

PRESS RELEASE

**STATE PROPERTY MANAGED BY THE  
AGENZIA DEL DEMANIO  
(Italian Public Property Agency)**

AN AGENZIA DEL DEMANIO CONFERENCE IN ROME PRESENTS THE FIRST  
CENSUS OF STATE PROPERTY

**A four year Census for the purpose of identifying and managing the treasures of the  
Italy state property stock**

**The first  
Census of  
Italian state  
property**

Involving 1,600 human resources in the completion of 150,000 technical surveys, the generation of 70,000 plans, the creation and storage of 700,000 images and the collection of 400 data per property, the Agenzia del Demanio Census of Italian state property has been a hugely complex operation, the first of its size ever to be completed in Italy. The Agenzia del Demanio Census of state property will conclude with its presentation in Rome on 18 and 19 October 2007 during an international conference entitled *CONOSCERE PER RICONOSCERE* (KNOWING ONE'S ASSETS) which shall be attended by the President of the Republic of Italy. The convention will also see the participation of delegations from 23 European Union member states.

**Identification in  
order to  
manage**

Thirty thousand properties, of which twenty thousand are buildings and ten thousand are plots of land: the figures generated are unable to describe the vastness, the heterogeneity and the geographical variations within the set of properties assessed by the Agenzia del Demanio census. Yet thanks to the Census, the Agency now has a far better knowledge of the state property it has been appointed to manage and thus is able to ensure its correct administration, using the knowledge it has gained – a question of common sense – in order to ensure the correctness of its actions.

**Rationalization,  
enhancement  
and the  
generation of  
income**

The aim of the Census is to reorganize, increase and further improve the Agency's knowledge of Italian state property in such a way as to create a modern database to support the effective, rational management of the property stock. The information collected – which was processed in such a way as to make it easy to update and to avoid precocious "aging" – thus formed the fundamental substratum of a dynamic property stock management model oriented at enhancing the properties and, where possible, enabling them to generate income.

**The property of  
all**

A stock of property such as the enormous, highly varied, far-flung and extremely valuable set of properties belonging to the Italian state cannot be treated merely as a budget item. Indeed, its very features make it a fundamental element of Italian national culture and identity which, as such, should be made available for wide appreciation by the public at large. The property of the Italian state – which ranges from such famous monuments as the Colosseum or the Reggia of Caserta to hidden treasures such as the 14<sup>th</sup>-century Villa Tolomei or other, lesser known, but no less precious treasures scattered throughout the rest of the country - is the property of all Italians, a fact which the Agenzia del Demanio Census has finally brought to the common knowledge.

### The Census

One of the fundamental missions of the Agenzia del Demanio is the systematic collection of data regarding the state property for which it is responsible. Indeed, this remit was even included in the legislative decree with which the Agency was established in 1999. Thus, in 2003, after a careful preparatory study, the Agency finally commenced the collection of data on “available state property stocks”, “state property available for government use” and “historic and artistic properties of the state” located throughout the nation. The field work relative to this data collection exercise was outsourced to a number of highly qualified external companies.

### Goodbye paperwork, hello single database

Coordinated by an Agenzia del Demanio Production Room, a special office established to further relations with regional Agency branches (and other players with access to “historic memories” of local property stocks), the results of over four years’ data collection operations have been brought together in a huge centralized database. This computerized container – which may be accessed by anyone requiring information on state property – has revolutionized the Italian state property scenario, replacing all paper documentation with an Electronic Real Estate File (Nuovo Fascicolo Immobiliare Elettronico).

### Segmentation and the identification of 2,500 high potential properties

The implementation of a computerized state property management system has also allowed the creation of sets of similar properties with a view to rationalizing their management. Thus the Italian state property stock has been segmented – on the basis of the technical-physical features of the properties, the context in which they are located and any relative strategic choices – in such a way as to identify a set of properties with a high potential for enhancement. These 2,500 buildings are located in 153 cities with 80% being concentrated in just eight regions: Lombardy, Tuscany, Lazio, Piedmont, Veneto, Emilia Romagna, Campania and Sicily.

### A European state property management policy

The forthcoming international convention in Rome will open a new innovative and dynamic chapter in the story of the management of state property. Having defined the property stock and honed the relative management methods, thanks also to such new operating tools as the 50-year property lease concession and the unitary redevelopment programme (both provided by the 2007 Budget Law), it is now necessary to look abroad. Indeed, it is hoped that, with the participation of 23 foreign delegations from European organizations similar to the Agenzia del Demanio in the *CONOSCERE PER RICONOSCERE* conference, it will be possible to set up a professional, institutional network within which to jointly define a European model for the management of state property.

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