CONVERTING COLLAPSED BUILDINGS INTO SAFE POSITIVE SPACES

Urban Trends & Positive Transformations

Leila Ben-Gacem, Mdinti president
COP28 UAE, Dubai 4 Dec 2023
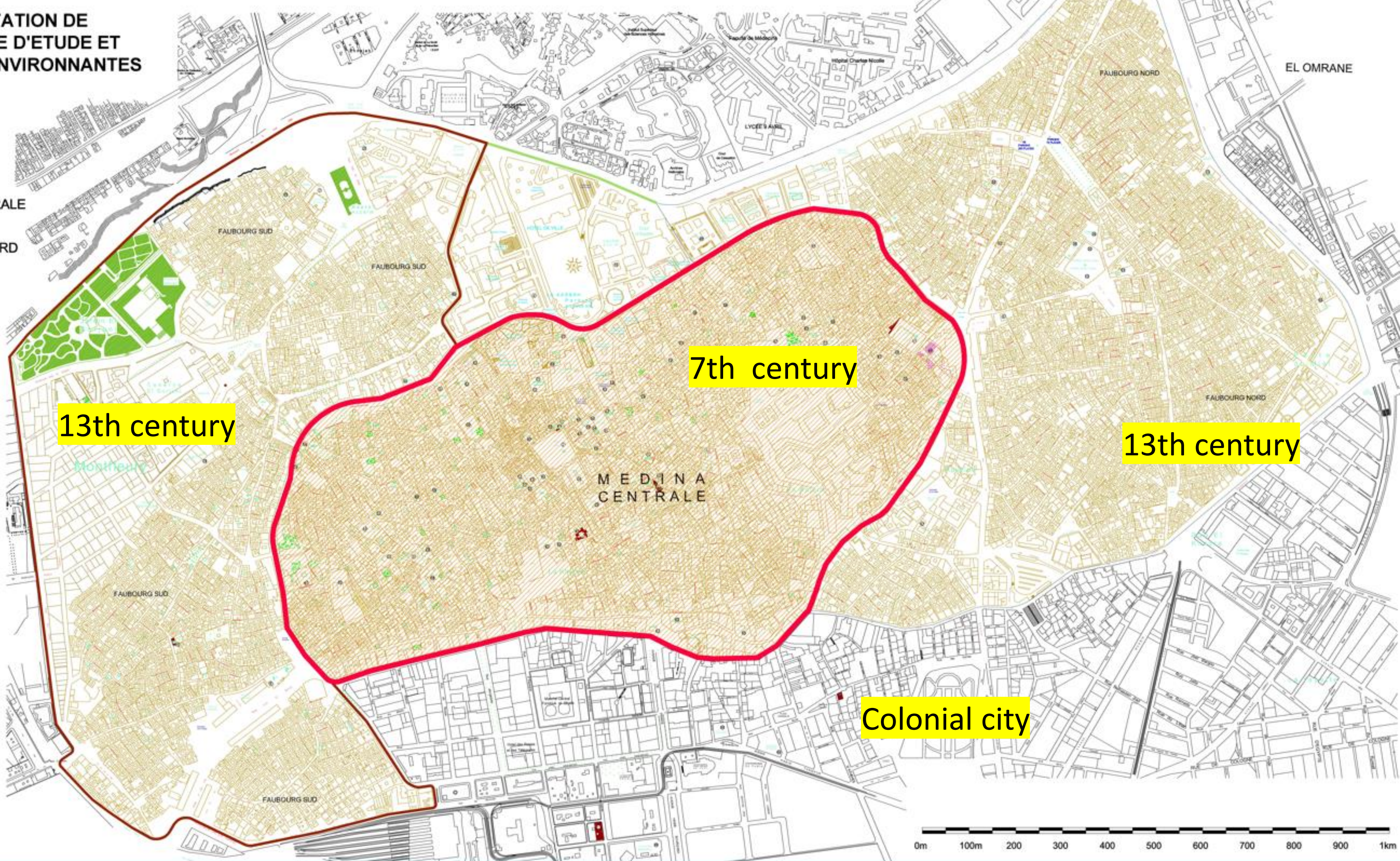
Medina of Tunis

- UNESCO World Heritage site

- One of the first Arabo-Muslim towns of the Maghreb (founded in 698 A.D.)

- 700 historical monuments

- Densely populated
  (100000 residences, 280 hectares)

- Urban and environmental degradation

- Lack of green & safe spaces

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DELIMITATION DE
PERIMETRE D'ETUDE ET
DES ZONES ENVIRONNANTES

MEDINA CENTRALE

FAUBOURG NORD

FAUBURG SUD

KASBAH

FAUBOURG SUD

FAUBOURG SUD

FAUBOURG NORD

EL OMRANE

MEDINA CENTRALE

7th century

13th century

13th century

Colonial city

0m 100m 200 300 400 500 600 700 800 900 1km

Housing

82,4% homes occupied
10% vaccant
2,2% abandoned

Housing conditions

10,7% of housing in bad conditions
(0,6% for all of Tunisia)

Home ownership

Only 40,9% own their homes
(lowest in the country, Bab Bhar
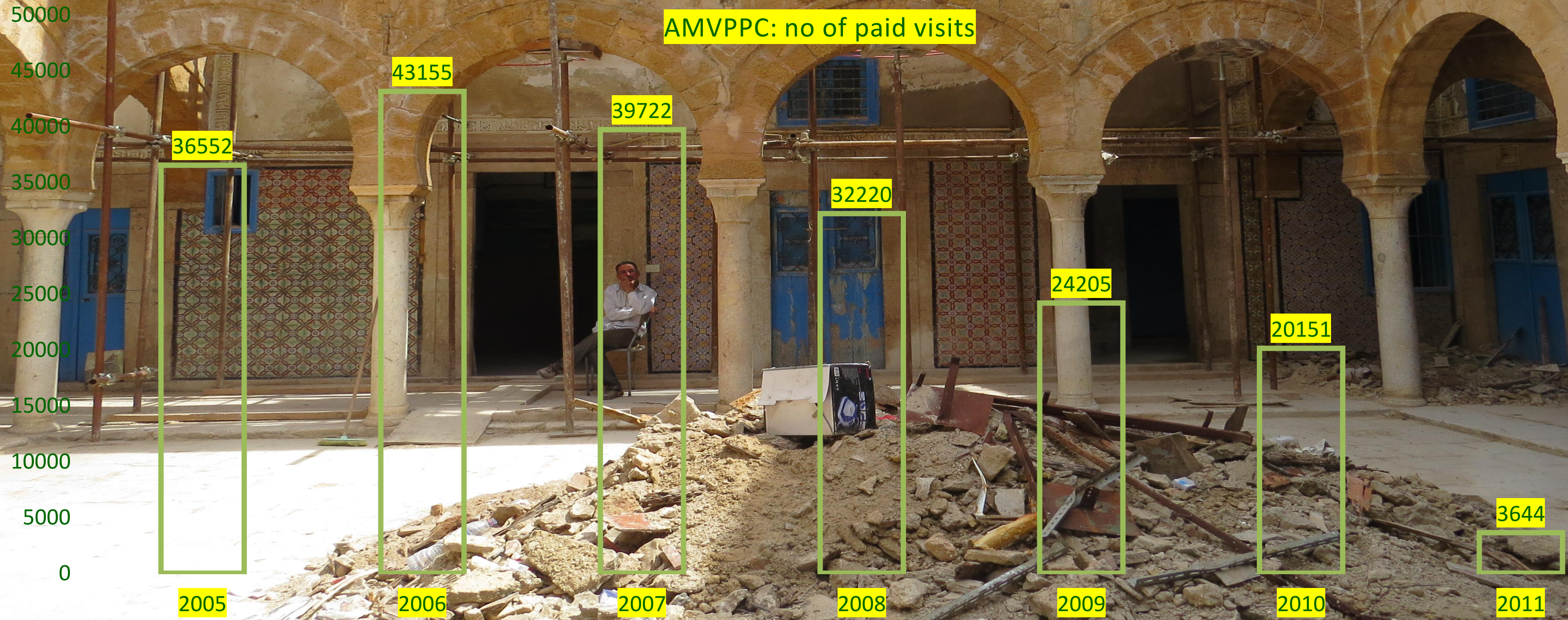area 16,2% ownership)

Medina Poverty rate

6,6%

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Madrassa El Mouradia, 1666

AMVPPC: no of paid visits
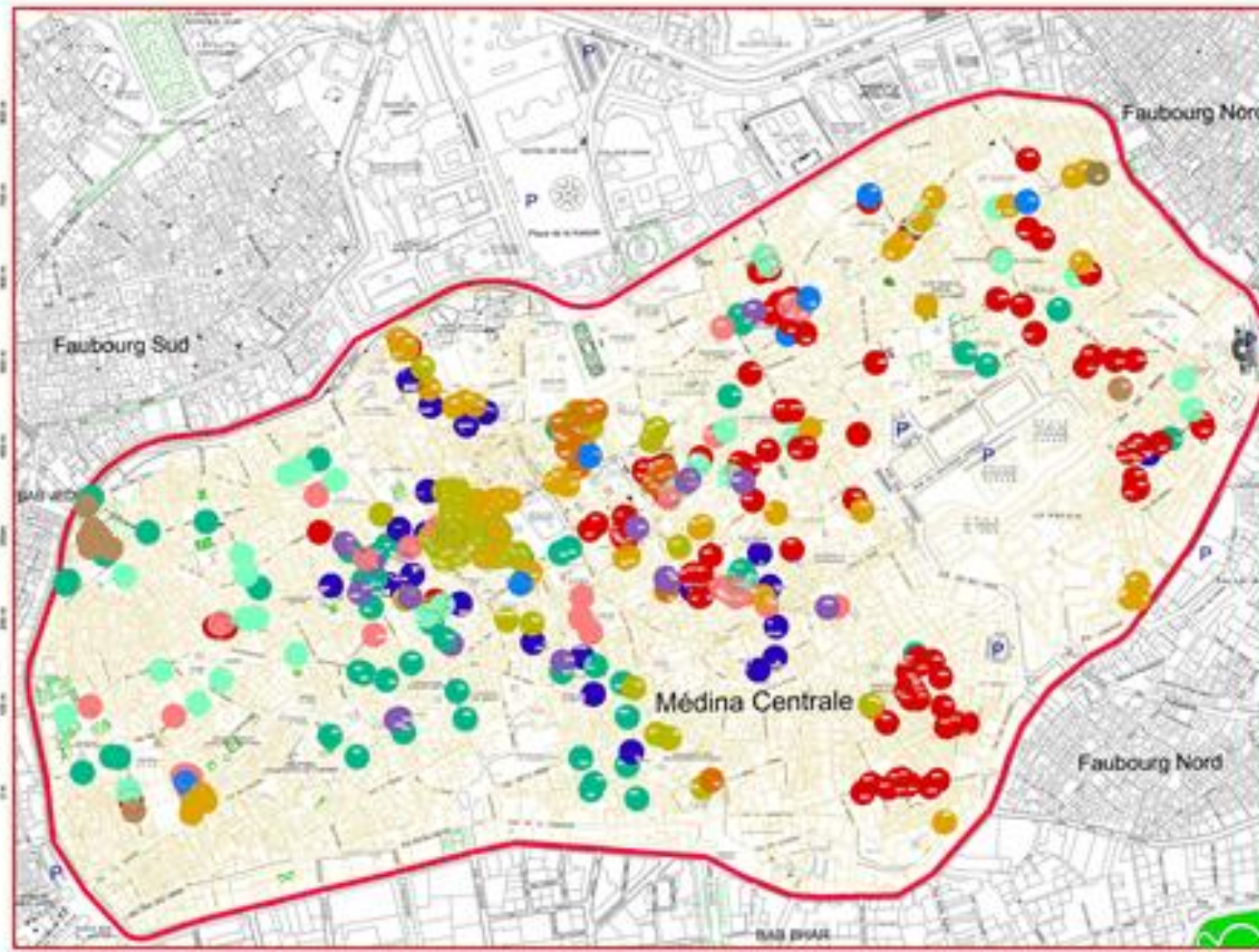
36552	43155	39722	32220	24205	20151	3644
2005	2006	2007	2008	2009	2010	2011

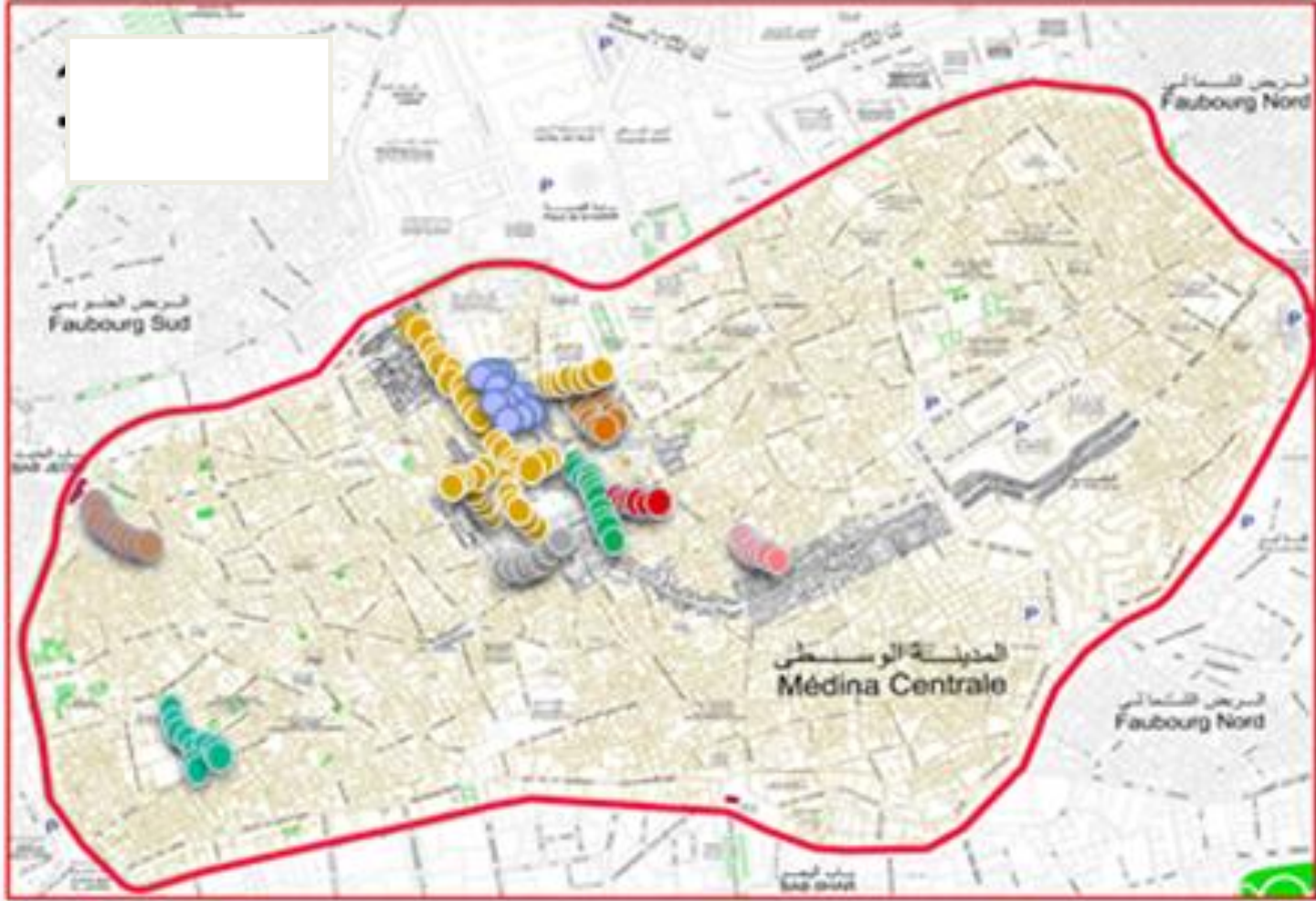Axis values: 0, 5000, 10000, 15000, 20000, 25000, 30000, 35000, 40000, 45000, 50000

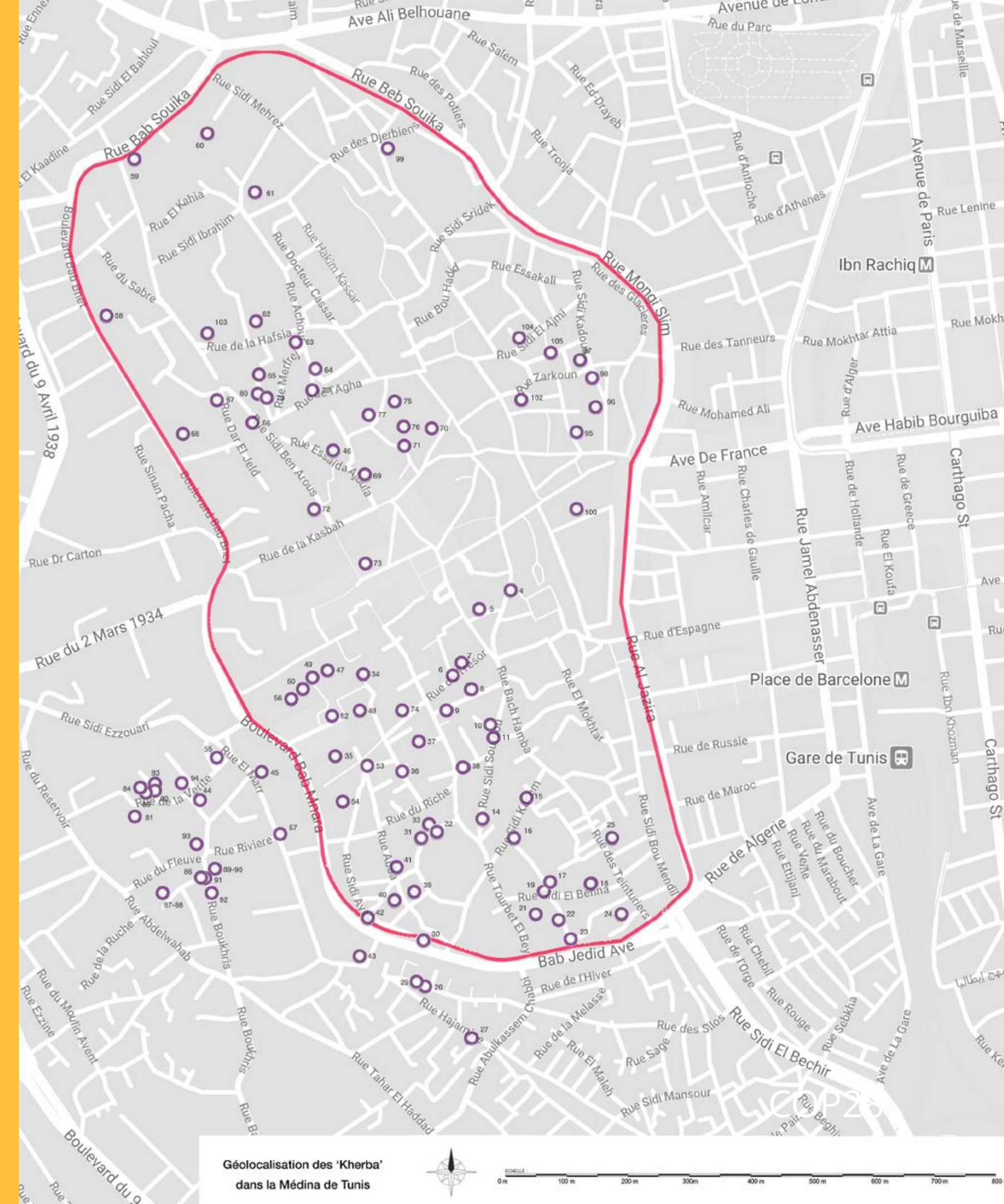ASM's 2014 survey, 525 artisan production workshops in central Medina

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More than 50% of artisan workshops are in abandoned historical residential homes.
ASM survey 2014

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Khirba :

Abandoned collapsed building

- 127 Khirbas mapped in 2019

  - 2/3 private properties

  - 1/3 public properties

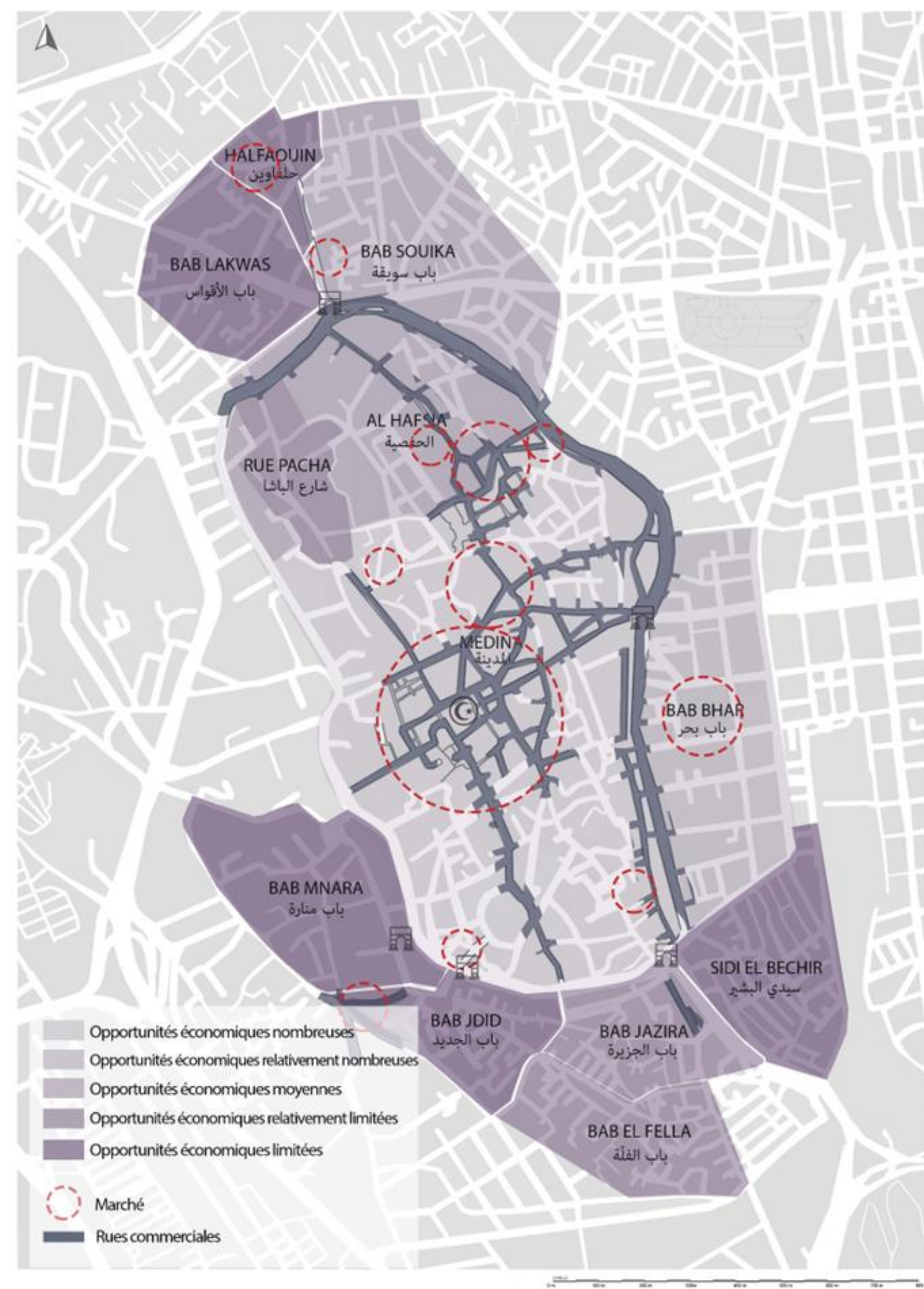Géolocalisation des 'Kherba'
dans la Médina de Tunis

Dar Hababou
(currently a TUNISTORIC project)
Sidi Ali Azouz
Medina, 2022

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Women & Medina

- FEMMEDINA, mapping women daily lives in the Medina

  - Passers by not users of urban space, mobility challenges

  - Economic and cultural exclusion

  - No safe urban spaces for network, hinders social and political participation

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Map labels

HALFAOUIN حلفاوين

BAB LAKWAS باب الأقواس

BAB SOUIKA باب سويقة

AL HAFSIA الحفصية

RUE PACHA شارع الباشا

MEDINA المدينة

BAB BHAR باب بحر

BAB MNARA باب منارة

SIDI EL BECHIR سيدي البشير

BAB JDID باب الجديد

BAB JAZIRA باب الجزيرة

BAB EL FELLA باب الفلة

Opportunités économiques nombreuses
Opportunités économiques relativement nombreuses
Opportunités économiques moyennes
Opportunités économiques relativement limitées
Opportunités économiques limitées

Marché

Rues commerciales

Khirbet Sidi Mfarej
Hafsia, 2019

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Khirba to public garden

Before

After

FEMMEDINA 2021
Beyond Group,
Cities Alliance &
Municipality of Tunis

IMPACT OF GREEN SAFE SPACES

- Transform abandoned space into urban garden (PPP & community)

- Raise environmental awareness among the local community

- Combat climate change, air quality improvement through urban farming and gardening

- Encourage community participation and social cohesion

- Improve territorial branding and security

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Jninet el Hafsia activities

Jninet el Hafsia:
Performance space
for youth bands

Jninet el Hafsia:
Calligraphy workshop
during school vacations

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Jnent el Hafsia
(x-khirbet Sidi Mfarej)

• Collective Urban Garden

• Continuous environmental awareness, educational workshops on gardening, waste management, and other environmental topics

• Promotion of urban agriculture and carbon footprint reduction

• Community participation to improve space ownership, initiative sustainability, and security

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THANK YOU
www.mdinti.org

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