

Revisiting Dalieh: Calling for Alternative Visions along Beirut's Coast

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I. OVERVIEW

Dalieh is a unique natural site along the coast of Beirut. It is the last of the coastal headlands, overlooking the emblematic *Sakhret el-Raouche*, the landmark natural rock formation that dominates Beirut's view from the sea. It includes a prosperous biodiversity, a rich diversity of geomorphological features, as well as archeological remains. For decades, this area has acted as an active gathering space and has encompassed a vibrant informal economy revolving around fishing, popular fish restaurants, boat touring, peddling, and scenic photography. Families and friends had found in this space a natural destination for weekend picnics, lovers a quiet and idyllic setting, sea-goers a strategic swimming and fishing destination, and communities an adequate setting for the celebration of their festivities.

Perhaps one of Dalieh's most enduring and distinctive characteristics is the unscripted quality of its setting, allowing for multiple, overlapping –yet never conflicting – activities to occur. For long, the area had operated as an **open-access shared space** where order was secured through tacit agreements rather than public policing. This is because Dalieh does not fulfill the legal definition of a “public space”: the site is not publicly owned and its activities are not regulated or controlled by state authorities. In Dalieh, property is held privately and the organization and management of social practices, activities, and/or conflicts are worked through informal agreements.

Having practiced and used the area for generations, city dwellers had paid little attention towards property ownership and/or management. However, following a number of recent events, a few of the area's users became aware that Dalieh is privately owned. Since summer 2014, rapid transformations have abruptly interrupted Dalieh's social and economic life: fishermen were evicted, their stalls and restaurants demolished, and a new fence now limits access to the area (and the sea) and obstructs the view. Numerous clues point to the looming threat of a luxurious private development to take over the zone and stitch it to similar developments that have mushroomed over the past decade along the city's coast.

In an effort to halt these transformations, the “Civil Campaign to Protect the Dalieh of Raouche”, also referred to as the ‘Dalieh Campaign’, was established in March 2013 to advocate for the preservation and enhancement of the role of Dalieh as an open-access shared space for all city dwellers and visitors. The Dalieh Campaign is a coalition of individuals and non-governmental organizations who share a strong commitment to the preservation of Beirut's shared spaces, ecological and cultural diversity, as the pillars of the city's livability.

This idea-competition has been initiated by the Dalieh Campaign to provide a platform to advocate for the protection, preservation, maintenance, and enhancement of Dalieh as a shared open space: unique in its ecological and geological features, and accessible to a wide public of users irrespective of national, gender, ethnic, religious, social, or other belongings¹. Teams of multidisciplinary professionals and/or students are invited to articulate visions for possible spatial, programmatic, and institutional arrangements in the area of Dalieh.

We urge colleagues, friends, and city dwellers invested in the possibilities of inclusive, ecologically responsible, and socially diverse urban futures, to respond to this call. We encourage

¹ The competition is organized under the patronage of the Ministry of Environment, and with the support of the Asfari Institute and the Nature Conservation Center (NCC) at the American University of Beirut.

participants to channel their professional skills and imaginations in the formulation of actual schematic designs. We expect these designs to be starting points for visioning exercises that can build broader coalitions advocating for livable and inclusive cities, ruled by the principles of social justice rather than narrow economic interests.

1. DALIEH: UNDERSTANDING THE CHALLENGES

The site of Dalieh displays unique social and ecological characteristics that are severely challenged by real estate development. Indeed, Dalieh is lodged on prime seafront area and is privately held (since 1995) by a small group of well-endowed developers looking for lucrative opportunities. Over the past year, Dalieh has become the site of speculative projections. In the eyes of its property claimants, Dalieh is a strategic site for the development of a private resort complex that may include shopping, private residences, and/or hotels. Such functions however conflict with the experiences, uses, and visions of a wide variety of city-dwellers who identify Dalieh as a vital open-access shared space in the city. They also contradict the visions of scientists, who advocate for the protection of the site for its noteworthy and unique features.

In order to enable the space to maintain its current role in the city, the key challenges that need to be respected and addressed in the context of any intervention include the following (an elaborate description of the site is available in section II):

First, there are ecological challenges that stem from the erratic, sometimes abusive uses of the site in locations where fragile ecosystems have subsisted.

Second, there are economic challenges that stem from the private nature of land ownership and the challenges of financial sustainability that increasingly haunt public spaces in today's cities.

Third, there are transformations to the legal building framework along the coast to enable intensive building practices that usher the potential privatization of this area.

These challenges signal the necessity of rethinking ongoing patterns of land use, functions, and institutional organization, in ways that can protect the ecology, secure open-access, and maintain a sufficient level of flexibility.

Addressing Dalieh as 'open-access shared space'

Open-access shared spaces pose a serious challenge to urban designers and planners. While planning traditions assume clear distinctions between what is 'public' and what is 'private' – clear definitions for who owns what – open-access shared spaces blur the boundaries of property ownership and the very conception of the public/private divide. Indeed, whether they are 'publically' or 'privately' held, they are claimed by social groups who base their claims on the basis of past use and/or ongoing practice. Unlike public gardens or squares where activities tend to be scripted and pre-determined and usually designated by public authorities, spaces such as Dalieh provide flexible arrangements where multiple functions are negotiated across timetables, sub-spaces, and cycles that follow the life the city (e.g. school year, week/weekend).

Open-access shared spaces call on us as professionals and citizens concerned with the intersections of sustainable ecology and inclusive cities to address the following questions:

- How do we balance between ecological and/or archeological preservation needs, and the maintenance of social recreational practices essential for the livability of the city?
- How do we articulate institutional arrangements for the site without completely jeopardizing landscape features and its relatively unscripted social and informal economic functions?
- How do we limit the possible takeover of such spaces by powerful groups, and insure instead that they remain within the public realm: accessible to all, shared by all and protected for all?

2. THE COMPETITION: AN OPEN CALL FOR ALTERNATIVE VISIONS

This competition is an open call for architects, landscape architects, urbanists, planners, and other related environmental design disciplines to articulate a framework of intervention that would respond to the challenge of maintaining Dalieh as an open-access shared space. Artists, legal scholars, sociologists, and other disciplines, are encouraged to participate as members within design-led teams. We are soliciting creative, sensitive, and environmentally-sustainable visions for the conservation and future development of this area. Such visions should include spatial configurations as well as programmatic and institutional proposals capable of balancing between the area's ecological, social and economic needs. More specifically, participants are encouraged to:

- Reaffirm the historical identity of Dalieh through re-defining it "a space for the public" and elaborating on what this means in terms of site ownership and roles and responsibility: Who owns? Who controls? Who manages? Who maintains?
- Develop a spatial configuration and open space pattern that would encourage and support a variety of formal and informal activities while appealing to various age and social groups.
- Preserve the site's ecological elements and landscape features by incorporating environmental sustainability principles and solutions in the design and layout of proposed spaces and elements.
- Maintain the social practices taking place on site, while mitigating their adverse environmental impacts;
- Develop a rich program, accommodating the wealth of traditional practices, proposing new ones, and capitalizing on the site's topography, strategic location, and existing views;
- Enhance the connection of the site to its surrounding urban context at the pedestrian and emergency vehicular access levels.

Competition Objectives

- To position the proposals as a platform to open a public debate about an open-access shared space in the city by using the particularities of Dalieh to explain how such spaces can be designed, managed and sustained. Selected proposals will provide alternatives to current practices along the coast of Lebanon.
- To develop future visions for Dalieh in which the place continues to be present and play a role in the lives of all the Lebanese and city dwellers by retaining an open access to its unique geological formation and its rich spatial engagement with the Mediterranean waters.
- To engage professionals in the cause to reclaim Dalieh through their contribution in order to develop a sense of ownership and stewardship to the public realm.

- To provide ways of recognizing the ecological characteristics of Dalieh and develop social practices that protect its environment in order to trigger public awareness of the significance of the environmental conditions of Dalieh and the city at large.
- To inform city officials and governmental bodies of possibilities for the future of Dalieh and engage them in the debate about open-access shared space in the country at large.
- To provide exposure to professionals' work that engages the public realm, hence expanding their presence and role in contributing to the future of the built and natural environment in Lebanon.
- To broaden our collective understanding of the meaning of place within a highly individualized market-driven urban geography in Lebanon.

II. DALIEH

Dalieh [Arabic for the harbor of Dalieh] is a vast terrain and a unique landscape ensemble that extends across from the city's *Sakhret el-Raouche* [Arabic for Pigeon Rocks], and slopes gently towards the sea. In Arabic, the word "Dalieh" refers to any plant that hangs down, typically used on roof terraces where families, neighbors and friends gather to mark the end of the workday during most of the year. *Raouche* is a derivative of the French word *rocher* [rock], which resembles the Aramaic words *rosh* and *ras*, both meaning head.

Among the rare open-access shared spaces along the coast of Beirut, Dalieh's rich landscape features highlight its national and popular significance and need for preservation. The "National Physical Master Plan of the Lebanese Territory" (2005) has listed Dalieh under Lebanon's "Coastal zone assets" and called to preserve its natural configuration, by way of valorizing of the coastline and maintaining the quality of life in coastal cities "not only for tourist development" (Part V, 2.3.: 65-90). The "Elaboration du Plan Vert de la Ville de Beyrouth" (2000) declares Dalieh the last coastal site in Beirut where morphology and scenery are still almost intact, envisioning it as Beirut's 'green lung'. The plan sees the Dalieh landscape a living example of the evolutionary history of the city, a site with endemic flora that that should be preserved in its entirety for future generations.

1. LANDSCAPE FEATURES

See maps a, b, c in Appendix 6

Geomorphology

Dalieh is etched with features and inscriptions that could trace back the geological history of Lebanon. Considered as the backbone of the city's visual landscape heritage, both Raouche and Dalieh may be the last remaining coastal karstic outcrops on the coast of Beirut (RIF, 2000). Geologically, it is of high importance since it shows all the different types of processes that have shaped the Lebanese coast. It consists of inclined beds, fractures, fossils and karst features such as arches, stacks, caves and pans.

Ras Beirut, the neighbourhood where Dalieh is situated, is formed by a limestone headland that protrudes from the west side of Beirut. The shoreline to the north is comprised of vertical limestone cliffs 30 to 40m high, with two prominent stacks forming the Pigeon Rocks (Breen, Forsythe, O'Connor, Westley, 2014: 8). The Minet el Dalieh headland dips southwest forming a series of rocky platforms at the shoreline. Another terrace is located at the top of the headland, southeast between 20 and 40 meters, featuring sand dunes and vegetation. The uplifting fluctuation of the sea level and slow dissolution of rain were factors that aided in creating this peninsula.

For more details about geomorphologic assessment, you can refer to Appendix 1.

Biodiversity

Dalieh is a site rich in its biodiversity, harboring both marine and terrestrial species:

Flora

Dalieh is one of the last remaining patches of semi-natural vegetation that is classified as an important plant area (IPA) of significance to the entire Lebanese marine ecosystem (Bariche, 2010), (Itani, Yazbeck, Zein, 2014). The flora found in Dalieh comprises 6% of the Lebanese flora (Itani,

Yazbeck, Zein, 2010: 155). The site shelters the last remaining coastal native plants, stenoendemic species (critically endangered) that are restricted to small areas in Lebanon. Tidal ponds host common algae species in addition to other sea grass systems, which once destroyed, require several decades to recover (Bariche, 2010). Dalieh's vegetation consists of low stand shrubs or ground covers dispersed in patches between the rock formations (Chmaitelly, 2007).

Fauna

Dalieh hosts a wide range of habitats including underwater caves and vermetid reefs which are biogenic platforms situated exclusively in the Levant coast. The vermetid reef is formed at intertidal levels and built by attached marine snails. Tidal ponds are found within the vermetid platforms offering suitable habitats for fish species and several invertebrates, fire worms and sea urchins.

A small community of Mediterranean monk seal has taken refuge in the caves of Raouche. Threatened by hunting activities, entanglement in fishing equipment, it is one of the most endangered species in the world; and usually lives in areas where it can be seen (Bariche, 2010: 8). It is rare, but bottlenose dolphins have also been observed close to the shore as they hunt fish (wildlebanon.org). The caves of Dalieh nurture a large community of fruit bats, which are common species in coastal cities, thriving around gardens with fruit trees (wildlebanon.org).

Lebanon is situated on the second most important route for bird migration in the world. In the winter, gulls are commonly observed and often gather in huge flocks feeding off schooling fish that approach the shore. In spring and fall, migrating pelicans, grey herons, egrets and cormorants can be observed (wildlebanon.org). Following winter storms, marine species such as gannets and shearwaters can be spotted from headlands.

For more details about biodiversity assessment, you can refer to Appendix 1.

Archeology

Dalieh is the second headland located on the 15-meter marine terrace, rising abruptly from the sea up to 45 meters, forming a rocky cliff that is connected to the Beirut sea-front Corniche (Jidejian 1993; 28). Originally a rocky cliff island, covered with sand dunes separate from the Beirut peninsula, the site transformed during the middle Paleolithic Age, when this part of Beirut became joined to the mainland (Cheikho, 1993: 18). Known for its prehistoric finds, it is believed that Ras Beirut was occasionally used and inhabited in various ways from the lower Paleolithic (2,000,000 - 12,000BC) to the Byzantine Period (Jidejian, 1993:21).

In 1914, Father Raoul Describes of the Jesuit Church discovered many tool fragments scattered in Dalieh, but few products were found. Eighty of the pieces found by him are part of the collection of the Musée des Confluences in Lyon today, originally donated to the Musée de Lyon in 1925 (Bodet, 2007).

It has been proven that Minet el Dalieh is one of the richest flint (hard grey rock, used to make tools) areas in Lebanon (Saidah, 1970). This site is the earliest known in situ flint workshop on the coast of Lebanon, heavily utilized until the Iron Age, when metal replaced stone for producing tools, which resulted in the abandonment of the site (Jidejian, 1993). It is possible that Ras Beirut's coast could have been used as a burial ground during the Bronze and Iron Age.

For more details about archeological assessment, you can refer to Appendix 1.

2. SOCIO-CULTURAL SIGNIFICANCE

See map d in Appendix 6

Over the years, Dalieh has been used by a wide variety of social groups who have animated the life of this area while providing a form of sustainable livelihood for many low-income city dwellers. Until its recent closure, its appropriators included Beiruti fishermen who managed and organized the recreational life of the site through boat tours and restaurants, city dwellers and tourist of multiple interests, national and religious belonging. Visitors came from the city proper but also further away, from the suburbs. Pedestrians accessed the site through a makeshift entrance that had been carved in the Corniche balustrade, while cars made their way through an untreated road next to the nearby Mövenpick hotel entrance.

There are countless stories about the social significance of Dalieh as a renowned family picnic site and an outing destination. It was one of Beirut's *manateq at-tanazuh* [promenade sites] and a destination of *siran* - an activity which involves strolling, promenading, recreation, and the preparation of food (especially barbecue) in natural sites. People brought their food, beverages and *arghile* [water pipe], while a family member played musical instruments including the '*oud*, *bozoq* or *tabla*' (Fakhouri, 2003). According to many accounts, the activities of *tanazuh* and *siran* were not restricted to designated parks, but took place in sites characterized by openness and lack of ascription and whose names refer to spaces from nature: forest, vineyard and plantation (Saksouk, 2015).

Until the 1960's, Dalieh occupied a central space in popular imaginary both as the site of regular recreational visits and the location of repeated rituals. Take, for instance, the practice of *Arb'at-Ayoub* [Job's Wednesday], the yearly celebration associated with the miracle of prophet Ayoub [Job]. To heal from his pains, Ayoub was advised to reside on the coast of Ouzai, 1kilometer South of Dalieh, and to swim seven times in Ramlet el-Baida (the city's public beach, in close proximity to Dalieh), and to repeatedly bathe in the fresh waters of Dalieh (www.yabeyrouth.com). In commemoration of Ayoub's miracle, Beirutis marched yearly from their homes to Dalieh or Ramlet el Baida on the last Wednesday of April. Those who used to celebrate the event recount how women used to serve their *mfatqa*, a traditional Beiruti sweet dish, while children flew their kites (Dictaphone Group, 2012). They also describe how they used to buy green peas and sit at the top of Dalieh, then pick seven different types of flowers and put them in water overnight and use them to wash their faces and eyes in the morning (The Ras Beirut Oral History project, American University of Beirut). Today, Dalieh still maintains its historical connotations. There are numerous old place names for the site that are still referred to by their users.

In order to take stock of the multiple user groups of the site, we list below the various groups and outline their main characteristics:

Fishermen: Dalieh encompasses two traditional fishermen's ports that have been functional since the 1950s. In 1995, Maritime Authorities official recognized one of these ports (in the southern part of the site) and 75 fishermen and their boats registered in the *Ta'awniyyat el-Sayyadeen* [fishermen cooperative]. In conjunction with the port, there are a few rooms where the fishermen put their nets and clothes, and a space where they weave their fishing nets. Ten of these fishermen's families also lived in kiosks on Dalieh. They were recently evicted and their

houses bulldozed with the exception of two families. Nonetheless, all fishing boats remained in Dalieh after their eviction. The kiosk of one of the two remaining families is located at the southern end of the site and houses male fishermen. The other is located on the northern side of Dalieh and is occupied by the Itani family who also runs the café and restaurant that offer fish, beverages and *arghile*. Being the only operating kiosk on site, their customers today comprise a combination of social groups, including Iraqis, Kuwaiti tourists, Syrians, Lebanese, and others.

Kurdish Community Celebrating Nowroz: Since the 1980s, Dalieh has hosted yearly the grand Nowroz (Kurdish New Year) festivities celebrated by the Kurdish community living in Beirut, a sizable social group that has resided in Lebanon for several decades, and whose numbers increased throughout the 1990s. Members of the Kurdish community gather in Dalieh on the 21st of March every year, transforming the site with thousands of users setting up food kiosks, a music stage and dance all day carrying their national flags.

Swimmers Club: Apart from the general swimmers, there is a group of old men who swim every morning in the sea of Dalieh and enter its caves.

Boat riders: Many Lebanese and Arab tourists come to Dalieh to take boat rides with the fishermen along the coast and into the caves of Raouche. They also stand and take pictures in front of the Pigeon Rocks. The tourism boat rides are the major income and source of livelihood for the fishermen of Dalieh.

Divers: Historically, diving competitions used to take place from the rocks of Dalieh (although these were promoted as diving from the Raouche Rock). Today, a lot of divers are young unemployed men who live in different parts of Beirut.

Yoga Group: A yoga group has been practicing every morning at 6 am for the past fifteen years.

3. EXISTING LEGAL FRAMEWORK

See maps e in Appendix 6

Like most of the western coastline of Beirut, Dalieh properties were the result of the visions of Ottoman, and later French authorities, to entrust the city's commons to the main families of the city. The official cadastral property records indicate that since the 1920's up until 1995, these properties had multiple owners, who were all members of the so-called "old families of Beirut" (Dictaphone Group, 2012). However, these property titles did not contradict with Dalieh as the site of the city's collective commons. Urban and building regulations had relatively protected Beirut's seafront for decades. On one level, Order 144 issued in 1925 defines what constitutes *al-Amlak al-'Oumoumiyyah* [public property] and categorizes the sea as an inalienable maritime public domain. On another level, the 1954 Beirut Master Plan prohibited construction of any kind in Zone 10 where Dalieh lies.

As of the mid-1960's, pressure by real estate developers and property owners has resulted in the reversal of the legislation prohibiting building activities in this zone. Staggering legal changes introduced increasingly intensive building coefficients, allowing for the privatization of areas typically used as public spaces. Decree 4711/1966, for instance, permitted building activity in parts of Dalieh, allowing a 15% surface exploitation and 20% total exploitation.

The gradual private takeover of Beirut's coast that started in the 1960's did not initially affect Dalieh. Yet an investigation into contemporary property registry records reveals a dubious process of land agglomeration. In 1995, three private companies, all held by the same high-profile investor, managed to buy these property shares, consolidate single private ownership and expand it over what was the city's collective commons. This takeover operation has been represented as a de-facto reality that overshadows the historical communal practices in Dalieh and represents them as illegal squatting of private land. In parallel to the land purchases, Law 402/1995 was issued to enable land owners with a plot larger than 20,000m² to double their total exploitation factor and quadruple their surface exploitation if a hotel is to be built. Additionally, another decree was issued 7464/1995 to allow for the exploitation of the maritime public domain in Zone 10. The last alteration (April 2014) to the building and zoning regulations governing Zone 10 prolonged the effect of Law 402/1995 for 19 years.

In addition to the above-mentioned transformations, old cadastral maps show that private land holdings have also encroached over the maritime public domain. Historical and contemporary cadastral maps demonstrate that property boundaries in Dalieh have been modified to illegally privatize a large section of the maritime public domain.

For more details about the existing legal framework, you can refer to Appendix 2.

III. SPATIAL GUIDELINES

The competition guidelines are drawn from the extensive research undertaken by members of the campaign of the landscape, social and legal layers of Dalieh, in addition to award winning international projects that share the sensitive context of Dalieh. The guidelines herein proposed are not mandatory, but seen as necessary to imagine what an open-access shared space could be, what spatial form it can take, and what program/institutional framework can sustain it economically, politically and environmentally.

The changing urban context not only heightens Dalieh's value as a natural site but also amplifies the role of the open site landscape as a publicly accessible open space. A vision for Dalieh should necessarily reconcile these two apparently contradictory activities and approach the complexity of the problematic through a multifaceted holistic approach. In the maps numbered 6a to 6i (refer to Appendix 6), we represent the area in accordance with environmental, social and legal issues. The maps make up a spatial guide for all that needs to be taken into consideration. Summarized in brief, broad guidelines for a future Dalieh should consider:

Landscape Heritage

Recognize, protect and celebrate the site's:

- biological and geological features
- diverse landscape and geomorphology
- geological features (tidal pools and ponds, geological terraces)
- precious terrestrial and marine habitats (floral habitat along the cliffs, shallow underwater terraces)

Socio-Cultural Dimension

Enhance inherited social values and cultural practices, by:

- Protecting cultural landscape (archaeological features, fishing ports)
- Recognizing intangible cultural values and place identity and traditional practices (list)
- Encouraging social cohesion and exchange
- Proposing socially inclusive and culturally meaningful activities

Socio-Economic Strategy

Develop a strategy that benefits local communities and considers:

- economic autonomy
- local fund generating activities
- long-term running and management
- inventive programming and functional multiplicity
- short term flexibility and long term adaptability

Environmental Sustainability

Integrate the project with its natural environment setting, while considering:

- ways of raising public awareness of natural resource sustainable management
- explicit demonstration of sustainable regenerative solutions (energy, waste disposal)
- innovative temporary structures (permanent structures will damage the delicate karst layers of the site)
- sustainable construction cultures (skills and knowledge of recycled materials)

Functional and Aesthetic considerations

Promote quality design that respond to users' and environmental needs:

- improvement of existing contextual and accessibility conditions (buffering cornice)
- interdependencies of landscape infrastructure and movement network
- spatial sequence and views to site components
- views into the site and from the site

IV. COMPETITION CONDITIONS

1. STRUCTURE, RULES, AND JURY DELIBERATIONS

1.1 Competition Organizer

The “Civil Campaign to Preserve the Dalieh of Raouche”, referred to herewith as the ‘organizer’, is the organizer and awarding party of this competition. Dalieh Campaign formed a committee and appointed a contact person to coordinate the Competition as explained below.

Competition Steering Committee

The committee is comprised of multidisciplinary professionals with expertise in planning, architecture, landscape, environmental sustainability, eco-management, cultural heritage, and managing of international design competitions. The role of this committee is manifold, and includes:

- preparation of the competition brief including its conditions and appendices
- organizing and overseeing the administration of the competition, exhibition and publication
- nominating the jury members and establishing contacts with them
- developing a proposed list of evaluation criteria to facilitate the work of the jury members
- meeting with jury members prior to the jury deliberations sessions to share ideas about the Competition challenges
- seeking the support of key members and establishments in the society for sponsorship and/or endorsement of the competition
- taking responsibility in the technical supervision of the competition and responding to competitors questions

Members of the Competition Steering Committee are:

- Nahida Al-Khalil, Landscape Architect
- Souheir Assi Mabsout, Urban Designer
- Mona El Hallak, Architect and Preservation Activist
- Mona Fawaz, Professor in Urban Studies and Planning at the American University of Beirut
- Marwan Ghandour, Professor of Architecture and Urban Design at Iowa State University
- Mona Khechen, Urban Development and Heritage Expert
- Jala Makhzoumi, Landscape Architect (Chairperson of the Steering Committee)
- Abir Saksouk-Sasso, Architect and Urbanist
- Sarah Lily Yassine, Urban Planner and Environmental Sustainability Expert

Competition Coordinator:

The Dalieh Campaign appointed Ms. Dalia Chabarek (referred to here with as the ‘coordinator’) to coordinate the competition activities and disseminate related information to the participants, organizing committee and jury members.

1.2 Competition Supporters

The competition is under the patronage of the Ministry of Environment.

It is also supported by the AUB Asfari Institute for Civil Society and Citizenship, and the Nature Conservation Center at AUB.

1.3 Competition Type

The competition is a single-stage design 'Ideas Competition' open to national and international interdisciplinary professional individuals, teams, firms and academic institutions and students.

It is an open call for design proposals that will be curated in a public exhibition with a publication. The competition entries will be reviewed by a jury panel of local and international experts that will select a number of projects to be included in the publication and exhibition. The exhibition and publication aim at raising awareness and starting a public discourse about shared open spaces in the city through the alternative design proposals for Dalieh. The competition is a platform for an open-ended debate about an important design issue in the city.

1.4 Eligibility

The competition raises issues that require specialties in landscape, urban design, planning, architecture, ecology, economics and legal policies. Thus, the organizer encourages interdisciplinary thinking and a holistic approach of teams (of either professionals, students or combination of both) who are willing to engage all of these disciplines.

Furthermore, for the sake of inclusivity, participating individuals and teams, referred to herewith as the 'participants' are encouraged to consult with a group of active users of Dalieh site, referred to herewith as 'Dalieh Site Users' who would be available during the competition period to share their experiences and views about the potentials and constraints of the site. This list could be provided by the coordinator upon request by email.

Members of the Competition Steering Committee as well as associates of the jury members and their relatives may not enter the Competition.

1.5 Jury *

A jury of multidisciplinary professionals and social public figures will review the submissions and select the winner(s) at the end of the presentation by the participants.

Members of the Jury are:

- Jala Makhzoumi – Professor of Landscape Architecture
- Marwan Ghandour – Professor of Architecture and Urban Design at Iowa State University
- Jad Chaaban – Assistant Professor of Economics at the American University of Beirut
- Nizar Saghie – Lawyer and Executive Director of the Legal Agenda
- Katherine Moore – President of the International Federation of Landscape Architects
- Hans Kilne – Professor of Landscape Design
- Jad Tabet – Architect / Planner
- Rabih Jaber – Writer
- Habib Debs – Engineer and Urban Planner

** List is tentative and will be confirmed on the website soon. For biographies of jurors, visit competition web page.*

1.6 Competition Advisory Group

The Organizer formed a Competition Advisory Group of professionals, academics, public officials and renowned citizens to offer advice to the Jury on varied issues including technical matters, such as marine ecology, geology, and archeology. Members of this group will be present during the

presentation by the Participants and during jury deliberations but as silent advisory with no voting rights. The list of names of the Advisory Group will be announced to the Participants as soon as it is finalized.

1.7 Award

Jury members would select a number of entries that will be part of an open touring exhibition, starting with the Beirut Design Week, and will be posted on the website. In recognition of their achievements, these shortlisted entries will be included in a publication for advocacy and will be publicly announced in a press release and during the exhibition opening event.

1.8 Schedule and Milestones

The competition schedule and the due dates of respective milestones are listed in the table below.

ACTIVITY	DATE
Launching of Competition/Start of Registration	Tuesday, March 24, 2015
Guided Site Visit (Optional)*	Saturday, April 4, 2015 and Saturday, April 18, 2015
End of Registration	Tuesday, May 5, 2015
End of Question Period	Tuesday, April 28, 2015
Reply to Questions	Tuesday, May 5, 2015
Deadline for Submission of Proposals	Tuesday, May 26, 2015
Jury Deliberations*	Saturday, May 30, 2015
Announcement of Finalists/Press Release*	Monday, June 1, 2015
Exhibition Opening as Part of Beirut Design Week*	First week of June
Touring Exhibition Period*	Sunday, June 7 onwards

**The exact date and time will be confirmed and communicated at a later stage.*

1.9 Detailed Description of Competition Activities

Launching of Competition and Registration

The official launch date of the competition is Tuesday, March 24, 2015, the date on which the electronic copy of the Brief shall be posted on the web site from which it will be downloaded. Hard copies will not be available. Individuals, firms or teams wishing to participate in the competition, will need to complete their registration prior to the closing date on May 5, 2015.

A press conference will be held on Tuesday, March 24, 2015 at the Ministry of Environment to publicize the competition and answer questions by media.

Guided Site Visit

The organizer is scheduling a site visit in order to give participants the opportunity to familiarize themselves with the site particulars and context, meet other participants, ask questions, and meet members of the organizer and Dalieh Site Users. To accommodate for a wider participation in the site visit, the organizer will offer two site visit days: one on Saturday, April 4, 2015 and another on Saturday, April 18, 2015 (timing will be communicated via the website). Participants are highly encouraged to attend one of these site visits. There is no limit to the number of the participant's personnel who may attend the

site visit, however participants are requested to book for their visit by emailing the coordinator to the following address: competition@dalieh.org

Question and Answer Period

A list of frequently asked questions (FAQ) will be available online. In addition, participants may send their queries to the organizer starting the date of the launching of the competition on Tuesday, March 22, 2015. All communication between participants and the organizer with regard to the competition is to be submitted in writing (in either English or Arabic) to the coordinator. The closing date for receiving questions is Tuesday, April 28, 2015. Questions received after this date will not be considered. Queries addressing specific clauses of the competition brief must contain reference to the clause in question. All questions shall be sent to the organizer by e-mail to the following address: competition@dalieh.org

Reply to Questions

The organizer will acknowledge receipt of queries and will respond to questions asked by each participant in writing in a timely manner. All questions and answers will also be compiled in a summary document and dispatched to all participants through the website and by email by Tuesday, May 5, 2015. This document shall be considered as an addendum to the competition brief, thus an integral and officially binding part of the competition.

Submission of Proposals

The deadline for the submission of competition entries is 4:00pm Beirut time on Tuesday, May 26, 2015. Entries may be delivered by hand or by mail using fast courier service to ensure prompt delivery. Entries sent by mail must be received by the fast courier service and postmarked no later than Tuesday, May 26, 2015. The tracking number of entries shipped by fast courier service should be emailed to the following address: competition@dalieh.org

Participants are responsible for all postage, shipping, and insurance charges, also for ensuring timely delivery. The organizer will not be responsible for delays due to mailing service or for any damage or loss caused in the mail or handling in transit.

Entry packages shall be clearly labeled and sent to this address:

Attention to:

Revisiting Dalieh

Zokak el-Blatt, Abdul Kader Street, Beirut, Lebanon

Contact: 03-412659 or 03-969174

Mansion website: http://mansion-blatt.blogspot.com/p/blog-page_11.html

Jury Deliberations

The Jury members will convene on Saturday, May 30 2015 to judge the proposals. Jury deliberations will be hosted by the Asfari Institute at the American University of Beirut.

Announcement of Finalists and Press Release

The organizer will notify registered participants of the results of the competition, and send them a copy of the jury's report. This information will be simultaneously announced in a press release.

Exhibition Opening

After announcement of the results of jury deliberations, all selected winning entries will be exhibited for public viewing, together with a copy of the signed report of the jury. The aim is to involve the community at large (including but not limited to site users, the site's current owners, concerned public officials, professional, etc.) in the visioning design process and to solicit their feedback in order to help guide future development of this landmark site. A press release will be prepared by the organizer including the announcement of selected entries and the jury report. The jury report will also be posted on the competition web site. The design entries will be exhibited as part of Beirut Design Week event between June 1 and June 7 and then will be touring at different places to be announced in due time.

Exhibition Period

The public exhibition will be over a period of around 10 days. It will then tour other venues to promote wider public awareness. The start of the touring exhibition date is tentatively scheduled on Sunday, June 7, 2015. The exact date and venues will be confirmed by the organizer in due time.

DELIVERABLES

2.1 Vision Statement – Text Up to 1,500 words

Texts could be in either English or Arabic. The names of the participants should remain anonymous while providing a group name.

The purpose of the vision statement is to state the design principles and intentions addressing issues raised above under section III- Spatial Guidelines, including supporting illustrations. This document shall also include the proposed intervention scenario that develops a clear institutional framework in which the project can be implemented. Such a scenario should ideally be able to address both property concerns (i.e. the private landholding of the land) and managerial/administrative concerns (i.e. who can do it? why?). It would also include a regulatory/building framework to be adapted to this lot (and perhaps the entire zone #10 in Beirut). This intervention scenario could include:

- a list of the actors to be involved in the intervention (e.g. which public, private, or non-profit actors?)
- planning tools and mechanisms that can be used to implement the project, whether these tools already exist in the Lebanese law and/or have been proposed and/or used in other contexts, explaining how such tools could be adapted to the context of Dalieh
- building and landscape regulations to be implemented on this site (and perhaps nearby sites) to guide any future development

Participants are welcome to include lessons from other national contexts and/or experiences, even if not fully successful, to inform our reflection on how to approach and manage an open-access shared space.

2.2 Drawings 3 x A1 sheets (1 hard copy)

Design schemes shall be presented on not more than three A1 panels. All panels to be mounted on lightweight foam core board. The following list identifies recommended drawings:

- i. Site plan, at 1:1000 scale. This drawing must show the site area within its context.
- ii. Conceptual design plans, sections, and elevations at 1:1000-1:400 scale.
- iii. Partial plans and detailed sections through the site at a scale to be determined by the Participants. These partial plans and detailed sections are intended to help the Jury understand the design solution within the context and the special features of the project.
- iv. Perspectives. At least one overall perspective view of the site and several small images to illustrate the scheme's special features.

Participants are also highly encouraged to include:

- v. List of vegetation and other landscape construction elements and any related ecological features
- vi. A list of activities that are proposed in their design proposal for Dalieh, including areas (m2) and supporting functions.

2.3 CD-ROM

Participants are asked to include a softcopy of all above listed items 2.1 to 2.2 in a CD-ROM.

2.4 Optional Additional Material

Participants are welcome to present, together with the required vision statement and drawings, additional documents or presentation material that can help illustrate their scheme proposal. Slides, computer simulations, videos, paintings, or any other medium may be used in conjunction with the requested material.

EVALUATION CRITERIA

The successful design scheme will be selected primarily to the extent it meets the requirements set in this competition brief and in the addendum that could be made available as a result of the question and answer period.

Participants are encouraged to explore and present innovative, creative and sensitive design that best respond to the site's needs and the Organizer's requirements as outlined in this competition brief. And of equal importance, Participants are encouraged and to reflect on the legal aspect and ownership of the site issue and propose alternative possible solutions that are conducive to open a constructive debate in support of the advocacy and public awareness campaign.

To this end, evaluation of the entries will be based on the following criteria, among other factors as deemed necessary by the Jury:

- Sensitivity to urban context
- Functionality, flexibility, and economic feasibility
- Ecological and environmental sustainability
- Legal/ownership solutions
- Innovation and creativity
- Clarity and completeness of the submission

3. GENERAL CONDITIONS

3.1 Ownership of Entries

No submitted materials including executive summary, drawings, and any other optional material (except for original artwork such as painting, installation, etc.) will be returned to participants.

3.2 Exhibition, Publication, and Promotion

By submitting their projects for the competition, automatically grant the organizer the right to exhibit, reproduce, and publish their entries in full or in part in reports, books and advocacy material or exhibitions. In every case, full credit will be given to the authors of the published material.

3.3 Handling of Deliverables

The organizer will exercise due care with respect to all documents and materials submitted by the participants. The organizer will not be responsible for any damage caused in the mail or by handling.

V. APPENDECIES

APPENDIX 1: DALIEH'S LANDSCAPE CHARACTERISTICS

APPENDIX 2: EXISTING LEGAL FRAMEWORK

Including property (by Dictaphone Group)

APPENDIX 3: ABOUT BEIRUT

APPENDIX 4: PHOTOGRAPHIC SURVEY

Unless stated otherwise, all photos courtesy of Dalieh campaign members

01. Scenic Photography 1950s, Arab Image Foundation website
02. Dalieh Port 2012
03. Family Picnic 1950s, YaBeyrouth Website
04. Friends Picnic 1970s, Ali Mahmoud Qadiman Facebook Page
05. Strolling 1970, Unknown Dalieh Facebook Page
06. Diving Competition 2000, Dalieh Fishermen
07. Demolition of Fishermen Shacks View Abu Sultan Café 2013
08. Demolition of Fishermen Shacks 2013
09. Weekend 2014
10. Nowroz 2014
11. Water pipe smokers (arghileh) 2014
12. Norwoz 2014
13. Norwoz 2014
14. Norwoz 2014
15. General View 2014
16. Natural Pool 2014
17. Traditional Port and Caves 2014
18. Picnics during Nowroz 2014
19. Make-shift gap in corniche balustrade 2013
20. Photography on corniche overlooking Rouache rock
21. Horse rides 2013
22. Foot paths 2013
23. Southern coast of Dalieh 2013
24. Staircase to southern coast of Dalieh 2013
25. Recent fencing 2013
26. Photography from corniche through the fence 2013
27. Rally to mobilize to keep Dalieh public 2014
28. General View 2013
29. Recent Barbed wire fence with one opening remaining 2014
30. Intervention on fence by activists 2014
31. General View of rock and cliff 2014
32. Families swimming in natural pool 2014
33. View of caves and traditional port 2013
34. Agriculture in Dalieh 1960s, Dalieh Fishermen
35. Coast View postcard 1960s, Old Beirut Website
36. Diving from the cliffs of Dalieh 1970s, Dalieh Fishermen

37. Panoramic View 2014
38. Picnics and strolling at top of Dalieh adjacent to corniche 2013
39. Family picnics 2013
40. Informal shades and benches 1980s, Rasha Shoufi
41. Nowroz 2013
42. Family portrait with busy natural pool in background 1970s, unknown Dalieh facebook page
43. Family portrait 1960s, unknown Dalieh facebook page

- 44-48. Panoramic Views 2012, Tala Tabbakh

APPENDIX 5: EXISTING SITE MAPS & AERIALS

- a. 1922 Topographic Map from the French Army in the Levant (Source: IFPO)
- b. 1926 French Mandate Aerial Photo (Source: IFPO)
- c. 1936 Beirut General Plan (Danger) based on the 1928 official cadastral survey (Source: INA Paris)
- d. 1942 French Mandate Map (Source: IFPO)
- e. 1959 French Mandate Map (Source: IFPO)
- f. 1971 Aerial Photo (Source: Geographic Directorate of the Lebanese Army)
- g. 1983 Aerial Photo (Source: Geographic Directorate of the Lebanese Army)
- h. 1991 Aerial Photo (Source: Geographic Directorate of the Lebanese Army)
- i. 2003 Satellite Image (Source)
- j. 2013 Satellite Image (Source)
- k. AutoCAD Topography Map (Source: Dr. Hani Al Naghi Prof in Transportation)
- l. AutoCAD Base Map Beirut 2010

APPENDIX 6: SITE ANALYSIS MAPS

- a. Geomorphology (by the Dalieh Campaign)
- b. Biodiversity (by the Dalieh Campaign)
- c. Archeology (by the Dalieh Campaign)
- d. Socio-Cultural (by the Dalieh Campaign)
- e. Legal (by the Dalieh Campaign)

APPENDIX 7: RELEVANT WEB LINKS