



RESEARCH ARTICLE

CONGLOMERATION OF ARCHITECTURAL GENERATIONS OF LAYERING OF BUILDINGS IN MBEYA CITY IN TANZANIA

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ABSTRACT

This paper examines the architectural generations of layering of buildings through the categorization of buildings of pre- colonial epoch layering of buildings- 1506 -1884 and colonial epoch layering of buildings- 1884-1961 in Central Business District (CBD) of Mbeya city in Tanzania. The colonial epoch layering of buildings has been divided into two parts, namely, The German Epoch Layering of Buildings (1884 -1917) and The British Epoch Layering of Buildings (1917 – 1961). Layering theories and concepts were reviewed to address the issue of architectural generations specifically for layering of buildings. The Architectural generations of layering of buildings in Tanzania owes its character to a number of borrowed land use planning, zoning and housing concepts especially from Europe. However, rural buildings have remained predominantly a metamorphosed African traditional architecture that is gradually giving way to globalized city forms. Generally, architectural city layering development has been shaped by a number of layering that were carried out in the course of city development.

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INTRODUCTION

In the context of citification to understand any phenomenon present requires some reflection on the past course of a city's growth and development. The city has been through a number of layering transformations since it emerged in human history. For example first cities arose at a time when capacity of societies had grown such that they could become more settled and permanent. Moreover, the history of a city is experienced visually through the styles and fabric of its buildings and as integral part of architecture. The visualization can be considered through a notion of layering. Furthermore, cities can be seen as townscapes composed of the overlaid fragmentary remains of previous historical states, defined by architectural style and period. Most of the city centre areas have been taken as places where many civilizations have accumulated over the course of time. These areas consist of many old buildings of varied historical legacies. Indeed, a city needs to be analysed as a superimposition of different architectural generations of layering of buildings, represented by its physical elements and by the various ways in which the city is being used.

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These architectural generations of layering of buildings can be conceived in analogy to those typical of a building. Moreover, Caniggia *et al.*, (2001:56) states on how buildings transform first from rural to urban types, then from simple to complex urban types. These compact accumulations are whole, yet made of organic components with each piece, and they are evolving through time which, as a part of a continuous process of modification to internal and external change. Therefore, the architectural generations of layering of buildings have to be examined from pre-colonial and colonial epoch layering of buildings.

Statistics of Buildings

The statistics of Buildings categorize layering of buildings in terms of number and types of buildings.

METHODS

The research was conducted in Mbeya city and the main research method employed to this study was qualitative and a case study. Data collection tools used were, literature review, interviews with key informants, observation and photographic registration. Moreover, exploratory, descriptive and explanatory were also used as supplementary to research methods. The methods explored the real life research

phenomenon of an overview of architectural generations of layering of buildings of Mbeya city in Central Business District (CBD). The research was conducted through the study of different earmarked categories of buildings from pre-colonial to colonial epoch layering of buildings.

Table 1. Statistics of Buildings

S/N0.	Types of buildings/status	Number of buildings
01	Residential buildings in surveyed areas	25,093
02	Commercial buildings in surveyed areas.	18,312
03	Industries	284
04	Government and Institution buildings	94
05	Private Institution buildings	54
06	Uncompleted buildings	4,310
07	Buildings being constructed locally	18,655
08	Total	66,802

Source: URT, (2012:10)

RESULTS AND DISCUSSION

This section presents and discusses research key findings on generations of architectural layering of buildings; case – specifically for Mbeya city. Architectural generations of layering of buildings of different epochs have been conglomerated and discussed as follows;

Pre- Colonial Epoch Layering of Buildings (1506 - 1884) in Tanzania

During the pre-colonial era there were no buildings and structures in the CBD. The land was used for agricultural purpose. People came for cultivating their farm from the peripheral area of the central business district where they lived. The type of houses existed were traditional. The most famous traditional house was Nyakyusa and built all over in Mbeya Region. Nyakyusa's rectangular and circular houses roofed by thatch material.



Source: Mwakyusa, 2006

Figure 1. Presents Nyakyusa Tribe Traditional House in Mbeya Region

Pre-colonial African layering patterns were curved, non-rectangular with a strong sense of enclosure and a fine sense of adaptation to the environment. The circular forms and spatial arrangement of dwellings of indigenous city layering in pre-colonial era, cities were sustained, by factors embedded in African culture. The 'circular' element is evident in

embellishment, in meaning, and in character, and underlies layering conceptions understood and practised by pre-colonial planners in Africa.

The German Epoch Layering of Buildings (1884 -1917) in Tanzania

According to URT, (1953:5) states that:

The Germans ruled the country from around 1884 to 1917. The German reign was characterised by “direct rule” in most parts of the country although there were attempts to introduce local administration. The Imperial Decree of 29th March, 1901 put into effect what were known as Communal Unions for the Districts of Tanga, Pangani, Bagamoyo, Kilwa, Lindi, Lushoto, Kilosa, Mbeya and Dar es Salaam. URT, (1953) argues that unions were responsible for establishing of schools, street lighting, refuse collection, drainage of swampy and unhealthy areas, construction of roads, streets and bridges, distribution of seeds to natives, and overseeing the management of co-operative village farms. However, Unions did not perform well and most of them were terminated in 1909. Unions in Dar es Salaam and Tanga were retained, but their jurisdiction was curtailed and limited to residential areas only. Nevertheless during colonial period, there was segregation of residential areas in the cities. The best located and spacious areas were reserved for the White colonists, while Asian and African communities were allocated the second and third categories of land respectively.

The British Epoch Layering of Buildings (1917 – 1961) in Tanzania

According to URT, (1953:6) states that;

The British ruled Tanzania for just over four decades from 1917 to 1961. The idea of introducing local rule during the British colonial era is associated with the governorship of Sir Donald Cameron who introduced “indirect rule”, that is ruling the territory through local chiefs. This started with the enactment of the Native Authority Ordinance (Cap. 72) of 1926, which recognised traditional chiefs as rulers of their tribes. URT, (1953:6) continues to argue that chiefs were empowered to exercise some administrative, executive and judicial powers in the areas of their jurisdiction. Until the post-World War II era however, “Native Administration” remained a dormant system with a top-down bureaucracy. The chiefs were groomed in such a way as to prop the colonial government.

Mbeya city colonial epoch layering of buildings started during the Second World War when the Germans were defeated by the British and ruled the Tanganyika Territory. The British decided to establish the Province of Mbeya at Igale where had been the capital for colonial administration. Igale is an administrative ward in Mbeya Rural district of Mbeya Region of Tanzania. German later on for unknown reasons the British decided to establish themselves at Idugumbi. Idugumbi is also an administrative ward in Mbeya Rural district of Mbeya Region of Tanzania. Due to geographical location of Idugumbi they were not interested to stay there and shifted the fortress to Utengule where is Utengule Primary School and Utengule Moravian church now standing. See Figure 2 and 3.



Figure 2. Utengule Primary School built in 1897 by the German Colonialists



Figure 3. Utengule Moravian church built in 1897 by the German Colonialists.

After the expansion of Agricultural sector at Iringa where they produced maize and tobacco there was a need to recruit labour force from different places from Mbeya province which necessitated shifting to Iringa. For this purpose they built temporary building layer at Mabatini area in Mbeya City. These temporary buildings were built by using corrugated iron sheets (Mabati) that is why the place was called Mabatini because the buildings were fully built with corrugated iron sheets. It became the station where migrant workers were received and distributed to European settlers among different farms in Iringa.



Source: Mweteni *et al.*, 2017

Figure 4. Prevailing situation of architectural generation of layering of buildings at Mabatini area in Mbeya City

In 1950 the British colonial administrators decided to establish a fortress in Mbeya city where the District Commissioner's offices and Regional Commissioner's offices gained

establishment (2014 Field Survey). The colonial administrators allocated the Indian people the spot where there is the bus terminal now to develop the area by establishing various shops and other different buildings to cater for their social needs and for the benefit of other residents of Mbeya Township. The Agakhan as a leader of Indian people by then helped them to build residential houses around the bus terminal and also the Government at the same time planned the area at Sokomatola for the residential houses.



Source: 2016 Field Survey

Figure 5. Prevailing situation of architectural generation of layering of buildings surrounding Mbeya City Bus Terminal



Source: 2016 Field Survey

Figure 6. Prevailing General Overview of Layering of buildings Impression at Uhindini in Mbeya city

Meanwhile the Tanzania government started to build houses for police workers, the prison and market at Uhindini area. This market does not exist today due to the outbreak of fire that occurred in 2009. The British started the city in 1927 at Uhindini¹, Uzunguni² and Uswahilini³. By doing so other architectural generations of layering of buildings of essential community services were rapidly increased such as Anglican Church, Mbeya Social Club, Loleza Girls' Secondary School, Mbeya Referral Hospital and Community Centre known as Mkapa Conference Centre. See Figure 7, 8, 9 and 10.

Conclusion and Recommendations

This study has empirically demonstrated two architectural generations of layering of buildings namely; pre-colonial epoch

¹Uhindini' is the residential and commercial area owned by people with Indian origin

²Uzunguni' is the area the British people lived and the government offices are located.

³Uswahilini' is the area African workers lived with their families.

layering and colonial epoch layering in Mbeya City. All two architectural generation epoch layering of buildings have significance in city development socially, economically and also politically therefore should not be neglected. The architectural generations of layering of buildings in city settlements created the evolution of urban form. Other architectural generations of buildings should therefore be monitored in terms of redevelopment. Moreover should;

- Exhibit responsiveness to the existing layouts of buildings, streets and urban spaces.
- Demonstrate proper relationships amongst buildings and spaces between buildings.
- iii) Reflect cultural massing of buildings for enhanced urban realms and private domains as well as legibility.
- De-ploy typologies of building forms, building facades and building fenestrations, building approaches and entrances, building colours, urban space types, building details, building materials and technologies.
- Integrate old and new conceptual, architectural and technological concepts in order to achieve diversity and robustness of functions, uses and meanings of buildings.

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