformation and utilization, and drafted renovation promotion strategy for typical courtyards (Figure 7). These specific design schemes adopt the typology method, which provides a reference for the future regeneration practice of Liugou Village, such as architectural styles, proportions, materials, colors, and formats. Furthermore, the planning also develops different strategies to meets development needs in terms of safety and disaster prevention, water supply and drainage, power, and gas.

The planning period of the Liugou traditional village conservation and development planning is consistent with the new master plan of Beijing (2016-2035), which is divided into three stages: short term, medium term, and long term. In the coming five years, planning will mainly implement projects that are urgently needed for the development and strengthened the preservation of the ancient city walls. In the eight years of the medium term, planning will gradually improve the overall industrial layout of and tourist facilities of the whole village. In the long-term five years, planning will archive the layout of "One Castle and Two wings" to connect surrounding areas, form a tourism industry development economic belt centered on Liugou Village, and finally realize all the planning goals.

Figure 7 Guideline for courtyard promotion by Planning Team

5 Conclusion

The conservation and development of traditional villages rely on scientific planning to guide, and scientific planning needs constant exploring of new methods from more reasonable and effective perspectives. In the face of the accelerating urbanization process and the unsuccessful rural decay, the planning of traditional villages must adopt a "Multiple-planning" approach. Putting different levels, different goals, and various implementation subjects together through "One Blueprint." At the same time, planning needs to connect the implementing projects that putting the future vision nowadays practice on the same track. These will ensure that the conservation and development planning of traditional villages can play a crucial role in the revitalization of traditional cultural and local economic. As the main responsible person for planning, the government and planners should unify their thinking and act in unison. Continuous supervision of implementation, management of planning, and enthusiasm for public participation will provide diverse and reliable intellectual support for planning.

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