

Beirut heritage rehabilitation, challenges and lessons learnt, through the experience of the post blast implemented projects

BUILD_ME

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Agenda

1. **Initial situation of the heritage buildings**
2. **Beirut Port explosions**
3. **BERYT – Lebanon Financing Facility (LFF) project**
 - Current status.
 - Buildings under consideration
 - CCIs.
 - Challenges.
 - How BERYT is addressing challenges.
 - Documentation.
 - Cluster approach.
4. **Example – The Rmeil cluster**

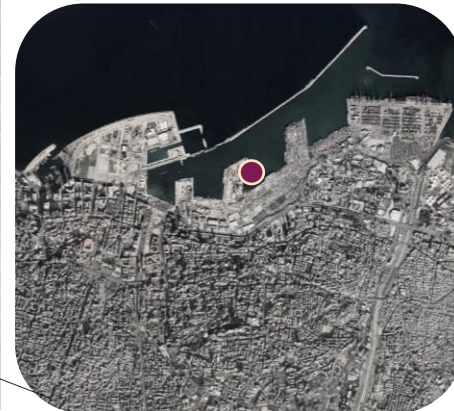


Initial situation of the heritage buildings



● Explosion epicentre

Aerial view, Beirut

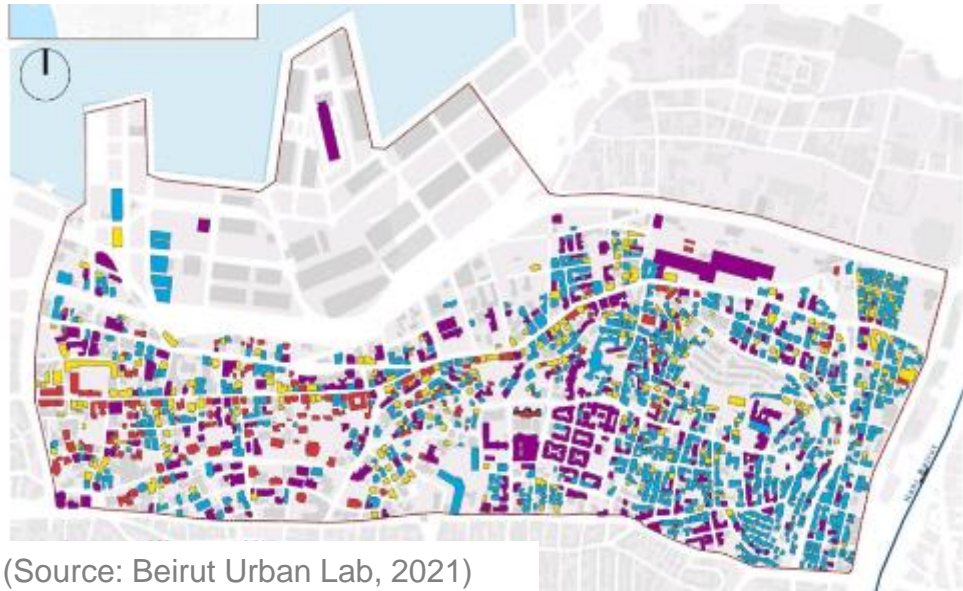


- Beirut was a small fortified coastal city
- Defined by strata of history.
- Dense urban context with more than 40% living in Beirut.
- Urban expansion accentuated in the past 50 years.
- Successive wars, natural events, westernization, gentrification, lack of maintenance, Port explosion reshaped the city.
- Very complex tenure situation, multiple layers of legal issues, several vacant buildings before the blast, vibrant neighbourhoods with concentration of cultural and creative industries.

Initial situation of the heritage buildings



● Explosion epicentre



(Source: Beirut Urban Lab, 2021)

Heritage significance of the area:

- The rich architectural heritage buildings:
 - Carry both social and aesthetic significance in addition to their historical value,
 - Are an essential part of Beirut's collective memory and history, and
 - Are part of Beirut's identity.

Initial situation of the heritage buildings



Era 1



Era 2



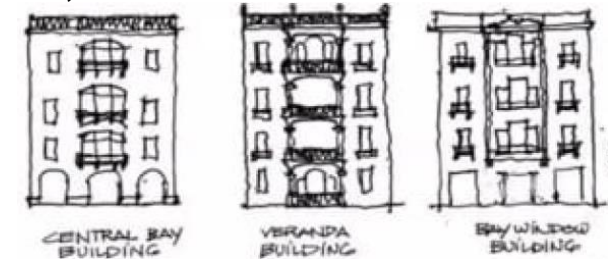
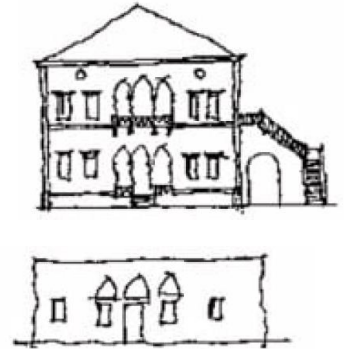
Era 3



Era 4

Recent study by UNESCO/ AUB (BUL)

- Era 1: Late Ottoman Heritage (1850-1919)
 - Central-bay triple-arched façade typology.
 - Wooden windows.
 - Sandstone.
 - Pitched roofs.
 - Backyard gardens.
- Era 2: Colonial Eclectic Heritage (1920-1935)
 - Gradual adoption of concrete.
 - Veranda building.
 - Bay window building.
- Era 3: Early Modernist (1936-1955)
 - Protrusions such as elongated and linear balconies.
- Era 4: Late Modernist (1956-1975)
 - Pilotis ground floor, walled balconies, and blank walls.



CENTRAL BAY BUILDING

VERANDA BUILDING

BAY WINDOW BUILDING

Beirut Port explosion

Beirut Port explosion impacts:

- The explosion:
 - Took place on 4 August 2020, at 6:08 p.m.,
 - Was a momentum of violence in the history of the city,
 - Has devastated a large area of the city, and
 - Has directly affected historic buildings distributed in four main neighbourhoods: Gemmayzeh, Mar Mikhael, Karantina, and Ashrafieh.
- Losses and damages:
 - 230 deceased,
 - 6,000 injured, and
 - 300,000 homeless.
 - More than 55% of CCIs heavily affected and closed.



BERYT – Lebanon Financing Facility (LFF) project

Project overview:

Financing	Proposed Implementation Period	Grant Recipient and Implementing Agency
US\$12.75 million (LFF – World Bank)	33 months (February 2022 – December 2024)	United Nations Human Settlement Programme (UN-Habitat)

Components & Sub-components

Component 1: Housing Recovery

US\$8.28 million

Subcomponent 1.1: Residential Housing Rehabilitation

Subcomponent 1.2: Technical Assistance for Rental Support

Component 2: Emergency Support for Cultural and Creative Industries (CCI) Recovery

US\$1.95 million

Subcomponent 2.1: Technical Support for Cultural Actors

Subcomponent 2.2: Provision of Grants for Cultural Production

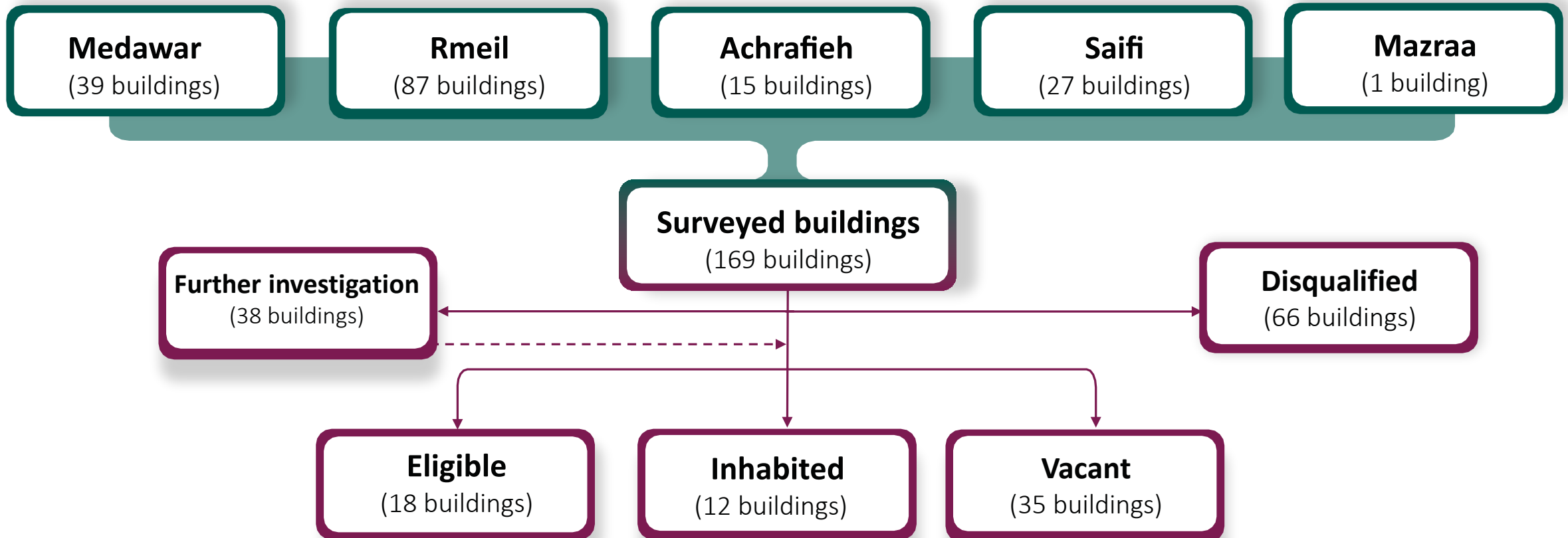
Component 3: Project Management and Monitoring and Evaluation



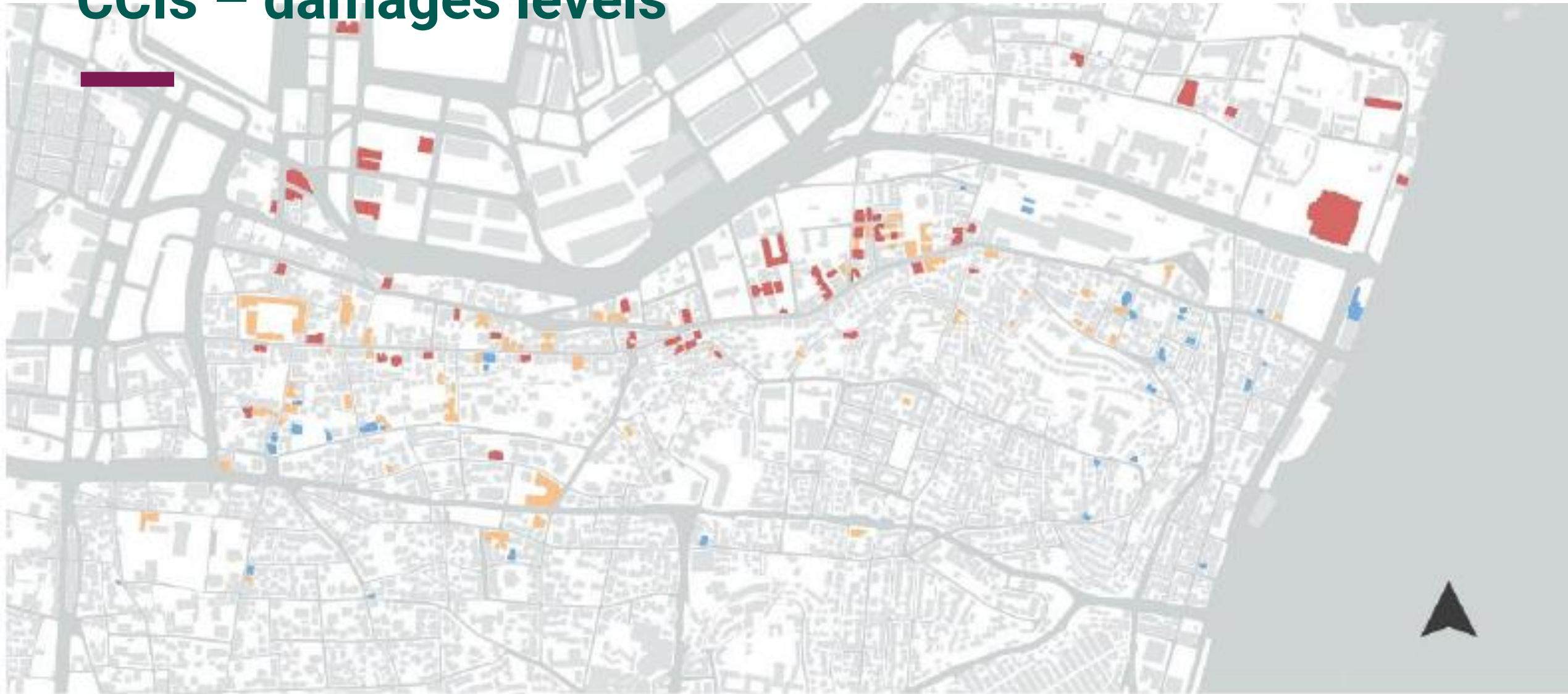
Project development objective:

The project aims to support the rehabilitation of prioritized historical housing for the most vulnerable people and to provide emergency support to creative practitioners and entities in the cultural sector in the Port of Beirut explosion areas.

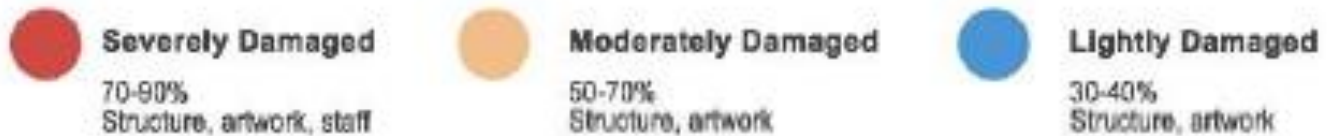
BERYT - current status



CCIs – damages levels



damages levels of CCI



CCIs – Types (2020)



repartition & types of CCI

- Design & Craftworks
- Books
- Community Involvement
- Museums & Archives
- Visual & Graphic Arts
- Cinema
- Music
- Performing Arts
- Mix of several Categories (2 or more)

CCIs – Current status of CCIs (compared to 2019)





current status of CCI



BERYT challenges

- Climate challenges: degradation of buildings
- Loss of intangible heritage
- Legal challenges: inheritance, disputes between owners, legal disputes between owners and tenants, old tenancy law, etc.
- Lack of data: inaccurate maps, lack of title registries, owners left the area long time ago.
- Political and economic crisis.

How BERYT is addressing challenges

Conservation guidelines adopted:

- Understanding the cultural heritage value
- Multidisciplinary teams and approaches
- Participation
- Conservation Principles
- Conservation Process
- Recording
- Investigation, inspection, and diagnosis
- Emergency measures
- Degrees of intervention
- Methods and materials
- Control and safety
- Adaptation and use
- Professional, trade, and craft skills
- Sharing and disseminating knowledge
- Legal and administrative protection



How BERYT is addressing challenges

BERYT has put some initiatives to face the different challenges:

- Establishing cooperation platforms between experts working in the cultural heritage, climate change, legal and socio-economic domains (e.g. through the **Urban Talk platform**).
- Initiating an active participation and integration of wider society (including Academia) and younger generation to raise awareness about the importance of cultural heritage in Beirut.
- Adopting a building back better approach: using durable materials, separating rain water and black/grey water, improving accessibility etc.



Urban Talk

Urban Talk is a series of internal information sessions, organized by UN-Habitat on a monthly basis. The objective is to provide a space for the programme to learn from experts within and external to the programme about emerging global and local urban practices spanning the urban realm, to brainstorm and innovate on how UN-Habitat in Lebanon can increase its ability to deliver on the ground.

to meet with

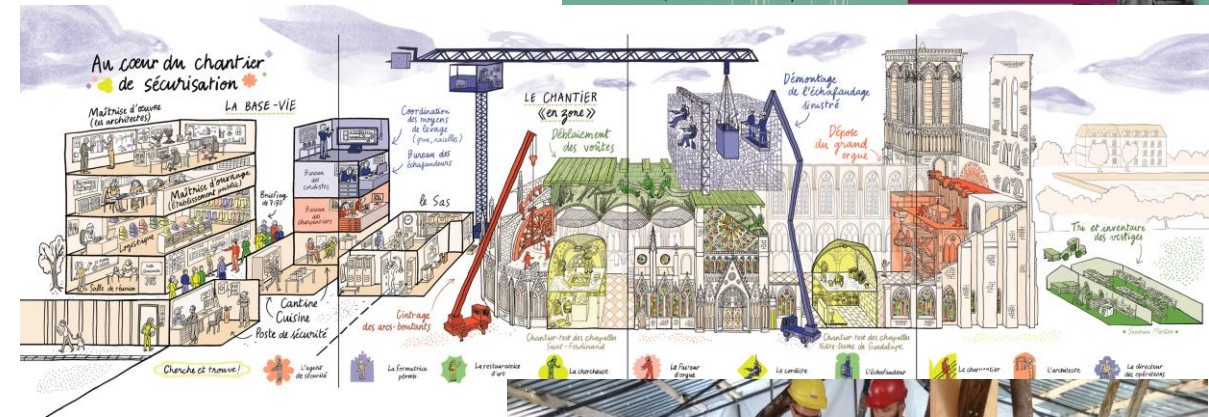
Roland Haddad
Architect Restorer

Join us for the first session of 2023 on
Wednesday
25 January 2023
at 12:00 p.m.

Location
UN-House, Room F300A

Format
In person

Pierre Ghanem



Example – The Rmeil cluster



[Video link](#)

Thank you

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