

EIA Tilal Bhersaf Residential Development, Bhersaf, Lebanon

EDESSA was retained by Reef Middle East S.A.L to conduct an Environmental Impact Assessment of the Tilal Bhersaf residential development in Bhersaf, Lebanon

The project consists of a gated community, comprising 14 low rise buildings (G+2), with apartments ranging from 180 m² to 280 m². The development will include special tracks for sport running and children's playgrounds, a swimming pool, lounges and private parking for residents and visitors.

A baseline characterization was conducted in order to evaluate the current environment and quantify to the extent possible the environmental degradation of the area.

The main sections of the report presented the legal framework for conducting such EIA, the description of the project and its environment, an evaluation of the impacts and the outline of a comprehensive Environmental Management Plan (EMP) recommended to be developed for this project.

EDESSA's initial impacts assessment indicate that negative impacts should be minimal provided that the recommended mitigation measures were implemented and the EMP enforced. Positive impacts improving the socio-economical settings are expected to result from the implementation of the project.



Impact	Positive/Negative	Receptor	Directness	Immediacy	Permanence
Water	Low adverse	Environment	Direct	Cumulative	Long-term
Soil	Low adverse	Environment	Direct	Cumulative	Long-term
Biodiversity	Low adverse	Environment	Indirect	Cumulative	Long-term
Odors	Low adverse	Neighboring community	Direct	Immediate	Long term
Air Emissions	Low adverse	Neighboring community	Direct	Immediate	Long-term
Visual	Beneficial	Neighboring community	Direct	Immediate	Long-term
Noise	Low adverse	Neighboring community	Direct	Immediate	Long-term
Traffic	Low Adverse	Neighboring community	Direct	Immediate	Long-term
Solid Waste	Low adverse	Environment	Direct	Immediate	Long-term
Wastewater	Beneficial	Environment	Direct	Immediate	Long-term
Socio-Economic	Beneficial	Neighboring community	Indirect	Cumulative	Long-term