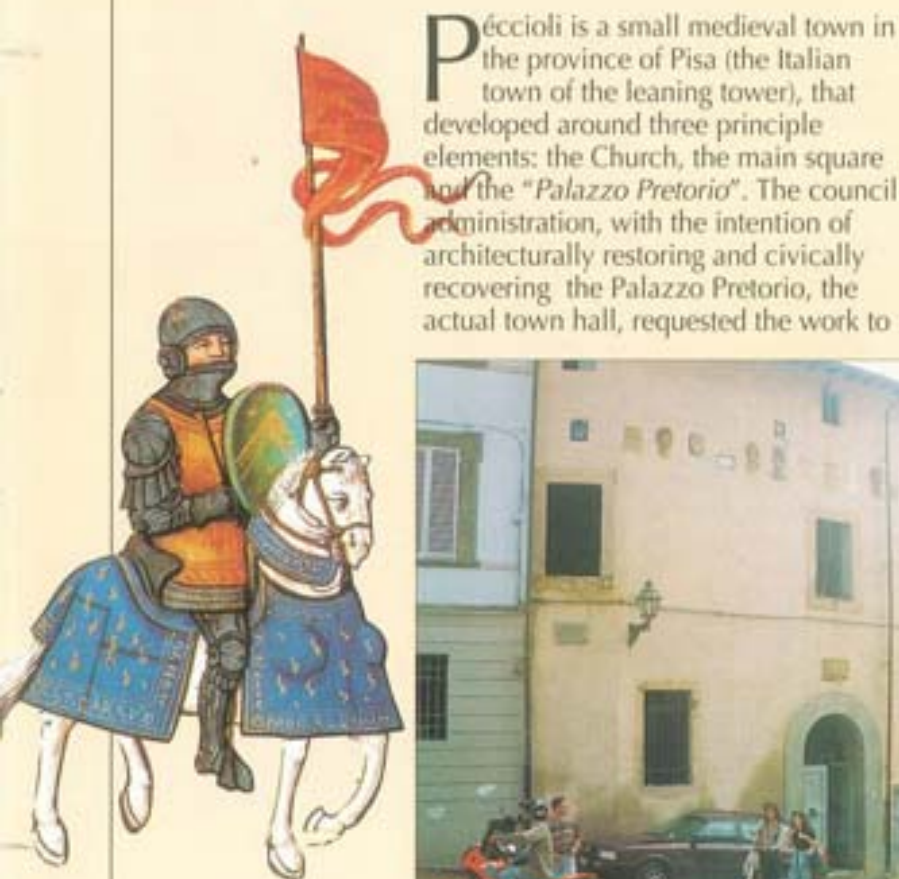


# Back in the Middle Ages

*This concerns the restoration of the walls inside an historic building, built in various stages starting from 1100 AD. In addition to the internal frescos, recovered by Mr Sutter Anton from Pietrasanta (LU, Italy), all the internal plasters have been restored using Mapeantique MC and finished with lime putty, both in the entrance Hall, and in the "Council hall" on the first floor. The rooms and the entire building will become a library.*

*Nicola Sbrana*



**P**éccioli is a small medieval town in the province of Pisa (the Italian town of the leaning tower), that developed around three principle elements: the Church, the main square and the "Palazzo Pretorio". The council administration, with the intention of architecturally restoring and civically recovering the Palazzo Pretorio, the actual town hall, requested the work to

be carried out in single sections at a time, without disrupting the organic aspect of the "palazzo" and its urban structure. In particular the project proposed the functional restoration of the main thoroughfare, the use of the cloister and the recovery of the loggia; considering it, moreover, important to recover, in a short time, the public function of some spaces that up to now

had been used for storage and for private associations. Physically the Palazzo Pretorio of Péccioli is inserted together with other buildings that, being part of the original construction, distinguish themselves appreciably from those added and embellished in successive periods after the Middle





Photo 1

Detail of the antique 'sestino' terracotta tiles after been restored and grouted with KERACOLOR LARGE GRAIN

Photo 2

Beginning of the restoration work to the plasters; scaffolding is erected

Photo 3

Work in progress



PHOTO 1

PHOTO 2



PHOTO 3



Ages.  
In the book

"Quattro chiacchiere sulla storia di Péccioli" (Bartoli, 1973) we read "the original building is of the medieval period with modifications carried out in the XVIII-XIX century. Public office of the chief magistrate, already in the XVI century, maintaining its public use as the office of the Gonfalonieri in the epoch of the grand duchy of Tuscany; it was the office of the Prefecture until 1923". Actually a part of the building continues to maintain a public role, hosting the office of the town council.

### Technical-structural characteristics

The building is composed of three floors besides the mezzanine.

Structurally the perimeter walls are of mixed masonry and the floors in wood, iron and tile.

The roof frame, double pitched, is in wood with a covering mantle in plain and curved roofing tiles. Internally the rooms are characterized by barrel vaults on the lower floor with the exception of the entrance hall which has a wooden ceiling. The entrance hall is of remarkable artistic importance, on the walls can be seen the remains of frescoes that give the idea of more extensive paintings underneath the wall paint covering; the workmanship of the wooden ceiling is of a high quality. The walls, for the major part plastered, are in a poor state of conservation. In general the state of conservation is very poor, to the extent of real degradation as far as the condition of the internal courtyard and the rooms adjacent to the main passageway.

### Work criteria

The project work criteria, as requested by the council administration, were

aimed at enhancing the civic function that in part the Palazzo Pretorio already had and to restore those historical-urban contents of which it had been partially deprived.

Each projectual choice therefore, had to take into consideration and fully respect the original building, structure, materials and building techniques.

The interior of the hall has been freed from partitions and the grit flooring has been substituted, inserting antique 'sestino' terracotta tiles, traditionally laid and grouted with KERACOLOR LARGE GRAIN, a prepacked cement mortar. The original wooden ceiling has been retained in the parts that were in a good state of conservation and replaced in the deteriorated parts.

The flooring of the passageway and of the courtyard have been replaced; in particular the courtyard has had installed a stone sheeted cobbled surface.

Still in the courtyard, in order to recreate a more intimate and secluded environment, a trellis cover has been created that helps to screen the courtyard from the windows of the private flats above.



PHOTO 7





PHOTO 4

Photos 4 and 5  
The progress of  
restoration to the  
masonry stone piers  
with  
MAPEANTIQUE  
MC and a detail close-  
up

Photos 6 and 7  
The finished work:  
the particular  
building technique  
has allowed the rooms  
to regain their antique  
splendor



PHOTO 5



PHOTO 6



### Consolidation and improvement

Moreover the intervention required the restoration of all the internal plaster that, as already said, was badly degraded. The choice has fallen to the MAPEANTIQUE line that guarantees a mechanical

performance similar to the antique mortars of old, an insensibility to chemical and physical aggressions and with a dehumidifying effect. After having removed the incoherent material, the restoration of the masonry stone piers has been carried out with MAPEANTIQUE MC, a light dehumidifying mortar for historic buildings. The finishing both of the entrance hall and of the "Council hall" on the first floor, has been carried out with lime putty. The façades of the courtyard have been cleaned by reclamation and reconstruction of the wall weave through the "sew and unsew" technique, sanding and finally surfacing with the relevant protective treatment of transparent paint. Today the rooms of the Palazzo Pretorio, restored to their antique splendor, are to become the Library of Péccioli.

Technical data sheets of the products mentioned in this article are contained in the binder Mapei number 1 "Ceramic line" and number 3 "Building line".



### TECHNICAL DATA

Project: Palazzo Pretorio,  
Piazza del Popolo, Péccioli (PT) Italy

Year of construction: 1100 AD approx.

Year of restoration: 1994/95

Designers: Studio Associato  
Arch. Catarsi, Arch. Alfonso Guiggi,  
Geom. David Casati

Contractor: F.lli Fegattilli

Product used for the restoration:  
MAPEANTIQUE MC

Product used for laying the terracotta tiles:  
KERACOLOR LARGE GRAIN

