NEEDS ASSESSMENT AND ACTIVITY DESIGN STUDY

The Unplanned Areas Upgrading and Employment–Enhancing Programme in Egypt

Mit Uqba – Giza

Tarek Waly center Architecture and Heritage

2015
Needs Assessment And Activity Design Study
The Unplanned Areas Upgrading and Employment-Enhancing Programme in Egypt
Mit Uqba - Giza
2015

As apart Of
Needs Assessment And Activity Design Study
The Unplanned Areas Upgrading and Employment-Enhancing Programme in Egypt

In cooperation with
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<tr>
<td>AFD</td>
<td>Agence Française de Développement</td>
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<td>AKTC</td>
<td>Aga Khan Trust for Culture</td>
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<td>BDS</td>
<td>Business Development Services</td>
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<td>BMZ</td>
<td>German Federal Ministry for Economic Cooperation and Development</td>
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<td>CAPMAS</td>
<td>Central Agency for Public Mobilization and Statistics, Egypt</td>
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<td>Community-Based Organizations</td>
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<td>CDAs</td>
<td>Community Development Associations</td>
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<td>CLD</td>
<td>Division Collectivités Locales et Développement Urbain</td>
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<td>CSO</td>
<td>Civil Society Organization</td>
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<td>CSR</td>
<td>Corporate Social Responsibility</td>
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<td>Egyptian Pound</td>
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<td>EIAS</td>
<td>Environmental Impact Assessment Study</td>
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<td>European Investment Bank</td>
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<td>Participatory Development Program in Urban Areas</td>
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<td>Government of Egypt</td>
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<td>General Organization for Physical Planning</td>
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<td>IMA</td>
<td>Initial Market Assessment</td>
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<td>ISDF</td>
<td>Informal Settlements Development Facility</td>
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<td>Ministry of International Cooperation</td>
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A Vision
Towards the Development of Existing Settlements Technical Approach and Methodology

Prologue ..
This outlook aims to realize the development of existing urban settlements. It is to be carried out by way of outlining a format which relies on the examination of the various issues that settlements are likely to challenge, such as deterioration and urban problems. It is to enable the formation of a development program for a particular settlement, that may be specified and demarcated by employment of assessment criteria, in line with comprehensive city development. In addition, this process is to be in accordance with the circumstances of the study area, its socio-urban structure, within the overall definition of development. This may be defined along fundamental, integrated and inseparable spines and their offshoots. These are:

Justice ..
Which by definition, refer to the rights of all citizens for a respectful life, readily accessible services, living needs and resources which comply with approved standards both in quality and quantity. This is to be in accordance with predefined basic criteria for overall evaluation, that are to ensure the efficiency and equality practised in the distribution of such services, needs and resources among communities, and settlements that form the urban entity of a city. This process may be defined in:

- Upgrading the urban environment, a process which is to cover, primary infrastructure and movement networks in addition to refuse disposal ...etc.
- Upgrading, maintenance, and rehabilitation of the built-up areas and spaces.
- Development of urban and social services.
- Enhancement of social circumstances, conditions and living standards.
- Development of local economical patterns.

Participation ..
Refers to citizens’ involvement in laying—out the overall plans and phases of the processes for the upgrading and development of their communities. They will be expected to offer their own individual and communal efforts in cooperation with relevant institutions in charge. This is to lead to a balanced state, community relationship. This, calls for the formulation of local, communal and institutional frameworks for the participation processes. Some of their facets may be:
• Intensifying, regulating and administering communal participation.
• Expanding the participation base, and deepening the essence of active participation.
• Development of local administration, and efficiency of the mechanisms that regulate the participation process.

**Sustainability**

Is to extract the inborn capabilities of the community, and moreover, to enhance them, in order to sustain their continuous compliance with contemporary variations. This calls for individuals of the local community, to exercise positive participation and actions in the implementation of development programs and projects. Sustainability, relies on a variety of prospectus funding procedures. Such are an increased support offered by the state, non-government organisations, community and credit societies, co-operatives and other similar entities. These are to coalesce with indirect forms of merging resources to cater for development programs and projects. This may be through contribution of a land tract, conversion of tenants to co-owners, proliferating such ownerships, or adopting other patterns which enable the community to participate in securing the needed funds and resources in the present and future times.

**Attributes of The Outlook Towards the Development of Existing Settlements may be Identified Through**

**The Philosophical Essence of Development**

**The Essence of the Philosophy of Justice**

In order to reach this goal, it is necessary to amalgamate the socio-economic factors as part of the development matrix. This is to ensure justice and equality among all strata of the community in the present and future, in order to realize basic principles, which are:

• **Enhancing Users’ Capabilities**

This is to take place through the actual binding between the beneficiaries, development procedures and implementation of projects. The enhancement of the inborn abilities of community individuals present the means to foster the development process through its steps and to raise the communal degree of awareness.

• **Boosting Up Authority Given to the Community**

Leads to taking over, by all community members, of the resources, and decision making processes, which have an influence on their lives. In addition, demarcating the decrees to realize and enact these communal authorities.

• **Guarantee of Communal Justice**
To be Achieved through an equal distribution of interests and advantages incurred by development procedures. The less fortunate groups are to earn their expected share of benefits.

**The Essence of the Philosophy of Participation ..**
No dispute is to take place over the right of a citizen to identify his needs, participate in delineating policies, their implementation, follow-up and assessment. This is to be realized only through the efforts of active community participants collectively. The relevance of this process, arises when the issue of justice is severed in any of various way. This would lead to a consecutive urban deterioration, regardless of the socio-economic strata of these communities. The communal participation, by definition, strengthens the sense of belonging, the keen preservation of funds, and public ownership. This is to ensure the realization of current goals as well as long term sustainability.

**The Essence of the Philosophy of Sustainability ..**
Some of the major problems, that present a challenge to development procedures, are the predefinition of spending commitments, the implementation schedules of programs and elements that comprise projects. These present a burden on the community, a fact which requires laying out unconventional procedures and mechanisms for funding. Therefore participation in limited and medium or small sized development projects proves to be more viable. Some kind of flexibility is required, in response to the gradual growth of the capabilities of the community, especially in the funding procedures which rely on lending, to be guaranteed by the community, and repayment is to be through communal or co-operative participation.

**The Methodology of Development ..**

**Justice Procedure ..**
This procedure requires laying out the rules to evaluate status of settlements, in terms of suffered setbacks, needed requirements, rating and listing their priority in a manner that is to ensure justice for the society as a whole. This may be achieved through:

- **Urban residential Interventions By Means Of ..** Applying community participation mechanisms to cater for residential and environmental current and future needs and requirements. These are to aim to meet set standards that secure decent and safe living conditions, subject to real estate situations, conditions and the available means towards market prices.

- **Community Services ..**
Development of all basic and supplementary services by applying optimization measures of available land usage, upgrading movement, mass transit and
communication networks.

- Economic Resources..

Boosting commercial services that support living conditions and advancing service oriented production elements. In addition, facilitating funding opportunities for small and medium sized projects along with promoting craft skills through training programs.

**Participation Procedure ..**

Community participation especially at the collective level takes place through an institutional framework that is a true representation of each community member individually. It attains its communal legitimate status which validates its participation. These institutional frameworks obtain their relevance and inevitability in upgrading and development procedures of a settlement by undertaking the effort of organizing local community members of different social strata and parties to play a collective or an individual role. In addition, it protects the rights of citizens, presents their interests in the dialogue, through all phases of development. Moreover, it secures funding sources that are compatible with circumstances and capabilities of community members. The concept behind the formation of this institutional entity, is based on profound comprehension of the socio-urban structure of the community, the settlement patterns, and morphological elements of socially harmonious neighbourhood. Consequently, representatives and delegates are nominated, in accordance with the size and structure of each unit. These individuals are to form an acceptable representation of the community. Collectively, these form an optimum communal and institutional panel. The development program may include a project for the development of a permanent location for such an institution which will materialize as a community centre, within the settlement, ensuring sustainability.

The participation procedure, is realized through the identification of cooperating and participating entities, which may include:

- Government Sectors.. Specialized and in charge of roads, infrastructure, public services, urban administration, decree of building regulations and by-laws, authorising building and demolition licenses...etc.
- Private Sector.. Participating in development projects that it may undertake in the context of the overall approved vision. Also, contributing in upgrading the local community or the broader scope of the city.
- Non-Government Organizations.. Represented in societies that are concerned with development activities, or that capitalize on citizens’ own efforts, aiming to provide job opportunities that integrate with the development scheme for the settlement.
• Communal Institutions .. Represented in members of the settlement themselves with nominated local elite as their delegates. They contribute in addressing issues related to citizens’ interests and rights.

**Sustainability and Funding Procedure ..**

This procedure relies on a variety of executable methods, that aim to attract inherent resources, especially when seriousness in implementation, actual improvement in living standards and proper dealing with concerns of priority are felt. In addition, there is a vital aspect of obtaining financial sources for the development and upgrading procedures, especially, for what concerns the least privileged households, which is augmenting support of the state, non-government organizations, communal and citizen societies, including credit organizations, co-operatives and entities of the sort. These entities have the ability to provide funding, offer small loans for the poor, at irregular intervals, in a simple application mode and with flexible settle up practices.

At the same time, it is more feasible for these communal and cooperative institutions than individuals, to deal with official state and private sector entities. Also, they act as an underwriter for borrowing individuals. Thus, the funding procedure for development and upgrading should focus on such cooperatives with a backup by the state funding. It is these entities through which a continuous provision of required funds may be anticipated.

**Development Mechanisms ..**

**Justice Mechanisms ..**

In order to achieve justice, preparation of detailed plans and identification of urban and architectural projects is required, in order to implement approved development programs and policies. These aim to provide for the requirements and services that are to support decent life standards in the desired quality for all community members. In addition, the formulation and provision of funding sources for these projects, within the framework of a clearly defined and planned schedule is essential. These programs have to merge with the axis defining the overall vision, through an active participation. Features of these mechanisms may be defined as follows:

• Opting for a study area and its community, in accordance with the overall evaluation prioritization.
• Preparation of existing socio-urban investigations, jointly with community members.
• Subjecting elements of socio-urban studies to a collective comparative analysis, and defining relative values for the relevance of the implementation of the basic living requirements.
• Preparation of comprehensive and detailed development plans in addition to mechanisms and development project implementation documents.
• Identification of implementation priorities according to a time schedule.
• Assessment of financial requirements, and provision of funding sources according to circumstances and capabilities of the community.

**Participation Mechanisms**

These are to cover different sectors of the community to ensure an actual community participation. They are not meant to serve merely some dominant groups nor those groups which are interested in or having interests in proposed development programs or what they comprise. Participation mechanisms remain to operate on both of the direct individual level or on the collective level which presents the communal composition. A lot of mechanisms that may be followed and applied may be employed for the various phases according to the nature of participation, its levels, activeness, and requirements in each stage. Some of the steering mechanisms are stated below:

• Undertaking field trips, demographic census and urban surveys. These are meant to obtain direct individual opinion polls with regard to the requirements of the community with all its morphological strata.

• General get-togethers in the area subjected to development and upgrading. These aim to publicize ideas and basic visions to community members, attract their attention, and exchange viewpoints, prior to preparation of proposed designs for projects.

• Specialized meetings for urban issues which form the basis for participation in the development processes and urban decision making. General meetings may be periodically held as well as others that address specific tributary issues. These are meant to arrive to a vision which gains the accord among specialists and either community members or their representatives.

• Training programs for local community groups that cover related scopes to proposed development projects, their implementation requirements, administration and follow-up. These are meant to ensure development sustainability through active innate mechanisms in the community itself according to its local circumstances.

Through this community participation in the settlement development process it becomes feasible to convince residents of the value of their cooperation and positive interaction in the development process throughout its phases. The desired goals are to be achieved according to:

• Communal participation in the implementation of the development program projects. This is to take place through cooperation among local community members, and their contributions in the form of labour, financial...
support or needed objects donations for projects during their implementation or progress.

- Augmenting efficiency of development program projects, exercising consultations with end users during the process of projects planning, and ensuring their continued involvement during administration of implementation or progress of projects.
- Increasing the effectiveness of development projects by means of a more intense involvement of end users. This is to guarantee the realization of projects’ goals and the delivery of their benefits to the development interest groups.

**Sustainability Mechanisms ..**

The state may allocate, budgets and plans for these projects, which present an inherent right for the community. Sustainability may be achieved, however, through locating direct or indirect funding mechanisms. Direct mechanisms imply securing necessary funding for the development plans and upgrading projects as defined by the socio-urban studies, prioritization scale and their timetable. This may take place through the following main channels:

- Authorized international funding organizations, with special funds targeting development and upgrading of derelict urban areas.
- Local funding organizations, working in development programs and projects whether official or communal and civil.
- Self funding which involves community members with financial abilities willing to pitch in for funding development projects, even with symbolic sum. This leads to an increased sense of preservation of what has been upgraded.
- Provision of borrowing feasibility for the implementation of the micro development projects aimed to limited income community members.

Indirect mechanisms are defined for sustainability and securing the necessary funding for the development plans and the upgrading projects, are not limited to, but as guides are as follows:

- Land sharing. As land is considered to be one of the most important assets in the communal urban development programs, especially in existing urban areas in the old city, it presents a major obstacle facing this process. These facts validate the land sharing practice as means to guarantee ownership rights for limited income households through a partnership between the owner and the tenants.
- Development of publicly owned land, where civil societies may acquire land at a subsidized rate on the basis of redeeming the cost. The objective is to develop its usage for the benefit of limited income groups as part of the proposed development project for the area.
• Development of state owned sites by private sector, is a practise which may not be applied over a broad range. Rather, it may be relied on within the narrowest boundaries. Its application is to be within the overall framework for the development of the area itself, while maintaining its social fabric, as a great risk lies in the private sector’s broad intervention with a notion of mere financial investment. Such a practise is likely to have a direct negative impact on the local community, as it will result in an exodus of the less able groups in contradiction with the objectives of the development process.

• Issuing decrees, reviewing laws and legislations which impact the socio-urban structural correlations. This is especially relevant with regard to leasing regulations, sales of premises, and regulating owner-tenant relations. These are in addition to, regulatory bylaws pertinent to actions of demolition, maintenance, and the preservation of real estate assets. Also, bylaws for urban planning and building licences... etc. The overall goal is to foster an innate capability to continue the endeavour of the protection of the real estate balance and its nurturing for the benefit of the settlement occupants and the community.

**Summing Up ..**

Thus, to achieve this vision, it is required to adopt policies, undertake detailed plans, work programs, and secure necessary funding for development processes which complete one another. They, then form the basis to launch development projects in existing urban communities in areas that suffer problems or deficiencies. These are chosen and identified according to evaluation standards. As well, the comprehensive development priorities of the city as a whole on one hand and the local conditions and its unique socio-urban structure on the other.

These plans and programs are to be identified with well defined goals, implementation time schedules, proactive community participation, to ensure a good living standard for members of the community under study. The structural features of these programs may be defined as follows:

- Approval of the overall strategy and laying out development and community participation policies.
- Choice of the study area according to priority evaluation and identifying its morphology and relevance.
- Undertaking the preparation of existing socio-urban studies of the study area, which are to take in:
  - Overall urban studies of the study area specifically and of a wider scope of the more comprehensive urban area.
- Evaluation of current housing situation, and the definition of methods to reach the end goal of provision of suitable housing, an endeavour which is to involve residents to take into account their views, needs and problems.
- Inventory of the numbers and types of available services on both levels of the development area boundaries and on the more comprehensive vicinity level. Also, definition of their efficiency and the degree of compatibility of the existing situation with the needs of the community for services.
- Evaluation of situations, resources and economic and production structures on both levels of the development area boundaries and on the more comprehensive vicinity level. Also, definition of their efficiency and the degree of compatibility of the existing situation with the needs of the community for services.
- Undertaking a comparison among issues of the socio-urban studies in a collective analytical mode (SWOT).
- Preparation of comprehensive and detailed development plans along with implementation mechanisms.
- Assessment of financial requirements and estimated cost for projects and securing them. In addition, a cash flow timetable for the implementation of approved plans, and evaluation of economic feasibility of development programs, plans and projects.
Needs Assessment And Activity Design Study

The Unplanned Areas Upgrading and Employment-Enhancing Programme in Egypt

In partnership with the Ministry of Urban Renewal and Informal Settlements (MURIS), the Governorate of Cairo and the Governorate of Giza, the Needs Assessment and Activity Design Study, funded by Agence Française de Développement (AFD) and managed by the Social Fund for Development (SDF) seeks to:

- Develop a program for the upgrading of four unplanned settlements in the Cairo and Giza Governorates; and
- Identify employment-enhancing programs for micro and small enterprises in these settlements

Project Objectives
The I2UD/EOI/TWC consortium has extensive Egyptian and international experience in developing programs and projects that address the particular challenges of informal settlements. The team’s approach coincides with the objectives of the Study and includes:

• Developing practical upgrading strategies that have a significant impact on improving the quality of life of the targeted area residents and the potential of micro and small business to provide viable employment opportunities and
drive local economic development;
• Identifying indicative investment packages that reflect community priorities and
• are developed in partnership with residents and businesses, the local government
• units within the Cairo and Giza Governorates responsible for delivering and coordi- nating services, as well as other key partners providing financial and non-financial services;
• Developing synergies among components, including labor-intensive communi- ty development works on the ground that address poverty alleviation strategies within the four communities through socially inclusive approaches that benefit women and youth;
• Framing project implementation, funding modalities, and monitoring of impacts within an institutional context that strengthens vertical and horizontal cooperation among central and local authorities, residents and businesses, NGOs, and funding agencies;
• Maximizing the potential of financial and non-financial inputs. This includes leveraging household, business assets, and social capital in the four communities, as well as fast-tracking the on-going and planned infrastructure and service improve- ments undertaken by the respective Governorates and other donor programs; and
• Building the capacity of the communities, micro-finance institutions (MFIs), and local authorities to shape the implementation of the investment program, monitor pro- gress, and make adjustments using evidence-based monitoring approaches.

Technical Approach
Community participation. Neighborhood-focused development strategies using socially inclusive and accountable processes are most successful when decision- makers and officials are committed to supporting community- prioritized projects and fostering long-term relationships with community-based organizations (CBOs), local authorities, and NGOs providing intermediary services. In addition, it is also impor- tant to integrate the future development of the four informal neighborhoods within their wider urban surroundings to create opportunities for residents and businesses to build upon and strengthen existing local assets. The I2UD/EOI/TWC team has experience in developing demand-driven programs that emerge from the priorities of residents and businesses, including those whose voice is seldom heard, such as women and youth, as will be the case in the four unplanned area sites.

Key aspects of our community outreach and participation methodology in this project will include:
• In-depth interviews, household surveys, informal discussions, working sessions with local residents and presentations at larger community forums;
• Stakeholder analysis to identify existing local community-based organizations;
• Formation of Community Advisory Committees to facilitate collaboration between the community and the consulting team; and
• Participatory Needs Assessment (PNA) teams to provide active linkages among Governorate, Districts and Communities and to identify demand-driven projects that can improve quality of life of residents and small business opportunities.

Thinking implementation from the beginning. Building the four communities’ commitment and their sense of ownership of the project, especially during the Activity Design phase, will be an important step towards the successful and sustainable implementation of the proposed activities. Seeking partnerships with the Local District authorities and other project implementers will also be critical to build sustainability from the beginning. Our approach from the outset will be to work with local stakeholders to identify tangible interventions that can have a strong impact in improving their living conditions. This may include building on ongoing initiatives either by the public sector, the civil society or by private entities. In our experience, the potential for comprehensive development programs to have a sustainable impact over the long run are multiplied when program implementation strategies focus on achieving tangible results within the initial period. This project will identify “Initiation Zones” where to focus the bulk of the assessment and design activities and will build on existing strengths and resources to identify short-term “Catalyst Projects” that can be scaled up.

Capacity transfer. In light of the expressed interest to strengthen the capacity of the Urban Upgrading Units (UUUs) within the Cairo and Giza Governorates, as well as among staff from the Local Districts, the team intends to actively involve local officials throughout the course of the project. In addition to contributing to their continuous capacity building effort and adoption of new approaches and methods of analysis, this approach will also allow the Study Design to draw upon existing knowledge and experience gained in previous projects, including SFD urban-related initiatives and the GIZ Participatory Development Program (GIZ/PDP) in Urban Areas. This collaboration will also be a good testing ground for the adjustment of the team’s methodology for enhanced transferability and sustainability of the project. The team will draw on this assessment to highlight training and capacity building needs for the main implementing stakeholders that emphasize the Programme’s sustainability beyond short-term participation.
Mit ‘Uqba Overview
Mit Uqba is located in the northwestern part of the El-Agouza district in Giza. It occupies an area of 109.5 acres and is inhabited by approximately 95,000 individuals (26,584 families). It is confined by El-Sudan Street and Wadi El Nil Street. The 26th of July Corridor cuts through the south of Mit Uqba. The split off area south of the corridor is currently referred to as Geziret Mit Uqba (“Mit Uqba’s island”). Mit Uqba was originally a rural village, dating back to the 14th century. Until the first half of the 20th century, the area was surrounded by vast amounts of agricultural land on all sides. In the late 1940s, however, more and more of the land started being transformed into residential areas. Mit Uqba was initially known as Menyet Uqba (“Uqba’s village”). It was named after Uqba Bin Amer Bin Abs al-Jahni, one of Prophet Muhammad’s companions and the governor of Egypt during the reign of Muawiyah Bin Abi Sufyan. Until the early 20th century, the western part of the Nile was not a center of urban attraction, due to the river’s erratic and unpredictable flow. The launch of the Aswan Reservoir in 1902 and the raising of the reservoir’s crest in 1933, however, led to the relative ability to regulate the flow of the river, which in turn enabled urban sprawl to the west of the Nile. Mit Uqba was in fact a rural community until an urban area started to gradually grow around it. The urbanization of the area began in the 1940s in the form of villas, followed by an increase in density in the 1970s until the urban space eventually came to encompass the entire area of Mit Uqba, which is the case today.
1.1 Brief History
Mît Uqba was essentially a vacant piece of land occupying an area of approximately 130 acres, which Muawiyah Bin Abi Sufyan granted to Uqba Bin Amer Bin Abs al-Jahni who used it to build a residential home for himself and family. Uqba was the governor of Egypt at the time died in Cairo in 677 B.C. During the Islamic eras in Egypt, the area was known as Menyet Uqba, “menya” being the Arabic term for “death”, thus the name probably referred to the place where Uqba was buried. With time, however, the name was eventually changed to Mît Uqba. The prominent Islamic historian, Al-Maqrizi, refers to Menyet in his book about the planning of Cairo and its monuments.

1.2 Urban growth in the 20th Century
The western part of the Nile valley maintained its agricultural nature until the 1920s. Its urban fabric was characterized by a rural pattern of scattered estates and a couple of small, clustered villages including Imbaba, Mît Uqba, Bulaq el-Dakrur, El-Dokki, and El-Agouza. The ownership of this agricultural land was distributed amongst the Ministry of Endowments, members of the royal family, and elite figures of society. Until 1948, Mît Uqba was one of these small villages, surrounded by agricultural land and undergoing gradual growth in relation to the rate of its rural urbanization. This was the case until the Ministry of Endowments developed a plan for the agricultural land surrounding the village, causing a rapid increase in the rate of the village’s urbanization as well as that of its surroundings. Despite these successive changes occurring around the area, Mît Uqba managed to maintain its social and urban nature. It also kept its traditional system of administration in which the mayor took charge of the village’s administrative affairs. In this system, the dawar acted as the governing premises of the area, serving as a platform for maintaining order and security, resolving conflicts,
and exercising the authority to punish offenders of the law. This system, in which the mayor exerted full governing power over the village, was brought to an end during the 1960s. Due to the administrative divisions created by the Egyptian state at the time, Mît Uqba, along with other similar villages, became part of the local administrative system of Giza. The area was initially integrated into Imbaba’s administrative jurisdiction, but later became integrated into El-Agouza’s and remains in this district today. Although the area eventually started to be influenced by the urban environment that came to surround it, it was able to preserve a few of the dawars within its own urban fabric. Its streets remain named after the pioneering families of the area.

Mît Uqba therefore underwent numerous changes throughout the 20th century, through which it transformed from an agricultural village into one of the most densely populated areas in northern Giza. Mostly inhabited by poor and low-income classes today, Mît Uqba essentially underwent three major periods of change during the 20th century:

• **The Nile Flow:** Before the construction of major irrigation facilities during the 19th and 20th century, the irrigation of agricultural lands was dependent on the annual Nile flood. However, during the early 19th century, this irrigation system was upgraded to a basin irrigation system. Muhammad Ali, the ruler of Egypt at the time, converted most of the agricultural lands of the delta to the basin irrigation system. He did this in order to guarantee irrigation sustainability, which would boost agricultural land efficiency in a way that would enable the planting of exportable crops (cotton being the most important). This required providing a constant supply of irrigated water during times of drought. This sustainable irrigation system was dependent on the use of water, which the Nile would carry between February and July of each year, accounting for 20% of the annual river supply. The expansion of agriculture was therefore limited to the amount of water being reserved behind dams.

• The largest expansion in sustainable irrigation took place during the early 20th century with the construction of the Aswan Dam in 1902. The dam enabled the efficient storage of water during river floods and allowed for the release of water in times of drought. The dam was raised for the first time in 1911, followed by a second raising in 1933. The Aswan Dam project caused a significant increase in water supply during drought season, allowing for the expansion of agriculture at rates never before known in Egypt. The project also contributed to curbing the course of the river’s water flow throughout the year, regularizing the river’s banks accordingly. The Nile’s regular flow of water and stabilized banks eventually led to urban expansion to the Nile’s western bank.
• **Planning the City of Endowments in 1948:** The first urban plan for the western area of the Nile was laid out in 19341935/ by the Ministry of Endowments, which had owned all of the land plots except old villages. The plan included a public park, a green belt around the land, a recreation area, and streets planned according to the British model of garden cities. However, given the construction law, governing the division of lands, the plan was ruled out. The ministry assigned the prominent Egyptian engineer, Mahmoud Riad, to create a plan for the area, which he finalized in 1948. It was originally planned for Fouad (I) Street (now known as the 26th of July Corridor) from eastern Cairo through Zamalek, serving as a route into the new area. This new route, however, would break through Mît Uqba. However, because Mît Uqba was not part of the ministry’s ownership, and because the villagers had refused to sell their land, the plan for the new road could not be implemented. As a result and despite the urban sprawl that came to surround Mît Uqba, the area managed to maintain its rural character. However, with time, and with the rapid social transformations that were taking place, the area eventually started to be affected by the urban nature that came to surround it.

• **Urban Transformations of the 1990s:** Mît Uqba underwent two major changes during the 1990s:
  - The 1992 Earthquake: Following the earthquake, some of the area’s inhabitants were relocated to El-Katameya and to areas of Imbaba; and
  - Implementing the 26th of July Corridor in 1998: According to the strategic plan of Greater Cairo, the 26th of July corridor was to be extended to link Cairo, Downtown, and Giza with 6th of October City located in the west. The Prime Minister decree No. 3580, issued in 1997, stated that all properties which may impede the implementation of the 26th of July Corridor (250 meters in length and 40 meters in width) would be confiscated and torn down. The decree also stipulated the relocation of such properties and compensation to the owners. 528 families were displaced and relocated in order to implement the corridor that divided the area into Mît Uqba in the north and Geziret Mît Uqba in the south. As a result, many of the residents of the village were forced to move to neighboring areas such as Al-Baragil and Imbaba.

By the end of the 20th century, the urban character of Mohandeseen (the area surrounding Mît Uqba) came to have the greatest impact on Mît Uqba’s urban growth. Mohandeseen caused the village to turn into a semi-urban community, which also suffered from signs of social and urban deterioration. Mît Uqba would eventually become a magnet for poor families seeking to live in cheap residential areas. This led to added development pressure in the area with an
escalated demand for its relatively cheap accommodation. The fact that Mit Uqba is close and easily accessible to most places in Cairo also contributed to demand for housing in the area. Consequently, the small village was transformed into a semi-urban cluster with one of the highest population densities within Cairo’s urban domain.
1.3 Site and Situation

Mît Uqba’s site is in close proximity to the northern part of Giza, where it is directly connected with the urban areas of Mohandeseen and El-Dokki via the 26th of July Corridor. Mît Uqba is indirectly situated on the route to western Cairo and Zamalek, as well as to the Sheikh Zayed and 6th of October areas. It neighbors areas of Imbaba in the north, and Ard al-Lewa, with its extensions to Bulaq el-Dakrur, in the west. Mît Uqba is therefore situated at the center of urban communities and social classes of varying levels and structures. Though historically the area had a rural character that was strongly linked with agriculture, today, it is considered part of the urbanized city. This has given Mît Uqba a semi-urban form through a dialectical process, with residents belonging primarily to the lower middle class.
The area’s situation is relatively distinctive, with the nature of its urban fabric differing from the urban domain that surrounds it. The area is situated between Wadi El-Nile Street in the east (which borders Mohandeseen), and El-Sudan Street in the west, which is one of the most important circulation axes connecting Imbaba in North Giza district to El-Haram in South Giza district. El-Sudan Street runs parallel to the railway line. Mit Uqba is bordered by El-Mashrou’ Street in the north (which was previously a water conduit according to historic maps) and by Shehab Street in the south (which is one of Mohandeseen’s most important circulation axes as well as an extremely active commercial hub). All of the above factors constraining almost any form of horizontal expansion of Mit Uqba. The total area of Mit Uqba represents an urban fabric derived from its family based social structure. Old families of the area, such as El-Shahed, De’ebes and Gohar, each owned their own dawar (a big house in which village affairs and social events would often take place). Dawar’s played integral roles in the area’s formation and urbanization throughout the years. In fact, current residents of Mit Uqba know the location of the remaining dawars.

To study the area, identify its key potentials, and establish visions for development, we can define the area’s urban boundaries as follows:

- In the north: El-Mashrou’ Street (Abdel Moneim el-Sawy Street)
- In the south: Shehab Street (Khatab Othman Gohar Street)
- In the east: Wadi el-Nile Street
- In the west: El-Sudan Street
1.4 Urban and administrative domain area (Districts and Shiyakhat)

The area of Mit Uqba, including its boundaries and urban domain, is located in the administrative district of El-Agouza. El-Agouza district was named after Nazli Hanim, who was the daughter of Suleiman Pasha El-Frensawy, founder of the Egyptian army during the era of Muhammad Ali. Nazli’s husband Sherif Pasha, who was Egypt’s Prime Minister at the time, owned a 30-acre plot of land by the Nile, on one corner of which he had planned to build a mosque. He passed away before he was able to do so and so his widow, Nazli, was the one who ended up implementing his plan. Nazli oversaw the mosque’s construction work even though she was over 90 years old at the time. The mosque was therefore referred to as the Agouza mosque, (Agouza means “elderly woman” in Arabic), which consequently became the name of the entire area. Nazli’s granddaughter, who happened to be named after her as well, later became King Fouad’s wife and King Farouk’s mother. This piece of historical background can serve to indicate the agricultural nature of the land of Mit Uqba, as well as how the area was linked to the aristocratic elites of the time and their ownership over land.
• El-Agouza district was established by decree No. 2501, issued in December 1977 and passed by the Prime Minister, as well as decree No. 1505 issued in 1998 and passed by the governor, which divided the center of Giza into El-Agouza and El-Dokki districts.
• Total Area of El-Agouza District: 8.59 km²
• Inhabited Area of El-Agouza District: 8.59 km²
• Estimated Population: 192,648 inhabitants (as of 2014)
1.5 Urban Morphology and patterns

Mît Uqba’s urban morphology cannot be separated from its urban development. The area is an example of urban growth on agricultural land. It can also serve as an apparent example of the process of urbanization. The transformation of the original village was deliberately planned by the state when the Ministry of Endowments adopted a plan in the 1940s to establish a new residential complex over the agricultural land to the west of the Nile. Throughout the phases of development, Mît Uqba maintained its urban fabric as well as its unplanned patterns.

The current morphological form of the area's urbanism is highlighted in the following examples:

- **Rural urbanism for the rural community:** Mît Uqba had in fact previously witnessed patterns of urbanization. During the second half of the 20th century, the area that it surrounds underwent urbanization though a steady growth rate during the 1970s. However, the area’s center still reflects the social structure and urban pattern of a village, which shaped its unique morphology. From an urban perspective, this phenomenon cannot be explained without fully comprehending the nature of the social fabric and structure of the area. Families in Mît Uqba tend to intermarry. The Mayor of the village was elected from amongst the people to run their day-to-day affairs, bringing along the urban pattern of the dawar, which functioned as the community center and as assembly point of its urban surroundings. The fact that there was more than one family and more than one Mayor within the course of the area’s history resulted in a number of dawars within the area, most of which today’s residents are still able to locate.

- **The transformation of divided land plots into residential communities:** As Mît Uqba experienced a rapid growth in its population, the demand for new housing increased, consequently leading to the semi-urbanization of some of the agricultural land. The land is divided according to the ownership of each plot of land, after which it gets sold to individuals. The change is gradual and takes place at an individual level. In general, the land gets divided according to the striped shaped divisions of the agricultural plots, while the water conduits determine the street routes. This urban pattern is especially apparent in the residential areas found in northern Mît Uqba.
Around 26th of July corridor
The East of Mit Uqbah

The East of Mit Uqbah

Mit Uqbah Needs Assessment
The North of Mit Uqbah
1.6 Landmarks

These landmarks represent a community map for the area, including public buildings as well as service, administrative, economic, commercial, and religious institutions. Even the distinctive private buildings serve as routes and landmarks (unanimously agreed upon by the residents or partially agreed upon by residents of neighboring units) that characterize the area. This may also serve to indicate the importance of these sites and their significance to the residents themselves. In addition to other buildings, Mît Uqba is characterized by two prominent and essential landmark patterns:

- The Maqam (a sacred place that commemorates a saint in Islam): There is about 8 to 10 maqams in the area, the most important ones being the maqams of Sidi el-Gharib, Sidi Lasheen, and Sidi Youssef Al Bahey. In addition to their historic value, such urban patterns have a strong emotional value for the residents. The maqams are popular amongst the residents despite the fact that their accurate histories, including stories of their initial owners, remain unknown.
- The Dawar (the Mayor’s house): These act as central gathering points belonging to prominent families from the village, including dawar El-Shahed and dawar De’bes. These are prominent families of the area that date back to rural Mît Uqba (before urbanization). Such an urban pattern functions as a social aspect in the life of residents.
Mit Uqbah Needs Assessment
1.7 Historical, archaeological, and heritage sites
From an architectural perspective, Mit Uqba still has a number of old buildings with distinct heritage, combining rural as well as urban architectural features. Examples of these can be found on the streets of Dayer el-Nahya and Dawar el-Omda. Due to sewage problems and a lack of maintenance, these buildings are threatened by deterioration and extinction. There are also a number of Maqams that represent spiritual and social values in the life of the inhabitants.
Mit 'Uqba Historical, Archaeological and Heritage Sites

- Muqam (a sacred place that commemorates a saint in Islam)
Mit ‘Uqba Needs Assessment
2 CURRENT SITUATION

Mit Uqba’s central location makes it an easily accessible area. Transportation to places in Cairo and Giza is widely available from within the area and can be found on El-Sudan Street, Ahmed Orabi Street, Sphinx Square, and Lebanon Square. Compared to its neighbors, Mit Uqba also has the advantage of having relatively low housing rent, making it an attractive area for people to live in. This has contributed to the large proportion of rented housing units in the area (12,886 of the area’s total 26,584 housing units). Although this has its advantages, it intensifies the pressure on the urban environment, which in turn may cause an increase in real estate prices. This may encourage more people in the area to start selling their older properties to be demolished and converted into residential towers, putting even more pressure on infrastructure services and networks. This may also cause a dramatic change in the urban pattern and possibly the relocation some of the older residents of the area. However, it should be noted that the situation is not yet out of control, as only a few owners have sold their land and property in recent years. The reason for this might be related to the residents’ strong commitment to keeping their inherited family property and maintaining their social bonds, which remain relatively well established in the community.

Most of the area’s buildings are residential, with some commercial activities taking place on the ground floors of the buildings. The area’s side streets are full of social life, while its outskirts accommodate car repair shops, which serve as an auto-repair center for those living in neighboring areas. Most of the area’s service facilities are found near the market and youth center, and on both sides of the 26th of July Corridor. However, the area suffers from severe lack of some of the basic services, especially health care. The heights of the buildings vary tremendously from those of its surrounding area. This is due to the fact that the buildings of Mit Uqba are older and rural in nature, with an urban fabric
characterized by narrow streets. In general, most of the buildings in the area do not exceed to be more than four or five floors high, especially those located inside the area. Some of the area’s old stone buildings that are made up of one or two floors high are still found in the area. However, they are often found to be in a poor condition given the humidity and sewage water’s impact on their foundations. The modern buildings, which are usually found within the margins of the area, may sometimes reach up to ten floors.
2.1 Accessibility

The urban structure of Mît ‘Uqba and the variation in the area’s residential settlements, form a particular system of road networks and access points. This system makes vehicle access to the area limited through specific points. The main access points to Mît ‘Uqba can be determined as follows:

- North: Through El-Mashrou’ Street (also known as Abdel Monim El-Sawy Street).
- East: Through Wadi El-Nile Street to Rashed Street. Despite being of vital importance as a main entrance to Mît ‘Uqba, it is not accessible by vehicle.
- West: From «El-Sudan Street at two insections:
  - El-Ghareeb street; and
  - El Nile El-Abyad street, off Lebanon square (used by the El-Mohandeseen residents to reach the car workshops in Mît ‘Uqba)
- South: Through Khattab Othman Gohar Street.

Despite the exchange of benefits and services with neighboring areas, Mît ‘Uqba is relatively closed off and suffers from major accessibility issues.
2.2 Road Network

Due to the nature of the region’s urban fabric and its former rural pattern, the circulation axes vary. There is the main road network that serves Mît ‘Uqba and reflects the discrepancy between Mît ‘Uqba and its surrounding neighborhoods, yet there are also a number of streets and secondary axes passing through the region, most of which are deteriorated, unpaved, and limited to pedestrian traffic. The 26th of July Corridor passes through Mît ‘Uqba from east to west with high rates of traffic, no exits to the area, and dividing it into a two sections. 

Residents rely on two types of transportation:

- Public means of transportation: There are five lines of public transportation available, linking the area to Giza and Cairo.
- Civil means of transport: There are several informal microbus stations in Wadi El-Nile street and Lebanon square.

Currently, there is no metro line in Mît ‘Uqba but the extension of the third metro line (Imbaba - El-Matar) would include a station on Wadi El-Nile Street (western boundary of Mît ‘Uqba) and a second station on Ahmed Orabi Street (El-Tawfiqeya station).

The major movements axes within the area’s sectors include: El-Ghareeb Street; Abu Bakr Street; Khattab Othman Gohar Street; and El-Gamel street (also known as Geziret Mît ‘Uqba Street).
2.3 Land use

Residential use is the most prevailing land use in the Mît ‘Uqba. Additionally, economic and social services are widespread in Mît ‘Uqba, concentrated in or integrated throughout residential areas. The land uses in Mît ‘Uqba can be categorized as follows:

2.3.1 Residential Use
This is the most prominent use in the area. The highest density of residential use is concentrated within the oldest parts of Mît ‘Uqba. These areas maintain their rural character in terms of land divisions (plots) and narrow, organic streets. Despite the social transformations witnessed by the area after the resettlement of its original families, the original streets still retain the names of the area’s well-known families, such as De’bes, Gohar, and El-Shahed. On the other hand, the extension of the rural core north of Mît ‘Uqba reflects mixed-residential land use limited to main streets.
Mit 'Uqba Landuses

- Residential
- Sports
- Health
- Crafts
- Religious
- Industrial
- Commercial
- Educational
- Vacant lands
- Recreational
- Agricultural lands
- Social
- Army/police camps
- Tombs
- Utilities
- Livestock farms
- Historical
- Warehouses / storage

Mit Uqbah Needs Assessment
2.3.2 Economic activities
The majority of Mît ‘Uqba’s inhabitants are working class laborers and craftsmen. Employees and business owners represent a proportion of the population that belongs to the middle class. The economic activities in the area vary in terms of their field, scope of impact, capacity, and type of staff. Economic activities can be categorized as follows:

- Commercial Activity: Commercial activity is the prevailing economic activity in Mît ‘Uqba, mostly involving the sale of fruit and vegetables, foodstuffs, daily necessities, and household amenities. There is only one central market in Mît ‘Uqba that serves the northern sector – the Mît ‘Uqba Youth Center Market for foodstuffs, vegetables, fruits, butchery, fish, and poultry. Services for daily services vary in quantity and quality. Outlets are located either within residential areas or concentrated such as in El-Ghareeb Street. These outlets comprise housewares, stationery, clothes, telephone service centers, bakeries, restaurants, and electric hardware shops. The quality of commercial services vary in terms of the areas in which they are situated, with the top rated services located along Wadi El- Nile street. The region in general suffers from a shortage of certain services such as a gas cylinders warehouse, which prompts residents to rely on street vendors.
Crafts: The area encompasses car repair workshops, as well as spare parts and car accessory shops. These shops serve as hubs for residents of the surrounding neighborhoods such as El-Mohandeseen and El-Agouza. They are mostly located on the outskirts of Mit ‘Uqba, accessible from Wadi el-Nile Street, El-Nile El-Abyad, El-Mashrou’ Street, and off the 26th July corridor. The area also hosts a few printing workshops on Ahmed Abdel Tawab Street and the Mit ‘Uqba Youth Center Market, in addition to other crafts such as curtains, upholstery, and aluminum.
2.3.3 Services

- Governmental Services: Mît ‘Uqba has no post office of its own but there are two post offices within the urban perimeter – one located in Moussa Galal Square, off Shehab Street, and the other on Abdul Aziz Gawish Street. The area contains one firefighting unit in the southern sector of Mît ‘Uqba and a social insurance office on Ahmed Abdel Tawab Street. In general, however, the area lacks governmental services.
• **Religious Facilities:** The area encompasses nearly 51 mosques, 36 Zawyas, and no churches. There are a number of Maqam (between eight and ten) including Sidi Ghareeb, Sidi Zikri, Sidi Lasheen, and Sidi Youssef el-Bahey.
- **Educational Facilities:** El-Azahar Elementary School is the only school inside Mít ‘Uqba and is located in the southern sector. The rest of the residents use the school complex located on Galal El-Din El-Hamamsy Street off of El-Mashrou’ Street. The school complex comprises El-Wafaa School, Mahmoud Azmy School, Youssef El-Seba’ie School, and Tawfiq El-Hakim School. Other schools outside the area’s boundaries are Mít ‘Uqba elementary school on Shehab Street and Rawdat El-Hamdeya El-Shazelya Language School on El-Hegaz Street (kindergarten - elementary - preparatory). There is also the El-Amal school for the deaf and hard of hearing on El-Nile El-Abyad Street and the industrial Talaat Harb School on Abu El-Mahasen El-Shazly Street.
• **Health Facilities:** In general, the area lacks health facilities. Most residents rely on neighboring areas when seeking health and medical services such as the Imbaba Public Hospital (also known as El-Mowazafeen Hospital) in El-Agouza, the Mahmoud Specialist Hospital on El-Nile El-Abyad Street, and the Susanne Mubarak Pediatric Hospital on El-Mashrou’ Street. In addition, there are medical centers in mosques and annexes, such as Sayed El-Shohada’ Medical Center, Gam›yet El-Salahin Medical Center, El-Ghareeb Medical Center and Mit ‘Uqba Medical Center on El-Sudan Street.
Recreational Facilities: The recreational facilities in the area are limited to Mît ‘Uqba Youth Center, which consists of a football court rented for EGP 100 per hour, an internet café, a gym, a library, and a billiard hall. The youth center is one of the institutions with a positive influence on the youth and children in Mît ‘Uqba; especially in its promotion of a “no drugs” policy in a community where drugs and narcotics is a widespread problem among the youth. Entry to the youth center is free of charge. Youth also go to El-Zamalek Sports Club, El-Tersana Sports Club, El-Tawfiqeya Club, Ard El-Lewa Youth Center, and Stad Misr on El-Sudan street. A children’s amusement park is located on El-Ghareeb Street, inspired by Mawled Sidi El-Ghareeb, an annual tradition during which swingsets were brought in to celebrate the birth of Sidi El-Ghareeb. When the owner found a spacious land plot, he decided to rent it and turned it into a park for children. He started the project with only two swingsets, and later added more. Coffee shops are located throughout Mît ‘Uqba, especially on its outskirts mainly on El-Mashrou’ Street, El-Ghareeb Street, and the southern part along the 26th of July Corridor.
2.4 Open Spaces

The rural character of Mîṭ ‘Uqba and its historical development has resulted in limited open spaces within the residential mass. These are either spatially or traditionally associated with the rural pattern such as Dawar or in the spaces between the residential blocks called El-Wasa’aia in the southern sector of Mîṭ ‘Uqba. The inhabitants use of these spaces vary according to their social composition (structure). Some regard these spaces as social areas or extensions of their homes, while others use them to store personal belongings or as extensions of their economic activities or recreational areas.
2.5 Environmental assessment

One of the main problems in Mit ‘Uqba is the absence of a solid waste management system. NGOs have failed to find a radical solution to the problem or to establish a system of solid waste collecting. Garbage is therefore dumped on the outskirts of the area and on the wall along the 26th of July Corridor. There is a distinct problem with the sewage network in the north west of Mit ‘Uqba. The car workshops in the area fail to follow industrial safety measures, and the waste generated by workshops exacerbates the problem of garbage in the area, which may be a source of contamination and presents an environmental hazard.
2.5 Current and Future Projects

Mit ‘Uqba Market Project
Street vendors used to occupy an area of vacant land that is now Mit ‘Uqba Youth Center. In 1976, when the land was allocated for building the youth center, the vendors began to use the area extending along the wall of the youth center. The situation remained unchanged until a local administrative decision was made in 2000 to upgrade the Mit ‘Uqba market. This was followed by measures to legalize the status of the vendors in the market, instead of moving them elsewhere. The vendors agreed to share the costs of the market’s construction and they became tenants of the district-owned outlets, which currently amount to 187 units.

Street Tiling in Mit ‘Uqba
Mit ‘Uqba’s streets are deteriorated because of the degraded condition of the sewerage, water, and electricity networks. The incomplete nature of some of these networks requires recurrent drilling, hence ruining the pavement layers. Usually the re-paving process is poorly completed or never done.

Natural Gas Company
The natural gas company completed the first phase of the natural gas network in February 2012. Though it is a common contractual commitment for the contracting company to “reinstate the site to its origin», meaning restoring or re-paving the part of the street that was drilled, it has not been done so far in Mit ‘Uqba. Moreover, and based on such recurrent misconduct, any future repairs or network extensions will inevitably lead to tearing up the asphalt layers again. The area’s residents proposed to the district administration to use private (civil) funding to repave the streets using concrete, interlocked tiles instead of asphalt. Afifi Beheiry Street and Mahmoud Hubaysh Street, which serve as the main access to the region from Wadi El-Nile Street, were selected as a pilot. By mid-January 2013, the resolution was issued to launch the required works of tiling with an increase in budget that allowed the inclusion of nine streets. The district administration managed to allocate EGP 427,000 for pavement works in these streets.
Summary Needs Assessment
3.1 Identification of community needs and problems

The area has a social, inter-related network that is deeply rooted within the entities of the community. It also has an economic importance in terms of the services that it provides to its neighbouring areas. Mit Uqba is characterized by an urban environment that maintains its inherited rural patterns, which protects the area from more severe changes occurring in its surrounding areas. These severe changes are, in fact, the real and undeclared problems that pose a threat to the area and place its existence in great danger. However, these changes also bring with them potential that can promote the development of the area as a whole. For example, the trade centres, which are an important point of attraction due to their sustained vital activity, can be developed and upgraded. Mit Uqba’s distinct older buildings may also be given proper maintenance and refurbishment, as an opportunity to shed light on the heritage and legacy of area.

Studies have been carried out in accordance with an analytical methodology, along with visits to the area itself in order to explore, first-hand, the current urban situation. Dialogue with the community has also been initiated, yielding effective outcomes. All of these findings have been documented and will be used in order to identify the general social problems of the area. The findings also represent the opinions of a majority of the residents, belonging to varying social and urban structures. The problems facing Mit Uqba can be generally classified as follows:

- Procedural, administrative, and institutional problems
  - Demolition, eviction, and relocation: Forced relocation is a concern of most residents, especially those who live to the south of the 26th of July Corridor in Mit Uqba’s “island”. Rumors of unknown sources frequently spread among the residents that if it is decided that the island be removed, the residents will be relocated to the settlements of Imbaba Airport.
  - Urban and social disparities: In terms of its location, history, urban evolution, and its direct domain, the area suffers from social and urban disparities. This is clearly reflected on the streets found on the outskirts of the area. An example of such a street would be Mohammed Abdel Tawab Street in the east, which consists of well-off residential buildings made up of 1012- floors on one side, facing unfinished red-bricked houses made up of no more than 24- floors on the other. This demonstrates the disparity that exists within the area and could lead to the increased real estate value of the land. This can act as an indirect motive for the residents to migrate or relocate themselves.
  - Old, neglected houses: Old, neglected houses are commonly found in the area, some of which have great architectural and heritage value. These
houses are often private properties of families who have moved to live outside the area. The houses can be maintained if they are properly upgraded. They can be reused for residential purposes or for the provision of social services, which the area is currently lacking. An adequate mechanism that could enable the maintenance of such valuable heritage might involve a direct and a co-operative partnership with the homeowners. These houses can also be socially employed to upgrade the area and accordingly ensure the interest of all parties involved.
• **Environmental problems**
  o Solid waste management: One of the area’s main problems is the absence of an efficient system of garbage collection. NGO attempts have not been very successful in finding a proper solution to this problem. Garbage piles are therefore left scattered all over the area’s streets and outskirts, especially behind the wall that separates the area from the 26th of July Corridor.
  o Car repair shops not abiding by environmental rules and standards: There are many car repair shops that employ several workers in order to serve the neighboring areas of Mît Uqba. However, no attention is ever paid to their negative effects, particularly their environmental impact on the residents. The waste generated by these shops continuously contributes to the garbage problem of the area and is a source of pollution. All of these factors make the area more prone to environmental risks and hazards.

• **Problems of infrastructure and basic facilities**
  o Inefficiency of the sewage and potable water system: One of the area’s most critical problems is that the concerned authorities have failed to carry out the necessary and proper maintenance of the infrastructure networks. The deterioration of the sewerage system (usually manifested in the overflow of sewage water and subsequent leakage into some of the ground floor houses)
is one of the most crucial problems that the area faces. Moreover, the breaking of sewage pipes has become a reoccurring incident, posing a serious threat of contaminating the potable water supply.

- Natural gas: The area lacks a natural gas network, especially in Geziret Mît Uqba. It also lacks an efficient gas cylinder system through which gas could be distributed. It is almost impossible to obtain those cylinders at affordable prices within the area.

**Traffic routes, streets, and transportation problems**

- Accessibility: Despite Mît Uqba’s proximity to the main traffic routes of Mohandeseen, its residents face a daily struggle getting in and out of the area. This problem is mainly due to the limited availability of entry and exit points, as well as the fact that many of the side streets are deteriorating. Most of these streets are unpaved and some of them are limited to pedestrian traffic only.

- The deterioration of the majority of the street networks and public spaces: This is due to the reoccurring digging of the main streets as a result of the ongoing rehabilitation work being done to the infrastructure networks. Most of the limited public spaces, as well as the main and secondary streets, are devoid of trees or any other form of greenery. The narrow side streets are mostly unpaved and devoid of public lighting. This current situation depicts an image of an unsuitable and unmaintained urban character.

- Transportation and traffic: Residents of Mît Uqba primarily depend on two types of transportation: 1) Five lines of public transportation linking the
area to Giza and other parts of Cairo 2) Local means of transportation in the form of microbuses, with unofficial stations located on Wadi el-Nile Street and Lebanon Square. The area currently lacks a metro line, but the extension of the third phase of the Imbaba – Airport metro line is being planned with a station to be located on Wadi el-Nile Street (to the west of Mit Uqba) and another station on Ahmed Orabi Street (El-Tawfiqeya Station). Although the 26th of July Corridor cuts through the area from east to west in the form of an expressway, it is not necessarily linked to the area itself, but splits Mit Uqba into two parts.

• **Urban, structural, and housing conditions**
The urban state is dependent on how old a specific area is, as well as its location. The older the area is, the more the urban condition is deteriorating. Mit Uqba’s southern “island”, specifically, suffers the most from a severe decline in services and facilities. Its roads and buildings also suffer from long-term deterioration. Its northern parts, however, are in a relatively better state, with varying quality depending on the area. The better urban conditions can be found on some of the main streets (such as El-Mashrou' Street), which tend to be properly paved and have new buildings in good condition and adequate
facilities.

- **Problems of urban, social, and daily services**
  - The absence of urban and social services: The area lacks in administrative services including civil defense, a mail system, and a police station. It also suffers from inefficient health, educational, social, and cultural services. This means that residents are not provided with a suitable living standard and are forced to resort to neighboring areas for both public governmental services as well as private local ones, especially those related to education, health, and culture. The area does not have much free space to be used as a potential outlet for these services, but deserted buildings could be rehabilitated and subsequently used for this purpose.
  - Daily life needs: Some of the main traffic routes, such as El-Ghareeb Street, are commercial, subsistence, and daily service centers for the majority of the residents. However, some of them still require development and upgrading in order to boost their efficiency.

- **Developmental and structural economic problems**
  - Unemployment: The area generally suffers from increased rates of unemployment amongst educated people (whether secondary school or higher education), which directly and indirectly results in social problems amongst young people, such as the spread of drug addiction.
  - The poverty map: Some urban communities lack the financial ability needed for upgrading the area independently or providing adequate funding in order to establishing a structure for micro projects. Mît Uqba’s southern sector hosts the poorest communities of the area. They tend to be located south of the 26th of July Corridor, and are by far more marginalized than other communities within the area. A practice has recently begun to spread there in which houses are being transformed into separate rooms and rented out, in turn increasing the poverty rates.

- **Social and demographic problems**
  - The region’s social and economic situation contributes to the spread of crime and social unrest.
  - Drug dealing and addiction amongst young people is common, especially in Geziret Mît Uqba, where it is concentrated along the wall of the 26th of July Corridor and around the Azahar school fence, in an area known as Alwasa‘ayah.
  - Sexual harassment is a great social concern to most of the residents.
  - Illegal activities, such as the construction and encroachment of cafes, street vendors, and workshops on the main and side streets, are widespread.
Action Plan
4.1 Identifying priorities and initiation zones

We can visualize the entire area into sub-zones according to its urban social cohesion by studying and analyzing the current situation and by identifying the area’s limits, potentials, priority problems, social structure, urban settlement morphology, development, and urban transformations. This will enable us to develop a strategy in order to achieve upgrading programs and an implementation plan and to ensure the right of the area’s residents to a just life.

Taking into account all of the above, we can determine the priorities of the urban communities according to a certain criteria. This can be scheduled by using a matrix in order to identify initiation zones. It can be considered as an initial stage for setting general development programs and policies, as well as implementation plans for their specific domains. This phase will be followed by other phases in a flexible and participatory way in order to ensure sustainability. We will also determine indicators and a criterion to evaluate the main priorities by using the following two groups:

- **The First Group – Basic Needs Indicators.** The matrix begins with five indicators describing the very basic needs of each area. These aspects are considered to be critical to the upgrading of the area and to the improvement of the overall quality of life of residents. This group of indicators is allocated a 66.6% relative weight in the evaluation and final score. Definitions of indicators include:

  1) **Condition of infrastructure and services.** This indicator measures access and quality/efficiency in the area regarding: water supply, sanitation, electricity, gas, as well as basic public services such as schools, healthcare centers, public spaces, and markets.

  2) **Environmental condition.** This refers to the quality of the environment in each area, including its exposure to garbage, water contamination, as well as sewerage, air, and soil pollution.

  3) **Socio-economic status of residents.** This indicator refers to the incidence of poverty in the area, including the prevalence of key issues such as unemployment, drug addiction, sexual harassment, and social marginalization.

  4) **Housing conditions.** This refers to the condition of the housing stock as well as to the area’s legal status regarding tenure and property.

  5) **Overall living conditions.** This indicator refers to the overall quality of life in the area factoring in the residents’ exposure to public health threats derived from the issues described above and the overall assessment of key issues and needs.
The Second Group – Local Indicators. The matrix continues with five indicators referring to planning and the economic and partnership opportunities that could be derived or leveraged from interventions in each area. These indicators are allocated a 33.3% relative weight in the evaluation and final score.

6) Larger impact outside of the IZ. This indicator refers to the spillover effects that could be anticipated from upgrading interventions in each area.

7) Opportunity to demonstrate a variety of interventions. This indicator refers to the presence of planning assets in each area. Assets may include availability of vacant land and the presence of historical sites or landmarks such as open space, schools, and markets that could be developed.

8) Strong local partners. This indicator refers to the existence of active civil society organizations, community groups, relevant initiatives, and/or clearly formulated development plans within a specific area.

9) Benefit to micro and small enterprises (MSEs). This refers to the presence of MSEs in each area and to their opportunity to benefit from the interventions.

10) Leverage ongoing investments. This indicator refers to the existence of other ongoing or recently completed public or privately led development initiatives in the area.

4.2 Proposed upgrading projects, actions, and programs
Accordingly, the urban quarter of Geziret Mît Uqba is ranked at the top of the list of priorities. This quarter lacks daily services of adequate quality. It suffers from marginalization, the most deteriorated urban conditions, and the poorest social state in the whole area. It does, however, contain private and public unused properties that can be made useful. In terms of being located within the borders of the area, it can be used as a model for development and upgrading, having an indirect impact on the area as a whole. The development and upgrading plans and policies concerning this quarter include a set of measures and interventions:

• Increasing the housing and living efficiency in the urban quarters of priority for developmental and upgrading projects.
• Meeting residential needs, in the short and long term.
• Providing safe and secure living conditions, solutions for
environmental problems, as well as an efficient system that will put an end to the garbage problem.

- Properly maintaining inhabited residential units, and rehabilitating neglected houses, depending on their condition.
- Upgrading the efficiency of infrastructure networks.
- Upgrading the street network and making the area more accessible by directly connecting it to external traffic networks within its urban domain.
- Adequately maintaining the environment and upgrading open spaces and areas in a manner that best serves the community.
- Upgrading the urban, health, educational, social, youth, and administrative services, along with rehabilitating available empty land that can be outlets to such services.
- Upgrading basic commercial and supplementary subsistence services, along with increasing their efficiency.
- Establishing and upgrading a system for industries, crafts, and micro projects.
Geziret Mit Uqba

Mit Uqba initiation zone (Geziret Mit Uqba)

- Residential
- Religious
- Educational
- vacant lands
Geziret Mit Uqba

Mit Uqbah Needs Assessment
Geziret Mit Uqba
Geziret Mit Uqba
Geziret Mit Uqba

Mit Uqbah Needs Assessement
Geziret Mit Uqba
Comprehensive Action Plan For The Settlement
5 COMPREHENSIVE ACTION PLAN FOR THE SETTLEMENT

Any serious effort to upgrade the living conditions and economic environment of informal areas must be comprehensive and go beyond the one-time EU/AFD/EU investment Programme. Building off the findings from the extensive needs assessment conducted in Deliverable 2, the proposed action plan for Mit ‘Uqba includes a combination of upgrading policy proposals and physical projects that could be undertaken by a multiplicity of stakeholders and funding agencies. The underlying principles of this development approach are the promotion of justice, participation and sustainability for the dwellers of informal settlements. The proposed Programme detailed in this volume is situated within this larger development framework.

Policy proposals

- Improve housing and living conditions;
- Meet residential needs, in the short and long term;
- Enhance the living conditions and tackle environmental issues with a focus on developing an effective solid waste management system;
- Promote the maintenance of residential buildings and the rehabilitation and reuse of neglected properties, with an emphasis on the preservation of buildings with historic value that can be reused as public facilities;
- Upgrade the infrastructure networks;
- Upgrade the street network, and enhance the area’s accessibility by directly connecting it to main external traffic arteries;
- Protect the environment and upgrade and adequately maintain open spaces that can serve the community;
- Upgrade urban, health, educational, social, youth and administrative services. Tap on available vacant properties in the area to provide such services;
- Upgrade basic and secondary commercial and business activities (improvement of existing and development of new ones);
- Support industrial and crafts activities, and micro and small enterprises.
5.1 Key development goals framing the physical proposals

The programme of physical investments in Mît ‘Uqba will be structured around a number of key development goals derived from the urban needs assessment, notably:

- Enhance in-and-out accessibility;
- Support existing commercial centers;
- Environmental upgrading, with a focus on Geziret Mît ‘Uqba;
- Improvement of public services, with an emphasis on health.
• Enhance accessibility. Despite its central location and its proximity to the main traffic arteries of the Mohandeseen area, residents face a daily struggle getting in-and-out of Mît Uqba. This problem is mainly due to the limited availability of entry and exit access streets, as well as to the deteriorating conditions of services streets, most of which are unpaved or deteriorated due to recurring digging and some are too narrow to allow vehicles to pass. The problem is particularly acute on the north-east edge of the settlement. While the 26th of July Corridor passes through Mît ‘Uqba with high rates of traffic it has no exits to the area and rather divides it into two sections. Limited accessibility is also a contributing factor to the solid waste management issue by limiting collection vehicles to access certain areas.

• Support existing commercial centers. Commercial activity and trade is the prevailing economic sector in Mît ‘Uqba. Main commercial areas are concentrated within the market area at the heart of the settlement; on the north, along the El Ghareeb and El-Mashroo’ Streets and their extensions; and along Abu Bakr Street on the northern part of the 26th of July Corridor and its natural continuation towards the south, Khattab Othsman Gohar Street. Delivering targeted improvements to these commercial areas will contribute to LED and will also offer ample synergies with interventions under the solid waste management component.

• Environmental upgrading. Mît ‘Uqba’s urban needs assessment identified a number of environmental hot-spots in urgent need of remediation that were further confirmed in the PNA with the residents. Similarly to other informal settlements, one of the main problems is the absence of an effective solid waste management system. Garbage is dumped on the periphery of the area against the 26th of July Corridor – service streets wall. These areas also concentrate numerous car repair workshops non-compliant with environmental rules and standards, which has a constant impact on the residents’ quality of life. The large amount of trash and waste that they generate is an additional source of environmental pollution and makes the area vulnerable and hazard-prone. The sewerage network is also problematic, particularly in the north-western and southern parts of the settlement.

• Improvement of public services. The urban needs assessment showed a deficit of public facilities in Mît ‘Uqba. Priority services identified by the residents in the socio-economic profile included the provision of a government-operated hospital that can serve the larger area; and the improvement of educational facilities. Reducing the high incidence of drug-addiction and its
related socio-economic impacts (e.g. school drop-out, unskilled youth, and unemployment) was mentioned among the top three priorities by residents interviewed in the PNA.

Once the development framework has been established, the next step is to determine the spatial zones that will be targeted for the investments under the EU/AFD/SFD Programme in Mit ‘Uqba. These will include the Geziret Mit ‘Uqba Initiation Zone (IZ); and the North-Western, and the Shahed Initiation Sectors (ISs).

Before getting into more details, a recap on the methodology used to arrive to these different intervention zones is provided. The mismatch between the limited budget envelope and the large area and population size of the target areas became evident from the early stages of the study. To address this constraint while maximizing the Programme’s impact, the consultant and the AFD/SFD agreed to concentrate investments in selected sub-areas of the settlements. Subsequently, four “Initiation Zones”, one in each settlement, were identified on the basis of their comparatively higher levels of need and deprivation, and proposed as the initial stage for the Programme’s implementation. In Mit ‘Uqba the selected IZ was “Geziret Mit ‘Uqba”, an area strategically located by the 26th of July Corridor, yet displaying the poorest basic needs indicators in the whole settlement.
As a result of subsequent AFD/SFD comments emphasizing the need to further stress local economic development (LED) considerations in site selection, the team agreed to complement the proposed IZs approach with the identification of “Initiation Sectors” or ISs, where interventions will be able to positively contribute to the achievement of LED goals and benefit a larger number of the areas’ residents. Based on these considerations, a number “Initiation Sectors” were selected in areas where the achievement of LED goals and other key strategic development concepts could be maximized for larger parts of the settlement. Selected ISs in Mit ‘Uqba include:

1. The North-Western Initiation Sector (IS)
2. The Shahed Sector (IS)

- North-Western Initiation Sector. This is a comparatively better-off sector displaying good socio-economic status of residents, and fair infrastructure,
environmental and housing conditions. The sector can offer interesting opportunities for improving the resident’s access to health services, identified as a key development goal. In addition, a number of heritage assets can also be found in this sector. Preservation of historical properties was identified as a priority in the socio-economic profiling, and their redevelopment and adaptive reuse for commercial and/or community uses recommended in the needs assessment report as a promising LED strategy for the area.

- **Shahed Initiation Sector.** Located at the heart of Mît ‘Uqba, this sector exhibits a predominance of commercial land uses, including a central market, and lays in close proximity to the settlement’s internal circulation axes. Despite its important functions, the sector displays poor infrastructure, housing and environmental conditions, which restricts its development potential. Targeted interventions in this sector will contribute to the achievement of key development goals while maximizing spill-over effects in MSEs and residents alike.

### 5.2.1 Physical proposals

Building off the key development goals, the Initiation Zone, and the Initiation Sectors, a number of physical proposals have been identified in Mît ‘Uqba, notably projects that:

- Address key development goals;
- Are located within the Geziret Mît ‘Uqba Initiation Zone; and the North-Western and Shahed Initiation Sectors (ISs);
- Have a high impact on improving quality of life and/or promoting local economic development (LED) and job generation;
- Fall within the EUR 3.25 million budget envelope; and
- Respond to key priorities flagged in the needs assessment, the PNA and have been endorsed by key stakeholders.

These physical proposals are further detailed, by IZ and IS, in the map and paragraphs below.

- **Shahed Initiation Sector**

Within this IS, the following project is proposed:

- Upgrading the north-eastern entrance. The Rashid St. / Torkia St. access point is in high need of improvement. Despite its strategic importance as a main entrance to the settlement off the Ahmed Orabi axis, the entrance is unpaved which restricts vehicle movements and access for emergency services and delivery trucks. The upgrading of this access point will open up accessibility for the entire core of Mît ‘Uqba to directly serve the market and
main commercial arteries: El Ghareeb St.; Mît ‘Uqba’s central market; and Abu Bakr St. leading to El-Mashroo’ St.

- Upgrading of micro-bus station. Being a vibrant commercial center, micro-bus stations play a key role in the accessibility in-and-out Mît ‘Uqba. Among these, the micro-bus station located near the Rashed St. north-eastern entrance, off Wadi Al Nile Street, provides direct access to main commercial artery El Ghareeb Street leading to the central market. Despite its heavy use, the station is in poor condition which causes congestion, traffic and chaotic circulation. This project will build off the upgrading of the north-eastern entrance proposal to enhance accessibility of residents and business owners in a wider area.

- Upgrading of Mît ‘Uqba market. Mît ‘Uqba’s central market is unpaved and lacks basic services such as water supply and drainage, leading to unsanitary conditions. Hygiene is poor due to stagnant waters and to the quantity of uncollected organic material/waste. Moreover, the market is disorganized: stalls/spaces need to be properly designated to facilitate mobility and traffic. This project was identified as a priority in the socio-economic profiling of the area.

Geziret Mît ‘Uqba Initiation Sector

Within this IZ, the following project is proposed:

- Infrastructure upgrading. Infrastructure improvements, particularly the upgrading of the water and sewerage networks as well as the provision of public lighting were prioritized by the Al Agouza District Chief in meetings with the consulting team. This assessment was subsequently endorsed by the Giza Governorate who identified Geziret Mît ‘Uqba as a priority area for sewerage/water networks upgrading. Based on the PNA conducted by the team in the area, access to the natural gas was a top priority for the residents. Upgrading of the infrastructure networks will significantly enhance quality of life and can be expected to have a positive impact on the leveraging of public and private investments in physical assets in the area.

- Upgrading of Geziret Mît ‘Uqba’s commercial core. Main commercial streets serving this IZ include the Khattab Othsman Gohar and the Geziret Mît ‘Uqba Streets. This project will entail street improvement interventions to upgrade Geziret Mît ‘Uqba’s commercial outlets, enhance accessibility for delivery trucks, emergencies and solid waste vehicles, ease congestion and contribute to leveraging badly-needed public and private investments in the neighborhood.

- Upgrading of pedestrian connections over the 26th of July Corridor. Mît ‘Uqba is split in two sides by the 26th of July Corridor. Connectivity between the north and the southern part of the settlement, Geziret Mît ‘Uqba (literally
(“the island”), is very poor and limited to two pedestrian bridges. As a result, better urban conditions and commercial activities are concentrated on the northern side. Upgrading the existing bridges by making them accessible to 2-wheel vehicles and to the elderly and the disabled will have a major impact in the improvement of the residents’ living conditions. The construction of a wider new bridge linking main commercial arteries on both sides of the Corridor (Abu Bakr and Khattab Othsman Gohar streets) will contribute to channeling additional commercial development towards the area.

- Upgrading service streets (Haram Al Mehwar) parallel to the 26th of July Corridor. Given their easy access to the El-Mohandeseen neighborhood these streets comprise numerous car repair workshops and accessories shops. These workshops are non-compliant with industrial and environmental safety regulations, and dump the waste they generate in the streets, further exacerbating the solid waste problem and environmental contamination in the area. This vicinity is also a center for drug-dealing and trafficking activities. Upgrading interventions in this area will directly address the residents’ priority of improving the area’s image and reducing the incidence of crime and illegal activities.

**North-Western Initiation Sector**

Within this IS, the following projects are proposed:

- Upgrading of existing medical facilities. The needs assessment report identified two facilities in this vicinity: the Red Crescent Society/Suzanne Mubarak Hospital, and the Sudan Street health center, which were defined by the residents as “decrepit and inadequate”. A subsequent meeting with the Giza Governorate as part of the activity design refuted this information and revealed that the Sudan Street health center has been recently renovated and equipped with up to date technology. In the Health Directorate’s view, residents of Mit Uqba do not have a problem with their health services. This is in sharp contrast with the interviewed residents’ opinions, who claim that they need to travel to the Imbaba Hospital, the private Mahmoud Charity Hospital in Mohandessin, and to private clinics to make up for the health-care deficit in their area.

- Due to these converging view-points, the upgrading of existing medical facilities in Mît ‘Uqba will require further analysis and, eventually, endorsement by the Giza Governorate. The two facilities identified here above will also require an investigation by the Ministry of Health in order to see where the problem lies, and how/if they can become more efficient. In this light, the following cost estimates for the provision of health centers are provided.

For both health-related projects it should be noted that the AFD/SFD have
reiterated the importance of identifying labor-intensive investments, a definition that could restrict the Programme’s ability to finance the procurement of medical equipment.

- Adaptive re-use of suitable historical properties as public facilities. The socio-economic assessment of the area recommended the rehabilitation of heritage buildings as an urgent intervention to preserve the area’s unique architectural historic character. Along the same lines, a number of heritage properties were identified in the urban needs assessment. While the houses are often private properties of families who have moved to live outside the area, if properly upgraded, they can be reused for mixed-use residential/commercial purposes or for the provision of needed public services such as social and cultural uses. As a matter of fact, some of these properties are being already used as community facilities for hosting weddings, etc. Necessary pre-requisites for implementation of such project would include establishing effective rehabilitation guidelines and entering in direct and a co-operative partnership with the homeowners.
Other zones of intervention
Some of the interventions that are required in Mit‘Uqba cannot be circumscribed to a particular zone. This is the case of improved solid waste management, which is necessary across the settlement. As requested by the AFD/SFD, a SWM business model and action plan for the four target areas has been prepared. The business model is sustainable and based on the provision of soft loans to small private firms / NGOs. It has been included as an Activity within Component II of this investment programme (Financial Services to MSEs).
5.2.1 Physical Proposals

The previous section introduced the long list of priority projects for Mit ‘Uqba that are derived from the needs assessment, the PNA and the stakeholders consultations conducted in the site. This section will identify the short-list of projects to be proposed for funding under the EU/AFD/SFD Programme.

5.2.2 Risk assessment and mitigation

The short-list of projects proposed for implementation must be derived from the assessment of risks that could threaten successful project implementation. As it has been mentioned, the current context with regards to informal settlements is characterized by a certain instability, which can be translated into unpredictable changes both in institutional counterparts, civil society partners, political agendas, and financial commitments. To balance off these contextual uncertainties, the team adopted a preventive approach aimed at minimizing the operational risks that may arise from Programme implementation.

Main risk factors that were assessed and mitigated include those related to: (a) successful project implementation by December 2019; and (b) project sustainability.

a) Successful project implementation by December 2019. The assessment took into account a number of considerations for each physical intervention, notably whether:

- The lead implementing agency (SFD / Governorates) has competences and/or previous experience in implementing similar initiatives;
- The project requires limited or no approval/buy-in from other stakeholders (e.g. Central Government Ministries);
- The project requires limited or no feasibility studies; and
- The project can be implemented within the existing legislation.

Merging these four considerations into a composite indicator “Ease of implementation”, projects were assessed against that indicator and ranked from 4 (“Very likely”) to 1 (“Unlikely”), as shown in the matrix below. The column “Remarks” provides a summary rationale on the assigned ranking.

b) Project sustainability. The assessment took into account considerations having an impact on project sustainability after completion, notably whether the resources and responsibilities for operation and maintenance (O&M) have been defined.

Similarly to the ease of implementation, a composite indicator “Ease of sustainability” was produced, with projects ranked from 4 (“Very likely”) to 1 (“Unlikely”), as shown in the matrix below. The column “Remarks” provides a summary rationale on the assigned ranking.
The specific rankings assigned are based on the team’s institutional assessment as well as on discussions about the projects with the Governorates and the SFD.

5.2.3 Short-list of projects
Based on the rankings obtained from the risk assessment matrix, the short-list of projects to be proposed for funding under the EU/AFD/SFD Programme in Mit ‘Uqba include:

- Sewerage upgrading in Geziret Mit ‘Uqba
- Mit ‘Uqba market upgrading
- Geziret Mit ‘Uqba Street upgrading
- MU- Upgrading of north-eastern access