

A photograph of a multi-story building in Bourj Hammoud, Lebanon. The building has a weathered, light-colored facade with several windows and balconies. In the foreground, numerous black and white clotheslines crisscross the frame, heavily laden with various items of laundry, including shirts, trousers, and towels. The sky is a clear, pale blue. The overall scene depicts a dense urban environment with a focus on daily life and infrastructure.

NABAA
NEIGHBOURHOOD
PROFILE & STRATEGY
Bourj Hammoud, Lebanon

FOREWORD

“Building development to address the emergency” is the philosophy behind the intervention that the Italian Agency for Development Cooperation (AICS) is financing and realising together with the United Nations Human Settlements Programme (UN-Habitat).

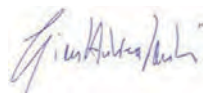
“Building development” because working to strengthen infrastructure and enhance public services in the marginal areas of Lebanese cities is, in the medium and long term, a principal road to a better quality of life for vulnerable groups of the population.

“Address the emergency” since the rapid and constant urbanisation of the country’s cities is a factor associated with social vulnerability in many metropolitan areas. Whilst urbanisation is an established trend in Lebanon, the process has surged over the last six years with the influx of over a million refugees fleeing the Syrian civil war.

The rapid increase in urban population is impacting on the daily life of host communities, adding stress to social and health infrastructure, on the local economic fabric and on the social organisation of the neighbourhoods.

For these reasons we consider that a multisectoral approach, that involves civil society and stakeholder institutions, as characterises this project, is the best tool to address the situation. Because of its structural characteristics in terms of duration and scale, the situation cannot be addressed as a mere emergency, but needs actions aimed at urban reshuffle, economic development and social growth.

From analysis of overall conditions in neighbourhoods from four cities, the production of profiles based on identified needs that can inform integrated solutions to social, economic and structural challenges, this is work that, with the support of AICS, UN-Habitat is committed to realising.



Gianandrea Sandri
Director of the Italian Agency for Development Cooperation (AICS), Beirut.

Bourj Hammoud is a municipal district with one of the most diverse populations in the country. It is also one of the most active and vibrant industrial and economic hubs.

Being on the northern boundary of the capital, this swampy area was home to a few farming families, until survivors of the Armenian Genocide were settled there by the authorities of the day. These and their descendants inhabited the area and constructed residences and businesses there. The area became a prosperous industrial and commercial zone that soon turned into an attraction point for job-seeking people from around the country and abroad.

Today, this densely populated area is facing several challenges due to the civil war, successive conflicts and general neglect. We are determined to overcome these challenges. We have already begun with dealing with some of the most urgent issues, as well as planning for the rehabilitation and improvement of our city.

In this context, the neighbourhood profile and the neighbourhood strategy could prove to be a valuable tool in helping to determine the most urgent needs, and in guiding partial or holistic interventions in ways that “fit the part into the master plan”.

We welcome this report, and highly appreciate the efforts that were put into it. We intend to make the most of it for the benefit of Bourj Hammoud and the Nabaa neighbourhood. We hope that UN-Habitat will work with us to extend the Nabaa profiling exercise to the remainder of Bourj Hammoud, a territorial unit that shares common conditions and challenges.



Mardig Boghossian
Mayor of Bourj Hammoud

On behalf of UN-Habitat Lebanon, I would like to express our deep appreciation to the Italian Cooperation for Development for their generous support, which made this document possible. I also acknowledge the commitment of the Municipality of Bourj Hammoud in facilitating the work of the team, contributing to the provision of data and reviewing drafts. I highly appreciate the involvement of community members and other actors in providing valuable inputs into the assessment and validation processes.

I would like to acknowledge the partnership with the University of Notre Dame (NDU), through which 42 students contributed to the field work, providing input in the building and infrastructure assessment. The on-going collaboration with ACTED which goes beyond this profiling exercise in Nabaa, is also recognised. Gratitude is due to community mobilisers who facilitated the work of the field team and encouraged the cooperation of community members.



Tarek Osseiran
Country Programme Manager at UN-Habitat Lebanon

CREDITS & ACKNOWLEDGEMENTS

The Nabaa Neighbourhood Profile and Strategy was prepared with information collected through a field assessment and interviews with local residents and key neighbourhood members. We wish to thank them for their contribution to the production of the Neighbourhood Profile for Nabaa, which provided the foundation for the Neighbourhood Strategy.

The field work was conducted by:

- Fourth year architecture students from Notre Dame University (NDU) in Lebanon: Raia Abi Aoun, Christelle Moussa, Ragheb Salameh, Yara Younes, Thierry-Georges Khalil, Michel Nacouzi, Rawad Al Kadi, Neveen Al Zowaini, Maysam Al Richani, Anthony Badawi, Nada Keyrouz, Johnny Ghanimeh, Farid, Geagea, Line Nehme, Clara Habib, Samer Zod, Christina El Saidy, Rnady Ghraizy, Ghady Abou Habib, Sarah Dsouki, Yehya Yassine, Georges Abi Karam, Roudy Fattouh, Camelia Mina, Aline Tashijian, Melina Salhab, Jad Hani, Cynthia Matta, Ali Saad, Suzanne Mohammad, Jad Nasser, Mikel Nakhle, Elie Matar, Nancy Al Aridi, Rosemary Chamoun, Oliver Hachem, Georges Mehanna, Maria Diane Nakhoul, Andrew Al Tamer, Ghiwa Khoury, Marie Lyse Azzi and Layla Antoun-Tartak.

- Community mobilisers: Ahmad Fakhr El Din, Ali Nasserddine, Fadi Fakhr El Din, Fatima Fakher El Din, Fadwa Iskandar, Hayat Fakhreddine, Iman Alyatama, Lina Chamas, Liza Dichakejian, Mhammad Hadla, Mhammad Zaydan, Nissrine Iskandar, Rania Nahra, Rabab Iskandar, Renee Brayteh and Zainab Al khamis.

- UN-Habitat Lebanon Staff: Ali Saad, Amal Merali, Christelle Khalil, Dani Harake, Elie Mansour, Hassan Zaiter, Hayat Gebara, Khalil El Hariri, Lady Habchi, Marwa Boustani, Maria Karam, Maryam Nazzal, Riham Kowatly, Samer Schinder, Sawsan Saad, Suzanne Maguire, Synne Bergby and Peter Khoury.

- The findings were validated through a series of meetings with local representatives of different age, gender and professions. The participants were comprised of: Georges Krikorian (Municipality of Bourj Hammoud), Wael Zaayer (Activist/ Municipal Police Guard), Mohammad Hachem (El Ahliah School Director), Hayat Fakhreddine (Activist), Moussa Cherri (Mokhtar), Miled Aoun (Mar Takla School Director), Ferial Aoun (Mar Takla School), Rajaa El Zein (Syrian Refugee), Fawzieye Blayble (Activist), Louis Saad and Christian Saker (ACTED representatives), Elie Najjar and Ghassan Assaad (Key informants) and Issam Lamaa (Key informant).

This report has been prepared by Dani Harake and Riham Kuwalti, with major contributions from Ali Saad, George Abi Sleiman, Julie Brun and Rena Abou Chawareb; and input from Elie Mansour, Maryam Nazzal, Nour Lababidi, and Suzanne Maguire, and all of UN-Habitat Lebanon.

NEIGHBOURHOOD PROFILE PURPOSE

A neighbourhood profile is a multi-sectoral, multi-cohort spatial analytical tool to improve the urban crisis response in poor neighbourhoods in line with the Lebanese Crisis Response Plan 2017-2020 and the UN Strategic Framework for Lebanon 2017-2020.

UN-Habitat produces complementary city* and neighbourhood profiles that each lead to strategy formulation and project implementation. Neighbourhood profiles inform targeting for humanitarian organisations and local authorities. They also contribute to building a national database of comparable data that can be used for better understanding and monitoring of urban dynamics in the most vulnerable urban pockets that city and district averages are blind to, and of how these relate to their wider urban contexts.

METHODOLOGY

UN-Habitat neighbourhood profiling consists of three phases:

Phase 1 comprises a field assessment in a two-part process. Part one is to identify and record the condition of the buildings, the basic infrastructure services, and all commercial activities, on a base of a comprehensive visual inspection. Part two involves a population count by residential unit based on open-ended interviews with key informants for each building. Information is collected using GIS-based mapping and systematic questionnaires.

Phase 2 consists of conducting a series of focus group discussions and key informant interviews with residents, local public officials (mukhtars), business owners, school principals, healthcare managers, religious figures, and (I)NGO representatives. The selection of focus group participants takes into account factors such as age, gender and nationality.

Phase 3 entails presenting the findings to municipal representatives and community members in order to build consensus regarding problems and opportunities. The findings are refined based on feedback from this participatory stage. This approach ideally results in a mutual agreement on problems including capacity gaps and priorities.

NEIGHBOURHOOD STRATEGY PURPOSE

The Neighbourhood Strategy is a spatial and thematic phased response plan that is informed by the outcomes of the Neighbourhood Profile (NP) (UN-Habitat, 2016) for the same area.

UN-Habitat Lebanon produces neighbourhood strategies as a basis for fostering coordinated action between partners to the Lebanon Crisis Response Plan and local authorities to enhance the response in urban neighbourhoods. The strength of the recommendations derives from their area-based nature, as an alternative to cohort-based or sector-based points of entry. The area-based approach starts with a defined geography in which integrated multi-sector and multi-stakeholder action and engagement may be advanced, potentiating optimal targetting, holistic programming and operational efficiencies. Substantively, the strategies focus on improving living conditions through community stabilisation, the upgrading of basic urban services and housing, and improving capacity for effective governance. Recommendations are phased in order of identified needs, irrespective of the actual or likely availability of funds.

METHODOLOGY

Interventions have been formulated with input from local and municipal representatives, active stakeholders, and focus group discussions. The strategy suggests actions that respond to specific social, economic and urban challenges phased in the following format:

- **Immediate Response:** An intervention that should be undertaken within six months due to its criticality for social stability or to emergency need in the realm of basic urban service provision.
- **Short-term Response:** An intervention that should be undertaken within a year to mitigate further deterioration.
- **Mid & Long Term Response:** An intervention that should be undertaken within two or four years respectively, due either to its secondary or tertiary priority level or to the time frame needed for its execution. General strategic directions likely to be of ongoing relevance may also be outlined under this response phase.

*The City Profile is a continually updated geographical, statistical and multi-sectoral description and analysis of the urban area of a city, where the boundary is defined by the continuously built up area. Its purpose is to inform the urban crisis response, generate a national urban database, lead to a City Strategy, and inform strategic project identification.

Disclaimer :

The omission of potential interventions may be due to the selective scope of UN-Habitat and/or the current methodology, or may require further study.

RESOURCES FOR IMPLEMENTATION

Interventions proposed in this document require resources for implementation. There is a wide spectrum of resource types from the monetary to the non-monetary in nature and the local to non-local in origin.

Monetary resources can emerge from:

- Local NGOs or municipal budgets, or private sector organisations (e.g. through Corporate Social Responsibility spending).
- Non-local national/international donors and NGOs, and various public sector budgets.

Non-monetary resources can be:

- Competences such as local volunteered community-based capacities.
- Formal governance capital such as institutional powers vested in municipalities or regional/national state entities.

Monetary and non-monetary resources are to an extent interchangeable though interventions typically require a combination of both for implementation and sustainability. Monetary resourcing requirements set out against Urban Upgrading interventions are indicative estimates, and do not specify sources of capital. Further, costs may be open to value engineering; specifically, optimal coordination of interventions in time and space can maximise impact per unit cost.

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UN-Habitat Lebanon City and Neighbourhood reports are available online at <https://unhabitat.org/lebanon/> or <http://data.unhcr.org/lebanon/>.

For further information including GIS data, contact info.lebanon@unhabitat.org.

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LIST OF ACRONYMS

EDL	Electricité du Liban
GUPW	General Union of Palestinian Women
LEB	Lebanese nationals
MEHE	Ministry of Education & Higher Education
MOEW	Ministry of Energy & Water
NRC	Norwegian Refugee Council
PARD	The Popular Aid For Relief and Development
PRL	Palestinian Refugees from Lebanon
PRS	Palestinian Refugees from Syria
RTO	Regional Technical Office
SLWE	South Lebanon Water Establishment
SR	Syrian Refugees
UN-Habitat	United Nations Human Settlements Programme
UNRWA	United Nations Relief and Works Agency

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EXECUTIVE SUMMARY

The selection process of Nabaa was jointly conducted by local authorities, (I)NGOS active in the neighbourhood, local community representatives, and UN-Habitat Lebanon. The aim was to select a vulnerable urban neighbourhood with poor socio-economic status, sharing stresses on basic urban services. The boundary verification was carried out through a participatory approach using community-based knowledge, (I)NGOs and municipal expertise.

The Nabaa neighbourhood is strategically located near the eastern gate of the centre of Beirut at an important cluster of principal roads connecting with major hubs and regions. Nabaa is a planned neighbourhood that is well structured. It is a poor residential area characterised by deteriorated infrastructure and inadequate access to basic urban services offering poor living conditions for its residents. Combined with the limited capacity of the local authorities and service providers, (I)NGOs are particularly active in the area, but sometimes lack coordination between one another.

This neighbourhood also includes small shops and workshops that constitute part of its economic base. Many residents work in the service industry in other areas of Beirut. The number of small businesses has increased in the recent years, however most do not survive for more than five years. A complex socio-cultural environment, reported high unemployment and school drop-out rates, as well as limited law enforcement pose a threat to safety, with street fights, weapon possession and discrimination reported by key informants and community members.

Improving gender equality, enhancing environmental safety for children and empowering youth can help foster a stabilised community. Addressing building conditions and basic urban services management, guided by identified gaps and challenges, has the potential to reinforce social stability by improving livelihood opportunities, the neighbourhood's accessibility, a more secure environment and better quality of life.





PART 1. NEIGHBOURHOOD PROFILE

云报告
https://www.yunbaogao.cn

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https://www.yunbaogao.cn/report/index/report?reportId=5_18339

