

UPDATED FEASIBILITY STUDY:
PRESERVATION OF THE MUDBRICK MANSIONS OF
TARIM, YEMEN

15 March 2004

Submitted to:

UNESCO
Unit for Arab Countries
Division of Cultural Heritage
Paris, France

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Introduction

In December 2003-January 2004, at the request of UNESCO's Unit of Arab Countries, Division of Cultural Heritage, Pamela Jerome updated a preliminary feasibility study issued in April 2001 regarding the preservation of the mudbrick mansions of Tarim, Yemen.

The original feasibility study was carried out by Jerome¹ and Dr. Selma Al-Radi,² co-directors of the Tarimi mansions preservation project, with funding from the Samuel H. Kress Foundation of New York, NY.³ The purpose of the original feasibility study was to assess the condition of the surviving mansions, identify their significance, prioritize repair needs, clarify the context of ownership, and review adaptive reuse potential.⁴ The result was the establishment of a documentation-training program through a fellowship provided by the American Institute for Yemeni Studies (AIYS) in collaboration with Columbia University's Visual Media Center.

The purpose of the updated feasibility study remains the same, but additionally, it examines how conditions have changed in the intervening three years, as well as the impact of documentation activities. Jerome was assisted by four Tarimis. Muhammad al-Juneid is a member of the Tarim Branch of the Yemeni Society for History and Heritage Protection (Fig. 1). The Society has a long-term lease for the 'Ishshah, which they present to the public as a house museum, the only one of its kind in the Hadhramaut Valley. Muhammad al-Juneid is director of the 'Ishshah Palace Museum. Isa and Ali bin Alawi al-Kaf (Fig. 2) are descendents of 'Umar bin Sheikh al-Kaf, the patriarch who made the family's fortune at the turn of the twentieth century in Southeast Asia and built the 'Ishshah. The contributions of Ahmad bil-Faqih, a local entrepreneur

¹ Pamela Jerome is an Adjunct Associate Professor at Columbia University's Graduate School of Architecture, Planning and Preservation, as well as Director of Preservation and Senior Associate at Wank Adams Slavin Associates LLP (WASA), a New York architecture and engineering firm. A registered architect and architectural conservator, she has extensive experience in the conservation of earthen architecture. She currently sits on the Board of Trustees of US/ICOMOS (International Council on Monuments and Sites).

² Dr. Selma Al-Radi is an archaeologist and an art historian who has been working in Yemen for over twenty-five years. A research fellow at New York University's Institute of Fine Arts, she is currently director of the 'Amiriya Madrasa Restoration Project in Rada', Yemen, and in 2000, administered the funding for the restoration of the Museum of the Hadhramaut (the Kathiri Sultan's palace in Seyoun). She served as an advisor to the Dutch Technical Aid Program from 1977 through 2001 for the National Museum in Sana'a and is on the steering committee of the Aga Khan Award for Architecture.

³ Pamela Jerome and Selma Al-Radi, Feasibility Study for the Mudbrick Palaces of Tarim, Yemen, unpublished report submitted to the Samuel H. Kress Foundation, New York, NY, 5 April 2001.

⁴ The initial feasibility study used a list of twenty-three al-Kaf mansions taken from Salma Samar Damluji, The Valley of Mud Brick Architecture. Shibam, Tarim and Wadi Hadramaut, London: Garnet Publishing Ltd., 1992, pp 330-346.

with a plastic recycling business, were also invaluable (refer to Fig.1). In New York, this report was prepared with the collaboration of James Conlon,⁵ manager of interdisciplinary projects at Columbia University's Visual Media Center.

Approximately fifty mansions were identified, half of which were unknown at the time of the earlier feasibility study. The majority of the buildings were erected by the al-Kafs, a prominent family of merchants; however, significant structures were also noted of the al-Juneid, bil-Faqih, al-Hadi, al-Haddad and bin Yahyah families. During the nineteenth century and early twentieth centuries, these families were amongst the founding fathers of Singapore, and active social and political reformers in the Malaysian Archipelago, contributing to the economic and cultural vibrancy of the Indian Ocean region as a whole.⁶

Site Significance

Tarim (Fig. 3), along with Shibam and Seyoun, is one of three major cities of the Hadhramaut Valley, an area located in the former People's Democratic Republic of Yemen (South Yemen). The significance of the Valley's architectural tradition of mudbrick construction has been recognized internationally: the walled city of Shibam (Fig. 4) was inscribed on the World Heritage List in 1982.⁷ As a result, Shibam has been the recipient of considerable outside attention and is presently the focus of a German technical aid program sponsored by GTZ (*Deutsche Gesellschaft für Technische Zusammenarbeit*). Shibam along with al-Qatn, another significant town located near the crossroads to a tributary valley, the Wadi Do'an, was the territory of al-Qu'aiti Sultans. Seyoun is the regional capital and is dominated by the Kathiri Sultan's palace, a national icon (Fig. 5). The recently restored building may be the world's largest mudbrick structure.⁸ It currently serves as the Museum of the Hadhramaut and the local offices of the General Organization of Antiquities and Museums (GOAM).

Tarim, on the other hand, has remained somewhat of a backwater, with little attention from the international preservation community. Despite having little renown in the West, the city is considered the religious center of the Valley, the home of the Shafa'i school of Islamic jurisprudence, and receives hundreds of students from around the world every year for academic pursuits. In addition, Tarim holds major spiritual significance for Moslems worldwide because subsequent to the Prophet's death, during the ensuing Ridda Wars, Tarim sided with Islam.

⁵ James Conlon holds a Master's Degree in Near Eastern languages and cultures. In addition, he has a post-graduate Certificate in Conservation of Historic Buildings and Archaeological Sites from Columbia University's Graduate School of Architecture, Planning and Preservation.

⁶ Linda Boxberger, *On the Edge of Empire*, Albany: State University of New York Press, 2002; Natalie Mobini-Kesheh, *Hadrami Awakening*, Ithaca: Cornell University, 1999; Ulrike Freitag, *Indian Ocean Migrants and State Formation in Hadhramaut*, Leiden: Brill, 2003.

⁷ Ronald Lewcock, *Wadi Hadramawt and the Walled City of Shibam*, Paris: UNESCO, 1986.

⁸ The Kathiri Sultan's palace was designed by the engineer, Abu Bakr bin Shahid, a Tarimi whose other notable structure is Tarim's al-Mihdhar Mosque, which has the tallest minaret on the Arabian Peninsula.

Tarim is characterized by its forty-one-meter-tall unreinforced mudbrick minaret, al-Mihdhar, the tallest minaret on the Arabian Peninsula (Fig. 6). Tarim is also well known for its al-Awqaf Manuscript Library. However, perhaps more than anything else, Tarim is identified with its collection of eclectic mudbrick mansions, the legacy of a wealthy merchant class.⁹ Built in the late nineteenth and early twentieth centuries, the mansions interpret imported colonial styles (Neo-Classical, Mughal, Baroque, Rococo, Art Nouveau and Art Deco) in the local construction technology of load-bearing mudbrick and lime plaster. These highly decorated edifices bear testimony to the ingenuity of Tarimi masons, carpenters and lime craftsmen, the latter still considered the most accomplished in the Hadhramaut region. The significance of the Tarimi mansions lies in their collective representation of a period of time when there was extensive interaction with the Indian Ocean trade routes and Southeast Asia, and their outstanding technical and artistic achievement.

Threats

In the early 1970s during the Marxist regime, twelve of the Tarimi mansions were expropriated and mostly reused as housing for the poor. Of these, only two were occupied by the original families at the time (the Hamtut and al-Riyad); the rest appear to have been unoccupied.

Since the unification of North and South Yemen in 1992, the mansions have been returned to their rightful owners; however, most of these no longer live in the area. There are also many descendents to each original owner, resulting in issues of multiple ownership. In addition, during the period of their expropriation, the mansions were not maintained and the owners were never compensated for the damage. Thus, the owners do not feel responsible for their repair. The result is that nine of the expropriated mansions are presently abandoned and are in the process of “demolition by neglect.” An additional nine mansions, although never expropriated, are also basically abandoned. To the owners, these “white elephants” are prime plots of land that can be more readily divided and cleared for concrete construction. For these reasons, the Tarimi mansions were listed on the World Monuments Fund (WMF) 100 Most Endangered Sites list for two contiguous two-year cycles in 2000 and 2002.

In the last three years, the historic core of Tarim has become noticeably more threatened with new concrete construction. Unification brought with it an increase in economic prosperity, and with this prosperity has come a building boom. Mostly fueled by migrant workers returning from wealthier Persian Gulf states, they have brought with them different notions of modernity and style. Their expectations have altered construction practices in the Valley. New concrete construction is rising at a fast pace, particularly for commercial purposes along the main road. But multi-storied concrete frame apartment buildings are also achieving popularity, despite the fact that the local

⁹ These mansions are referred to by the locals as palaces because of their palatial size.

climate requires a significant outlay of air conditioning in the summer and heating in the winter (neither of which are necessary in a mudbrick building).

In the historic core, new concrete construction is becoming more prevalent at the cost of buildings of great significance. Sizable concrete structures are being built with little sensitivity to the existing fabric in areas near to al-Tawahi, behind al-Fijr (Fig. 7), across from Dar al-Salam (Fig. 8), and on the former location of al-Majaff. Bayt Salim 'Umar al-Kaf, one of the oldest villas, once stood adjacent to the iconic al-Mihdhar Mosque but was recently demolished for a new building.

Rationale for the Project

It is the intention of this project to stimulate economic development in Tarim through historic preservation. The documentation program focuses attention on the significance of the mansions, permitting a greater appreciation of the culture of traditional construction. Restoration will define a new set of skills for local craftsmen, creating a new industry that can be exported to other parts of Yemen and the Arab world. Adaptive reuse of the abandoned mansions will show how the preservation of significant historic structures can be economically feasible and sustainable. Through a series of proposed community workshops, we hope to gain a consensus for a preservation management plan for the historic city of Tarim. It is not our goal to arrest development, but rather to manage change.

Our local partners in this project include the Social Fund for Development (SFD), a Yemeni organization that disperses World Bank and European Union grants. The SFD has and will continue to provide emergency stabilization funds for endangered mansions. Al-Radi and Abdallah Hadrami (Fig. 9), a Sana'ani restoration architect, are responsible for supervising the use of SFD funds for emergency stabilization. Abd al-Rahman al-Saqqaf, director of the Museum of the Hadhramaut, has also played a role (refer to figure 9), along with his cousin, Seyouni architect Abdallah al-Saqqaf.

The vice governor of the Hadhramaut region, Ahmad Juneid al-Juneid (a Tarimi), is negotiating the purchase of five of the mansions on behalf of the Yemeni government, which is setting up an NGO to take on ownership and management of several buildings for public use (Fig. 10). Abd al-Karim al-Iryani, chief advisor to the president of Yemen, has taken a personal interest as well (refer to Fig. 10). The government is proposing legislation to protect Tarim and to regulate the aesthetics of new construction. (Currently, there are no laws in Yemen that protect privately owned historic property, with the exception of private properties that fall within the three designated World Heritage Sites.)

The Municipality of Tarim (Muhammad al-Sha'iri, municipality district commissioner – refer to Fig. 10) and the Tarim Branch of the Yemeni Society for History and Heritage Protection are also part of this collaborative effort. In addition, we hope to eventually introduce Yemeni architecture students to the documentation program (historic

preservation is significantly lacking from the University of Sana'a's architectural curriculum). Our work is currently disseminated through publications and a website (www.learn.columbia.edu/tarim), but we also intend to organize exhibits in the local museums (Sana'a, Mukalla and Seyoun).

Project Implementation

The project will be carried out by the co-directors (Jerome and Al-Radi) with the collaboration of the Visual Media Center (Conlon) under the auspices of the AIYS and SFD. Jerome is responsible for the technical aspects of the project and directing the documentation. Al-Radi, with her contacts and extensive experience in Yemeni cultural heritage, is acting as the liaison between the Yemeni government and the project. Conlon is responsible for digital documentation, updating the website and the proposed planning workshops.

The project will continue to document the Tarimi mansions, building up the database of physical inventory. Documentation will use a mix of volunteer professionals (architects and conservators), Columbia University graduate students (historic preservation department), and local trainees. We will also involve independent filmmaker, Caterina Borelli, to complete a videography of al-Kaf family oral histories.

We will continue to negotiate with the government for the establishment of protective legislation and the purchase of abandoned mansions. Over the winter of 2004-05, we intend to organize a series of community workshops to consult with stakeholders, agree upon adaptive reuse concepts and draft a preservation management plan. We are also considering the establishment of a revolving fund for restoration that would allow private owners to take the initiative to repair and upgrade their homes, through a combination of low cost loans and small grants, for which we would provide the technical expertise. GTZ has implemented this method quite successfully in Shibam where over 10% of the building owners have participated in a three-year period.

For restoration costs, in addition to UNESCO, we are seeking funding from the Middle East Partnership Initiative (MEPI) and USAID 416B. The broad scope of this project will require approximately \$500,000 per year for a five-year period, renewable for another five years, for a total of \$5,000,000 over a ten-year period.

Related Work

In 1997, Jerome and Borelli, an award-winning filmmaker, were funded by the AIYS and the American Institute of Architects (AIA) to document the traditional mudbrick construction and repair technology of the Hadhramaut Valley. The result was a one-hour video documentary, "The Architecture of Mud," and a published technical paper.¹⁰

¹⁰ Pamela Jerome, Giacomo Chiari and Caterina Borelli, "The architecture of mud: construction and repair technology in the Hadhramaut region of Yemen," *APT Bulletin*, Vol. 30, No. 2-3, 1999, pp 39-48.

Jerome and Borelli along with Al-Radi returned to the Hadhramaut Valley in 1999 to premiere the Arabic version of the documentary in the locations where it was filmed. The documentary played to large audiences in Seyoun, Shibam and Tarim, as well as in the town of Khoreibah in Wadi Do'an, a subsidiary valley that was featured in the film. The reaction of the local populace was overwhelmingly positive.

With the inclusion of the Tarimi mansions on WMF's 100 Most Endangered Sites list, the Tarimi mansions preservation project was born. In May 2000, Jerome presented a paper on the use of lime renderings in Yemeni mudbrick architecture at Terra 2000, the 8th International Conference on the Study and Conservation of Earthen Architecture held in Torquay, England.¹¹ This forum served to further alert international experts to the existence of the Tarimi mansions. Later in the same year, Jerome and Al-Radi performed the initial feasibility study, recommending a documentation-training program to record the mansions and a pilot restoration project of two of the mansions (the 'Ishshah and al-Munaysurah).

The events of September 11, 2001 intervened and Jerome did not return to Yemen until 2002 when the documentation-training program was commenced. Documentation was carried out on the 'Ishshah in December 2002-January 2003.¹² During December 2003-January 2004, the documentation of Dar al-Salam was performed. GOAM collaborated on both projects, as did Columbia University's Visual Media Center. Documentation involved traditional surveying techniques for drafting scaled CAD (Computer Aided Drawing) plans, digital photographs and 35-mm slides, rectified digital photographs which produced scaled CAD elevations, QuickTime Virtual Reality photography, and condition assessments.

In 2003, the SFD provided emergency stabilization funding to repair the collapsed west elevation of the 'Ishshah. Funding was also provided by the Ambassador's Fund for Cultural Heritage to rebuild the collapsed northeast and northwest wings of Dar Dawil, the oldest building in the 'Ishshah complex, a task which will be implemented this year. A single hole in one of Dar al-Salam's roofs was repaired in January 2004 with funds from the SFD. Some plumbing and electricity were also installed.

In September 2003, Jerome and Conlon presented the Tarimi mansions preservation project at the Windows on the Cultural Heritage of Yemen symposium held in the Freer

The paper won the Association for Preservation Technology's Oliver Torrey Fuller Award for technical excellence and innovation.

¹¹ Pamela Jerome, "The use of lime plasters for waterproofing and decoration of mudbrick buildings in Yemen," Terra 2000. 8th International Conference on the Study and Conservation of Earthen Architecture, London: James & James, 2000, pp 144-149. Funding for conference participation was generously provided by the Samuel H. Kress Foundation.

¹² James Conlon, Pamela Jerome and Selma Al-Radi, "Documentation of the Tarimi palaces, 2002-2003: Qasr al-'Ishshah," *Yemen Update. Bulletin of the American Institute for Yemeni Studies*, No. 45, 2003, pp 9-22.

Gallery of the Smithsonian Institution in Washington, DC. Jerome and Conlon also presented a paper on the subject at Terra 2003, the 9th International Conference on the Study and Conservation of Earthen Architecture in Yazd, Iran in November 2003.¹³

Finally, two recent events brought more publicity to the plight of the Tarimi mansions. On January 11, 2004, Dr. Gaetano Palumbo of the World Monuments Fund presented the project with a Certificate of Exceptional Accomplishment. The award ceremony was held in the newly restored west section of the 'Ishshah (refer to Fig. 9) and signified the removal of the Tarimi mansions from the 100 Most Endangered Sites list. On the afternoon of the same day, a ribbon-cutting ceremony was held in Dar al-Salam and in the garden of the adjacent Hamtut (Fig. 11). Günter Grass, the Nobel Prize-winning author, donated a portion of his prize towards the establishment of the Association of Mud Masons, and Dar al-Salam is being proposed for its future headquarters.

Assessment of the Tarimi Mansions

The Hadhramaut Valley was known from ancient times for its role on the incense route, and by the Roman Period at the latest, it became integrally linked with the Indian Ocean trade routes.¹⁴ By the end of the nineteenth century, the Kathiri Sultans ruled Seyoun and Tarim under the British Protectorate based in Aden, and the influence of colonial architecture was limited to the palaces of the sultans and the mansions of the upper class. The uniqueness of these structures lay in the ability of local craftsmen to master Indo-European architectural details in the Hadhrami construction technology of mud, while maintaining traditional typologies of plan and spatial relationships suited to the local environment and culture. This cross-cultural hybrid produced an eclectic form of architecture that characterizes Tarim more than any other city in the Valley.

Of the many wealthy merchants that were from Tarim, the al-Kafs are the most well known. They were amongst the early modernizing elite: the al-Kafs were the first to bring a car into the Valley and to install telephone infrastructure. The earliest use of concrete in the Valley was for beams in a 1930s guest house (known as bin Dahr) the al-Kafs built in Seyoun.¹⁵ They constructed schools, a hospital (Fig. 12), and funded the maintenance of significant public buildings. They were politically active and played a role in the resolution of tribal disputes.¹⁶ The family also produced several notable religious scholars.

¹³ Pamela Jerome, James Conlon and Selma Al-Radi, "Preservation of the mudbrick palaces of Tarim, Yemen," Terra 2003. 9th International Conference on the Study and Conservation of Earthen Architecture, Tehran: Iranian Cultural Heritage Organization, 2003, pp 319-328. Funding for conference participation was generously provided by the Samuel H. Kress Foundation.

¹⁴ K. N. Chadhuri, Trade and Civilization in the Indian Ocean, Cambridge: Cambridge University Press, 1985.

¹⁵ Freya Stark, The Southern Gates of Arabia, London: E.P. Dutton & Co., Inc., 1937, p 199.

¹⁶ Damluji, pp 330, 352.

The al-Kafs were prolific patrons of architecture, and forty of the Tarimi mansions were constructed for the family. Many of these were designed by a family member, the architect Sayid Alawi Abu Bakr al-Kaf. Alawi Abu Bakr traveled back and forth to Singapore where he got his ideas, but it is also said that he used architectural pattern books that were available from Cairo.¹⁷ However, none of his papers have been found. Coincidentally, many of the abandoned mansions are of his design.

Twelve of the Tarimi mansions were expropriated during the Marxist period. Two are currently in ruinous condition and beyond repair (al-Mudarrabah and Bir Yimani). Another was in ruinous condition when reviewed during the 2000 feasibility study and has since been demolished (Lubnan). One was recently restored (Asmarah) and another is in good condition because it continues to be reused as a school (Aydid). With the exception of the 'Ishshah, the rest are abandoned. In addition, there are nine other mansions that are unoccupied (and therefore un-maintained), of which one is a ruin (Ba Hussain) and another was recently partially demolished after it suffered an area of collapse (al-Majaff).

The following is a list of the Tarimi mansions that were photographed during the updated feasibility study. A brief description of their condition and ownership status, when known, is noted. In addition, Universal Transverse Mercator (UTM) points were taken for Geographic Information System (GIS) mapping purposes to be included on the website. Several of the abandoned mansions are looked at more in depth, in terms of their adaptive reuse potential and costs of restoration. Others are identified for further review.

'Ishshah: By far the most significant mansion, the 'Ishshah (Fig.13) is actually a series of connected buildings and additions which span from the 1890s to the 1930s. Seat of the family patriarch, 'Umar bin Sheikh al-Kaf made the family's fortune in Southeast Asian trade and a hotel investment in Singapore.¹⁸ He died in 1970 in Tarim.

The 'Ishshah began with Dar Dawil, a rectangular building in plan, originally located in a palm grove in the northeast corner of the site. Dar Dawil's top floor was modified and

¹⁷ From an interview with his grandson, Muhammad Hasan al-Kaf.

¹⁸ The family's oral history has it that when 'Umar decided to seek his fortune in Southeast Asia, he borrowed money from a fellow Tarimi of the al-Hatib family. As collateral he gave the man a sealed can with a stone in it, telling him that it contained gold. He then went to work for Asri, a trading company in Singapore. British concerns noticed that Asri was doing very well as a result of 'Umar's endeavors, so they offered him a job. 'Umar, however, asked many questions and demanded to be made a partner. The Englishman negotiating 'Umar's hire was offended by this, but his boss in England thought otherwise, attributing 'Umar's hesitance to his business acumen. So 'Umar was made a partner and involved the English firm in the purchase of property, ships and trade, from which they prospered. As a result, 'Umar is said to be amongst those directly responsible for turning Singapore into a major trading port. When he eventually returned to Tarim, he found that al-Hatib had left his can of "gold" undisturbed, indicating the level of trust Tarimis had for each other. 'Umar paid al-Hatib back in full and then showed him that the can contained only a stone. (From a conversation with Isa and Ali Alawi bin Hussain al-Kaf on 12 January 2004.)

an addition expanded the building southward, converting the plan into a T-shape. A ramp (*manzaha*) passing over the original ground floor kitchen, which was used for a camel to draw water from a deep well, survives in poor condition. The east gatehouse (Fig. 14) is from this period and functioned as a school for the family's children. The north gate, and ground and first floor of the northwest kitchen wing also date to this time.

'Umar eventually married four wives¹⁹ and as the family expanded, so did the house. The main building (refer to Fig. 13) was constructed at the south end of the site in the 1920s. Soon thereafter, the upper stories of the northwest kitchen wing and the west addition of the main building were built. It is unclear when the southeast gate was erected, but the pigeonnaire, garages (refer to Fig. 14), and the final northeast wing date to the 1930s.

The main building and later additions of the 'Ishshah were designed by Alawi Abu Bakr mostly in Mughal style, with the final southeast addition distinctly Baroque. Sulaiman Afif and 'Umar Ya'amar, considered the most reputable masons of Tarim at the time, were commissioned to build it.²⁰ The exteriors are decorated in polychrome relief (Fig. 15). There is extensive use of Art Nouveau glass (Fig. 16), currently in poor condition, although a few of the windows have been restored (Fig. 17). Elaborately carved woodwork graces some of the built-in cabinet doors (Fig. 18). Highly ornate interiors are some of the finest examples of historic *malas*, a type of burnished lime plaster (Figs. 19 and 20). Decorations vary from room to room, including ceilings (Figs. 21 and 22), column capitals (Fig. 23), and niches (Fig. 24). Bathrooms can be extraordinarily rich (Fig. 25).

Despite the survival of many of the interior decorative elements, the 'Ishshah has suffered considerable structural damage. The 'Ishshah was expropriated during the Marxist regime and reused as housing for the poor. During this period, very little, if any, maintenance was performed. The collapse of a large portion of the load-bearing west elevation occurred in 2000 (Fig. 26). It was reconstructed in 2003 (Fig. 27) with funds from the SFD under the supervision of master mason Karami Faraj al-Tamur, who unfortunately died of cancer before the work was entirely completed.

The northwest kitchen wing collapsed in 2001 (Fig. 28). It is unknown when the northwest wing of Dar Dawil collapsed (Fig. 29), but Dar Dawil's northeast wing collapse occurred within the last five years judging by the excellent state of preservation of the decorative details (Fig. 30). The camel ramp and supporting pier are in precarious condition (Fig. 31), and emergency funds have been requested from the SFD to stabilize them. Master mason Awad Ramadan Ba Mumin (refer to Fig. 10) will be

¹⁹ In the order married: Asma al-Aidarus, Nur al-Saqqaf, Fatima al-Aidarus and Fawziah al-Hamid. (From a conversation with Isa and Ali Alawi bin Hussain al-Kaf on 12 January 2004.)

²⁰ From a brochure distributed at the 'Ishshah Palace Museum, "Report on the "Ish Shaa" al Kaff Palace," publisher and date unknown.

performing the repair along with the reconstruction of the northwest kitchen wing and the collapsed areas of Dar Dawil. Approximately \$60,000 will be used to perform emergency stabilization, including repairs already executed.

Since 1997, the 'Ishshah has been under long-term lease to the Tarim branch of the Yemeni Society for History and Heritage Protection and is interpreted to the public as a house museum. There are no plans to purchase the building at this time. (Purchase of the building by the government would mean the removal of the Society and the installation of GOAM as management for the museum.) Because of the enormous size of the complex (more than 300 rooms) and the elaborate decorative schemes, the cost for restoration of the 'Ishshah is highest. The following is the cost estimate:

'Ishshah Restoration Budget

Emergency Funds:

Northwest kitchen wing reconstruction	\$20,000
Dar Dawil's northeast and northwest wings reconstruction	\$18,000
Pier and camel ramp repair	\$1,500
Waterproofing of roofs over Gatehouse, Pigeonnaire and Baroque addition	<u>\$7,000</u>

'Ishshah Emergency Funds Total \$47,000

Restoration Budget:

Masonry repairs	\$40,000
Waterproofing of roofs	\$30,000
Exterior lime plaster repairs	\$35,000
Interior lime plaster repairs	\$35,000
Flooring	\$15,000
Carpentry	\$50,000
Electrical installation	\$20,000
Plumbing installation	\$25,000
Landscaping	<u>\$20,000</u>

'Ishshah Restoration Budget Subtotal \$270,000

20% Contingency \$54,000

10% Consultant's fees..... \$32,400

'Ishshah Restoration Budget Total..... \$356,000

Dar al-Salam: Commissioned by Muhammad Hussain al-Kaf, Dar-al-Salam was designed by the architect, Alawi Abu Bakr, in the 1930s. Dar al-Salam shows a maturity in the design of the plan that the 'Ishshah does not exhibit. A masterpiece of Art Deco with its characteristic rounded balconies (Fig. 32), the exterior (Fig. 33) and interiors (Figs. 34 and 35) show restrained yet elegant decorations (Fig. 35). Entered through a

sweeping grand stair (Fig. 36), the building is symmetrically developed around a central courtyard. The main structure is three stories in height, with a two-story kitchen extension at the rear (north elevation) that was constructed soon after around a second courtyard (Fig. 37). A single-story garage addition to the west was probably added around the same time.

The mansion was expropriated during the Marxist era and reused as a school. It is in by far the best condition of the abandoned mansions. A single hole in one of the roofs (Fig. 38) was repaired in January 2004 in preparation for the Günter Grass celebration. The carpenter, Salim Ba Hashwan, restored the original front door (Fig. 39). Masons under the supervision of Ghamdan Karama Ba Haji repaired the exterior front steps (Fig. 40). Ahmad and Ali Sayid Ali Elaywan installed plumbing in two of the bathrooms, and the electrical company under the direction of Najeeb Mahfud brought electricity back to the building.

The mansion is for sale for 2,500,000 Saudi Ryals (approximately \$665,000) according to its current caretaker, Salih Muhammad al-Kaf, son of the original owner, and the Yemeni government is negotiating its purchase. Dar al-Salam's suggested reuse is that of headquarters for the future Association of Mud Masons. The Association will represent the organization of traditional masons into a guild that can compete for government contracts. As such, the building probably will house representatives of other traditional construction trades also, like carpenters and lime craftsmen. GTZ is working at the grass roots level to help the masons organize and compete against contractors that offer concrete construction. The rooms lend themselves for classroom use, and workshops in reading of architectural plans and bidding for seasoned professionals are envisioned, alongside training for young apprentices.

The following is a cost estimate for the restoration of Dar al-Salam:

Dar al-Salam Restoration Budget

Restoration Budget:

Masonry repairs.....	\$15,000
Waterproofing of roofs.....	\$15,000
Exterior and interior lime plaster repairs.....	\$20,000
Carpentry.....	\$25,000
Electrical installation.....	\$20,000
Plumbing installation.....	\$20,000
Wrought ironwork.....	\$2,000
Landscaping.....	<u>\$7,000</u>
 <i>Dar al-Salam Restoration Budget Subtotal.....</i>	 <i>\$124,000</i>
20% Contingency.....	\$24,800
10% Consultant's fees.....	<u>\$14,880</u>

Dar al-Salam Restoration Budget Total..... \$164,000

Hamtut: Originally the home of Sayid bin Hussain al-Kaf, the Hamtut is said to be about 120 years old (Fig. 41). Hussain Sayid al-Kaf, who lives in Seyoun, is one of the inheritors along with his brothers Muhammad and Wazir (of Abu Dhabi and Saudi Arabia). According to Hussain, he and seventy members of his extended family were removed from the Hamtut in 1972 by the Marxist government. The palace was then reused as housing for the poor. Built around a central swimming pool, a replica of a pool in an earlier al-Juneid home, Ba Hawash, the building is distinctly Mughal in style. Ornately decorated interiors are painted in garish colors (Fig. 42).

The Hamtut is adjacent to Dar al-Salam in the historic core of Tarim. With an extensive garden, including outbuildings that are partially collapsed, it shares a large side yard with Dar al-Salam. The front and side yards were re-graded in preparation for the Günter Grass event. In addition, an undermined area of the front entrance passage was backfilled and sealed, and repairs were made to the entrance door with SFD funds.

The building has suffered structural damage. In 2002, a portion of the rear kitchen extension collapsed (Fig. 43). Several areas of the roof have holes and decorated ceilings have deteriorated as a result. Therefore, the Hamtut is considered in precarious condition and emergency funds are being requested this year from the SFD to repair the roof.

The Hamtut has been proposed for reuse as the Center for Visiting Scholars, and MEPI funds are being sought to establish it as a hostel in the Hadhramaut for foreign researchers. The Yemeni government is negotiating the building's purchase.

The cost estimate for emergency funds and restoration is as follows:

Hamtut Restoration Budget

Emergency Funds:

Temporary roof repairs	\$30,000
Temporary façade stabilization.....	\$20,000
Drainage repairs.....	<u>\$10,000</u>

Hamtut Emergency Funds Total..... \$60,000

Restoration Budget:

Masonry repairs.....	\$50,000
Waterproofing of roofs.....	\$25,000
Exterior and interior lime plaster repairs	\$40,000
Carpentry.....	\$20,000
Electrical installation	\$10,000
Plumbing installation.....	\$12,000

Wrought ironwork	\$6,000
Landscaping (including reconstruction of perimeter walls and gates).....	<u>\$40,000</u>
<i>Hamtut Restoration Budget Subtotal</i>	\$203,000
20% Contingency	\$40,600
10% Consultant's fees.....	<u>\$24,360</u>
<i>Hamtut Restoration Budget Total</i>	\$268,000

Al-Riyad: An Art Deco building dating to the 1930s and designed by Alawi Abu Bakr, al-Riyad was another house commissioned by 'Umar bin Sheikh al-Kaf (Fig. 44). One of the smallest of the mansions, al-Riyad was expropriated during the Marxist era and the owners, who were residing in the house at the time, removed. The building was reused for storage and rental of farm machinery.

The structure is currently in poor condition. Many of the roofs have holes in them and one area of the house is in danger of collapse (Fig. 45). However, several of the interiors remain intact and are reminiscent of Dar al-Salam (Fig. 46). Emergency funds are being requested from the SFD to repair the roofs this year. The Yemeni government is also negotiating the purchase of this palace. Ellen von Zitzewitz, an environmental expert working with the Yemeni Ministry of Water and Environment, along with the German Embassy's cultural attaché office, is promoting its reuse as the Museum of the Environment of the Wadi that will exhibit local traditional agricultural practices and products, such as date palm cultivation, bee-keeping and basket-making, as well as indigenous botanical species.

The following is a cost estimate for emergency funds and restoration:

Al-Riyad Restoration Budget

Emergency Funds:

Masonry stabilization.....	\$15,000
Temporary roof repairs	<u>\$20,000</u>

Al-Riyad Emergency Funds Total..... \$35,000

Restoration Budget:

Masonry repairs.....	\$5,000
Waterproofing of roofs.....	\$10,000
Exterior plaster repairs	\$8,000
Interior plaster repairs.....	\$5,000
Carpentry.....	\$10,000
Electrical installation.....	\$7,000
Plumbing installation.....	\$7,000
Landscaping	<u>\$5,000</u>

<i>Al-Riyad Restoration Budget Subtotal</i>	\$57,000
20% Contingency	\$11,400
10% Consultant's fees	<u>\$6,840</u>
 <i>Al-Riyad Restoration Budget Total</i>	 \$75,000

Al-Fijr: The unfinished mansion of Alawi Abu Bakr al-Kaf, al-Fijr remained incomplete because of the untimely death of the architect/owner in Aden (Fig. 47). A camel ramp survives on the north elevation of the exterior. The house has an interesting feature not seen in any other: a bridge which crosses over the entrance hall. Apparently, Alawi Abu Bakr was constantly remodeling his home.

The interiors boast Art Nouveau stained glass (Fig. 48) and examples of *malas* (Fig. 49). Ceilings are highly ornate (Fig. 50). Glimpses of a cosmopolitan lifestyle remain (Fig. 51). The roofs were never lime plastered for waterproofing except for one area in the southwest corner. One room has suffered structural damage (refer to Fig. 50) as a result of a termite-infested beam below (Fig. 52). Emergency funds have been requested from the SFD to temporarily shore the beam. The palace is considered in good-to-fair condition. It is uninhabited and looked after by the current caretaker, Muhammad Hasan al-Kaf, grandson of the architect.

Al-Fijr is adjacent to the 'Ishshah and conveniently located a block away from the al-Mihdhar Mosque with its iconic minaret. It is being proposed as the future home of al-Awqaf Manuscript Library. Currently, the Library is housed in a concrete structure without proper climate control or room for display.

The estimated cost of restoration, including emergency funds, is as follows:

Al-Fijr Restoration Budget

Emergency Funds:

Temporary shoring of beam	<u>\$2,000</u>
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<i>Al-Fijr Emergency Funds Total</i>	\$2,000
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Restoration Budget:

Masonry repairs	\$40,000
Waterproofing of roofs	\$25,000
Partial exterior lime plastering	\$5,000
Interior lime plaster repairs	\$20,000
Flooring	\$5,000
Carpentry	\$20,000
Electrical installation	\$10,000
Plumbing installation	\$7,000

Termite extermination.....	<u>\$3,000</u>
<i>Al-Fijr Restoration Budget Subtotal</i>	<i>\$135,000</i>
20% Contingency	\$27,000
10% Consultant's fees.....	<u>\$16,200</u>
<i>Al-Fijr Restoration Budget Total</i>	<i>\$178,000</i>

Al-Munaysurah: The palace of Abdallah bin Yahyah, al-Munaysurah is currently occupied by poor family relations. Truly palatial in size (Fig. 53), al-Munaysurah is a fine example of Mughal-influenced Palladian architecture (Fig. 54). The building is in good condition, although it too has suffered termite damage. The double pediment is still extant on the south elevation (refer to Fig. 53) but was removed following collapse from the east elevation.

Al-Munaysurah is located across the street from the 'Ishshah and near to al-Riyad. The ownership of the house appears to be split between two lines of descendents. Nabil bin Yahyah lives in Dubai, and Hamsa and Alawi bin Yahyah are in Aden.

The interiors are beautifully decorated (Figs. 55 and 56). The mansion is well organized with central reception rooms on the ground floor. An enormous garden has fallen into disuse. This building is being proposed as an upscale bed and breakfast inn with Universal Touring Company as the operator. Al-Munaysurah is reportedly for sale for \$1,000,000. The government is negotiating its purchase.

The following is the cost estimate for restoration:

Al-Munaysurah Restoration Budget

Restoration Budget:

Masonry repairs.....	\$5,000
Waterproofing of roofs.....	\$10,000
Exterior lime plaster repairs.....	\$20,000
Interior lime plaster repairs.....	\$5,000
Carpentry.....	\$35,000
Electrical installation.....	\$20,000
Plumbing installation.....	\$30,000
Kitchen/mosque wing repairs	\$15,000
Landscaping.....	<u>\$40,000</u>
<i>Al-Munaysurah Restoration Budget Subtotal</i>	<i>\$180,000</i>
20% Contingency	\$36,000
10% Consultant's fees.....	<u>\$21,600</u>

Al-Munaysurah Restoration Budget Total..... \$238,000

Bayt Abd al-Rahman bin Sheikh al-Kaf: Also known as Aydid because of the quarter it is located in, this imposing Neo-Classical mansion was expropriated and as a result, is in poor condition and abandoned. Massive columns support the central pediment below which are three stories of recessed verandas (Fig. 57). The interiors are tastefully decorated but damaged (Fig. 58). The house dates to 1357 (1937) and was probably designed by Alawi Abu Bakr.

The building has structural damage including areas of collapse (Fig. 59). Abd al-Rahman died in 1948 and the mansion was inherited by his sons Sheikh and Sahil of Abu Dhabi and Jamal al-Layl of Sana'a. Unfortunately, the inheritors cannot seem to come to an agreement about making repairs. Caretakers are the son of Sheikh (Abd Sharif Ahmad al-Kaf) and the son of Sahil (Alawi Sahil al-Kaf), both of whom live in Abu Dhabi, as well as the son of Jamal al-Layl (Rashid al-Kaf) who lives in Sana'a. This mansion is in precarious condition and is one of the buildings that will be reviewed during the community workshops for adaptive reuse potential.

Al-Haddad: The mansion of Haddad bin Hasan al-Kaf, this structure is also known as Dar Aydid because of its location in the same neighborhood. A sweeping grand staircase leads up to the entrance of this lovely Art Deco palace (Fig. 60) that has all of the hallmarks of having been designed by the architect Alawi Abu Bakr. Ornate fenestration accentuates the exterior (Fig. 61). The mansion boasts an extensive garden. Interiors show restrained decorations.

Inherited by Haddad's sons Hamid, Ali and Hasan, the caretaker is currently Muhammad Hamid al-Kaf. The structure is in good-to-fair condition. Although repairs have been made to the interiors (plumbing pipes have been installed to replace wood joists extensively damaged by termites), the building is currently abandoned and in need of restoration. Al-Haddad will also be reviewed for adaptive reuse potential during the community workshops.

Dar bin Sahil al-Kaf: This mansion is in good-to-fair condition and appears to be uninhabited (Fig. 62). The home of Abd al-Qadr bin Sheikh al-Kaf, this mansion is very likely the design of the architect, Alawi Abu Bakr. However, it lacks the harmonious continuity of his other work (Fig. 63). It was inherited by Abd al-Qadr's sons, Hussain and Mahadi, and is presently cared for by Hussain's sons Abd al-Qadr, Abdallah and Haddad, and Mahadi's sons Abu Bakr, Abd al-Qadr and Abd al-Rahman. This mansion is significant in size and design and warrants further study.

Al-Hawar: Originally the home of Muhadar al-Kaf, al-Hawar consists of two mansions. The earlier house is approximately 150 years old (Fig. 64). It is in fair condition and still occupied, but needs a new coat of mud plaster. The later palace, referred to as Dar Leila, is from the same period as the 'Ishshah, and was obviously designed by Alawi Abu Bakr (Fig. 65). It was expropriated by the Marxists and is abandoned in poor

condition. This structure needs to be addressed for adaptive reuse potential during the community workshops.

Al-Muntazah: Adjacent to al-Riyad, al-Muntazah is abandoned and in poor condition. The mansion belonged to 'Umar bin Sheikh al-Kaf and went to his daughters and the inheritors of his son Alawi Hussain al-Kaf (Muhammad bin Hasan al-Kaf of Aden, Jalal Mounir al-Kaf, and Isa and Ali Alawi bin Hussain al-Kaf of Tarim). This building may have potential for adaptive reuse.

Bayt Hasan Abdallah al-Haddad: Located in the al-Hawi quarter, this enormous mansion is abandoned but in good-to-fair condition and warrants further review (Fig. 66). An inscription dates the gate to 1366 (1948?).

Al-Shatry: (Referred to as Bin Yahyah palace in the 2001 feasibility study report.) Al-Shatry is an abandoned mansion in fair condition (Figs. 67 and 68).

Al-Tawahi: Another mansion commissioned by 'Umar bin Sheikh al-Kaf, al-Tawahi is extremely well preserved since it was never expropriated and continues to be maintained and occupied by the original family. It is fronted by a monumental entrance gate (Fig. 69). Neo-Classical in style (Fig. 70), its exterior color scheme includes shades of pastel pink and green (Fig. 71). Double columns accentuate the covered arcade and elaborate wrought ironwork graces balconies. The building was inherited by Ahmad al-Kaf, and his sons, three of whom live in Tarim (Yahyah, Hussain and Hasan) and one who lives in Riyadh (Aidarus).

Al-Mudarrabah: A country estate of 'Umar bin Sheikh al-Kaf, al-Mudarrabah was nationalized by the Marxists. It is currently abandoned and in ruinous condition beyond repair (Fig. 72). Details still survive which give an indication of the simple decoration of the interior (Fig. 73). Located in the Aydid section of Tarim, the palace also includes a swimming pool.

Qasr al-Qubba: Another mansion of Muhammad bin Hussain Sheikh al-Kaf, Qasr al-Qubba is presently operated as a hotel. Also in the Aydid quarter, it features extensive gardens as well as two swimming pools. The Neo-Classical façade is characterized by its dome (hence its name) and is painted in garish colors (Fig. 74). The interiors are extensively decorated. The building dates to 1355 (1936) and was probably the work of the architect Alawi Abu Bakr. Inherited by Muhammad's sons Yakub and Salih, it is in good condition.

Lubnan: Located in the Hayy al-Thawrah area, Lubnan was nationalized by the Marxists. Currently owned by Dar al-Mustafa for Islamic Studies, it was abandoned and in extremely poor condition, beyond repair when photographed in November 2000 (Figs. 75 and 76). The country estate of Abd al-Rahman bin Sheikh al-Kaf was Art Deco in an Egyptian Revival style and appears to have been designed by Alawi Abu Bakr. The building was demolished sometime between 2001 and 2002.

Asmarah: Another mansion originally belonging to Abd al-Rahman bin Sheikh al-Kaf and located in the Muhaydarah quarter, the Asmarah is Art Deco in style and obviously designed by Alawi Abu Bakr (Fig. 77). It features a sweeping grand staircase to its entrance (Fig. 78). Although it was nationalized under the Marxists, the house is in excellent condition having undergone complete restoration in 2000. It is being adaptively reused as a religious institute.

Khamiran: Also belonging to Abd al-Rahman bin Sheikh al-Kaf, the Khamiran is in excellent condition (Fig. 79) and still occupied by the original family. Inherited by Abd al-Rahman's sons Hussain and Ali, the current caretaker is Abdallah Hussain al-Kaf. This mansion is relatively small in size and located behind the 'Ishshah and al-Fijr.

Al-Nuwaydara: Also known as Bayt Salih Abd al-Qadr bin Sheikh al-Kaf, this mansion of Mughal style is in good condition (Fig. 80). Consisting of two buildings that are substantial in size, Salih's sons, Alawi and Salih, inherited it.

Al-Majaff: (Referred to as Bil-Majaff in the 2001 feasibility study report.) Originally the mansion of Abu Bakr bin Sheikh al-Kaf (Fig. 81) and previously identified as in fair condition, a portion of its Mughal-style pavilion (Fig. 82) collapsed in 2002. A bulldozer has partially cleared the site for new concrete construction, leaving half of the original building intact but in poor condition (Fig. 83). Wood beams and columns, windows and doors, and the massive entry gates were salvaged and their purchase is being negotiated for the restoration of the Hamtut and Dar al-Salam.

Aydid: Across the street from the Khamiran and behind the 'Ishshah stands the Aydid, former home of Aydid bin Hasan al-Kaf (Fig. 84). It was expropriated during the Marxist period and reused as a girls' college. It presently functions as an Islamic college. Aydid's sons inherited it and Dr. Hussain al-Kaf of Aden is the current caretaker. It is in relatively good condition.

Salmanah: Located adjacent to the Aydid and behind the 'Ishshah, Salmanah's Mughal style resembles that of the main building of the 'Ishshah, indicating that the villa was probably designed by Alawi Abu Bakr (Fig. 85). The mansion of Hasan bin Sheikh al-Kaf is in good-to-fair condition. Hasan's sons, Mayshur, Salim and Abas, inherited the mansion. The current caretakers are their sons Hussain of Seyoun, Abu Bakr of Tarim and Sheikh of Mukalla. The western third of the building is leased as a hostel for the religious school, the College of al-Awqaf, and two thirds are privately held by the Seyoun and Mukalla branches of the family.

Al-Madah: Another mansion of Hasan bin Sheikh al-Kaf is al-Madah (Fig. 86). The building's circular windows indicate that it is relatively old (Fig. 87), dating to the nineteenth century. The current caretaker is Alawi bin Hasan al-Kaf and the building is in good condition.

Dar Muhdar: (Referred to as Al Mihdar in the 2001 feasibility study report.) Dar Muhdar is also known as Dar Sahil (Fig. 88). The mansion of Muhdar bin Alawi al-Kaf, it was inherited by its current caretakers, Muhdar's sons, Salim of Aden and Muhdar of Abu Dhabi. It is located on the southeast corner of the potter's square in the Sahil quarter. Dar Muhdar is an old mansion and is said to originally have been the home of Sheikh bin Abd al-Rahman al-Kaf, father or 'Umar bin Sheikh al-Kaf. The mansion was nationalized during the Marxist period and is in fair-to-poor condition as a result (Fig. 89). It is presently rented.

Bir Yimani: The country estate of Muhdar bin Alawi al-Kaf located in the Aydid quarter was expropriated and is ruined beyond repair (Fig. 90). Bir Yimani has extensive gardens with a swimming pool. Details from the interior (Fig. 91) and exterior (Fig. 92) indicate the building was once elaborately decorated. The architect Alawi Abu Bakr probably designed Bir Yimani. Muhdar's sons, Salim and Muhdar, are the present caretakers.

Bayt Ahmad bin Ali al-Kaf: (Referred to as House of Abd Al Qadir bin Shaykh Al Kaf on the 2001 feasibility study report.) Bayt Ahmad bin Ali al-Kaf is in good-to-fair condition with descendants of the original family still living inside (Fig. 93). It is located in the Sahil quarter.

Bayt Abd al-Qadr bin Sheikh al-Kaf: (Referred to as House of Ali bin Abd Al Rahman Al Kaf in the 2001 feasibility study report.) Bayt Abd al-Qadr bin Sheikh al-Kaf is located in the Sahil quarter (Fig. 94). It dates to 1349 (1930) and is in relatively good condition because it continues to be inhabited. An impressive entrance portico is rendered in Mughal style.

Bayt Salim Abu Bakr al-Kaf: (Referred to as House of Ahmad bin Abd Al Rahman Al Kaf in the 2001 feasibility study report.) Located in the Sahil quarter, Bayt Salim Abu Bakr al-Kaf is in good condition (Fig. 95). The rear elevation, however, is in fair condition. Also known as Dar al-Sahil, this relatively large mansion in Mughal style was originally the home of Abu Bakr Hussain al-Kaf. His sons, Salim and Ali, have inherited the palace, with Salim acting as caretaker.

Ba Hussain: (Referred to as Al Muntazah on the 2001 feasibility study report.) One of the smaller mansions commissioned by 'Umar bin Sheikh al-Kaf, Ba Hussain is located behind Dar al-Salam (Fig. 96). It is in ruinous condition beyond repair.

Qasr Shukr: To the west of Dar al-Salam is Qasr Shukr, the home of Ali Mayshur bin 'Umar al-Kaf (Fig. 97). It is in good condition and still occupied by the original owner. A row of shops front the street with the house recessed behind them.

Qasr Buqbuq: Also known as Dar al-Abd al-Rahman, Qasr Buqbuq (Fig. 98) is in excellent condition and dates to 1377 (1957). Three-story columns front continuous verandas. Originally the mansion of Abd al-Rahman bin Abdallah al-Kaf and inherited

by his son Ahmad Abd al-Rahman al-Kaf, the current caretaker is Muhammad Ahmad al-Kaf.

Bayt Salih bin Ahmad al-Kaf: Also known as Dar Abd al-Rahman al-Sahil, this mansion is in good-to-fair condition and occupied (Figs. 99 and 100). Originally the mansion of Abdallah Abd al-Rahman al-Kaf, it was inherited by his sons, Ahmad, Ali and Hussain. The current caretakers are Yahyah and Hussain Abdallah al-Kaf.

Bayt Hamid bin 'Umar al-Kaf: Also referred to as Dar Abd al-Rahman al-Sahil, this was originally the mansion of 'Umar bin Abd al-Rahman al-Kaf (Fig. 101). The mansion is occupied and in good condition. Its heirs are 'Umar's sons, Hamid and Abd al-Rahman.

Bayt Saqqaf al-Kaf: Yet another mansion referred to as Dar Abd al-Rahman al-Sahil, Bayt Saqqaf al-Kaf was the home of Saqqaf Abd al-Rahman al-Kaf (Fig. 102). With rounded windows, it likely dates to the nineteenth century. The heirs of the mansion are Saqqaf's sons, Hasan and Mayshur. It is occupied and in good-to-fair condition.

Bayt Salih al-Tas al-Kaf: The original home of al-Tas Abd al-Rahman al-Kaf is also referred to as Dar Abd al-Rahman al-Sahil (Fig. 103). His son, Salih, inherited the mansion and is the current caretaker. This house is in excellent condition and still occupied by the family (Fig. 104).

Ba Heta: This mansion apparently had two of its upper stories demolished and is in fair-to-poor condition (Fig. 105).

Bayt Mayshur bin Hasan bin Sheikh al-Kaf: The mansion of the owner of what remains of al-Majaff and a portion of Salmanah, this structure is in excellent condition (Fig. 106).

Bayt Salim bin 'Umar al-Kaf: Located on the east side of al-Tawahi palace, this more recent structure is in good condition (Fig. 107).

Bayt Hussain bin Ahmad al-Kaf: Located near al-Mihdhar Mosque, this mansion is still lived in and is in good-to-fair condition (Fig. 108). It may have been designed by Alawi Abu Bakr.

Bayt 'Umar bin Alawi al-Kaf: This large Mughal-style mansion is also known as Bayt Abud and is in good condition (Figs. 109 and 110).

Ba Hawash: Over 120 years old, Ba Hawash is the original home of Mayshur al-Juneid, one of the founders of Singapore (Fig. 111). It features a central swimming pool (Fig. 112), which the Hamtut directly copied. According to the current owner, Ahmad Mayshur al-Juneid, Ba Hawash predates Dar Dawil ('Ishshah), al-Munaysurah, Ba

Hussain and Hamtut. In fact, al-Juneids sold the land to al-Kafs where they built al-Riyad, al-Muntazah and Dar al-Salam. The building is in good condition.

Bayt al-Mukhtar al-Juneid: Another al-Juneid mansion (Fig. 113), it belongs to the family of the current vice governor, Ahmad Juneid al-Juneid. One of the larger mansions, it is in good condition and occupied.

Bayt Ahmad bin Abdallah bin Aidarus bil-Faqih: This mansion is very old, approximately 300 years in age (Fig. 114). The current caretaker, Ibrahim Alawi bil-Faqih, represents the tenth generation of the family living in the house. The house is in good-to-fair condition, has remarkable interiors and interesting early decoration at each entry door (Fig. 115).

Bayt Abd al-Rahman bin Muhammad bil-Faqih: This mansion is in excellent condition. The ground floor is rented as a women's religious school, while the upper floors are maintained as a private residence.

Bayt Ahmad bin Saqqaf al-Hadi: Originally a bin Sahil family house, Bayt Ahmad bin Saqqaf al-Hadi is a very old building that was later modified (Fig. 116). It is in good-to-fair condition and occupied by Ahmad bil-Faqih's mother-in-law, with the oldest part of the house requiring a new coat of mud plaster.

Bayt Mahsun al-Hadi: This mansion is in excellent condition and occupied (Fig. 117).

Bayt Ham al-Haddad: The mansion of the vice governor's wife's grandfather, Bayt Ham al-Haddad is in good condition (Fig. 118). The gate portico is inscribed with the date 1370 (1951?).

Bayt Mugam al-Haddad: Consisting of two buildings (Fig. 119), the newer structure is in excellent condition, whereas the older house is in good-to-fair condition.

Al-Ranad: The unfinished palace of the Kathiri Sultan in Tarim, al-Ranad currently serves as the police station and post office (Fig. 120). It is an imposing structure located in the main square with elegant exterior details (Fig. 121). The building is in fair condition and requires restoration.



Fig. 1: Muhammad al-Juneid (at left) on a terrace of the 'Ishshah. Ahmad bil-Faqih is third from the right with Dr. Gaetano Palumbo standing next to him.



Fig. 2: Ali and Isa bin Alawi al-Kaf with Muhammad al-Juneid.



Fig. 3: General view of Tarim as seen from a distance.



Fig. 4: The walled city of Shibam was designated a World Heritage Site in 1982.



Fig. 5: The recently restored Kathiri sultan's palace in Seyoun may be the largest mudbrick building in the world. Its adaptive reuse is as the Museum of the Hadhramaut.



Fig. 6: Tarim's al-Mihdhar Mosque's minaret is constructed of unreinforced mudbrick and, at forty-one meters, is the tallest minaret on the Arabian Peninsula.



Fig. 7: New concrete buildings are being erected in the historic core of Tarim. This example is behind al-Fijr. The Aydid and Salmanah mansions are seen in the distance.



Fig. 8: New concrete construction is in progress across the street from Dar al-Salam in the historic core of Tarim.



Fig. 9: The World Monuments Fund award ceremony in the 'Ishshah. Seen here standing is (from left) Abdallah Hadrami, Dr. Gaetano Palumbo, Abd al-Rahman al-Saqqaf and Muhammad al-Juneid.



Fig. 10: Yemeni partners in the Tarim preservation initiative include (from right) Ahmad Juneid al-Juneid, Abd al-Karim al-Iryani, Muhammad al-Sha'iri and master mason Awad Ramadan Ba Mumin.



Fig. 11: The Günter Grass ceremony took place in the garden of the Hamtut.



Fig. 12: The al-Kaf hospital was abandoned in 1975 when a new concrete hospital was built.



Fig. 13: The south elevation of the 'Ishshah dates to the 1920s with the Baroque addition (at right in photo) completing the building in the 1930s. The 'Ishshah currently functions as a house museum.



Fig. 14: The south elevation of the east gatehouse of the 'Ishshah complex is in precarious condition. Dar Dawil, with its later garages, is seen in the center of the photograph.



Fig. 15: Exterior decorations of the 'Ishshah are in polychrome relief.



Fig. 16: Most of the 'Ishshah's Art Nouveau stained glass is in poor condition.



Fig. 17: Some of the Art Nouveau glass in the 1920s main palace of the 'Ishshah complex has been restored.



Fig. 18: Built-in closets in the 1920s 'Ishshah have elaborately carved wood doors.



Fig. 19: The 'Ishshah boasts some of the finest examples of historic *malas*, a type of burnished lime plaster.



Fig. 20: Highly ornate interiors of the 'Ishshah include oil-based painted decorations on *malas*.



Fig. 21: Ceilings in the 1920s 'Ishshah are beautifully decorated.

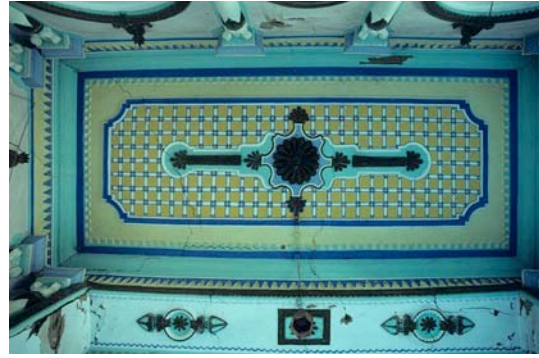


Fig. 22: This ceiling from the bathroom of the 'Ishshah's 1930s Baroque addition was demolished in 1999 because it was necessary to replace concealed wood joists heavily damaged by moisture infiltration.



Fig. 23: Column capital designs are extraordinarily rich in the 1920s 'Ishshah.



Fig. 24: Niches vary from room to room in the 1920s 'Ishshah.



Fig. 25: The bathroom from the 'Ishshah's 1930s Baroque addition is a wonderful example of historic *malas*.



Fig. 26: A major collapse of the 'Ishshah's west elevation load-bearing wall occurred in 2000.



Fig. 27: The west elevation of the 'Ishshah was rebuilt in 2003 under the direction of master mason Karami Faraj al-Tamur.



Fig. 28: The northwest kitchen wing of the 'Ishshah collapsed in 2001.



Fig. 29: The collapsed northwest wing of Dar Dawil, the oldest building of the 'Ishshah complex.



Fig. 30: The northeast wing of Dar Dawil has also collapsed.



Fig. 31: The out-of-alignment pier supporting Dar Darwil's camel ramp is in critical condition.



Fig. 32: An Art Deco villa designed by Alawi Abu Bakr al-Kaf, Dar al-Salam is characterized by its rounded balconies. It is being proposed for reuse as the headquarters of the future Association for Mud Masons.



Fig. 33: Dar al-Salam's exterior decorations are monochrome.



Fig. 34: The interior décor of Dar al-Salam is restrained by comparison to the 'Ishshah.



Fig. 35: Decorated niches in Dar al-Salam's interior vary from room to room.



Fig. 36: A grand stair leads from the entrance foyer of Dar al-Salam to the first floor.



Fig. 37: The traditional kitchen is intact in Dar al-Salam.



Fig. 38: The roofs of Dar al-Salam are in relatively good condition, although there was a hole in the roof over Room 133, that was repaired during documentation with Social Fund for Development (SFD) funds.



Fig. 39: Carpenter Salim Ba Hashwan restored Dar al-Salam's front door.



Fig. 40: Master mason Ghamdan Karama Ba Haji directed the repair of the front steps of Dar al-Salam.



Fig. 41: Adjacent to Dar al-Salam, the Hamtut is being proposed for reuse as the Center for Visiting Scholars.



Fig. 42: Rooms in the Hamtut are elaborately decorated.



Fig. 43: The northwest kitchen wing of the Hamtut collapsed in 2002.



Fig. 44: Another Art Deco villa designed by Alawi Abu Bakr al-Kaf, al-Riyad is being proposed for reuse as the Museum of the Environment of the Wadi.



Fig. 45: The rooms in the northwest corner of al-Ryad are in danger of collapse. Emergency stabilization funds have been requested from the SFD to repair roofs.



Fig. 46: Al-Ryad's interior decoration resembles that of Dar al-Salam.



Fig. 47: The south elevation of al-Fijr, the mansion of the architect Alawi Abu Bakr al-Kaf. Adjacent to the Hamtut, it is being proposed for reuse as al-Awqaf Manuscript Library.



Fig. 48: Art Nouveau stained glass graces the interior of al-Fijr.



Fig. 49: Although more subdued than the 'Ishshah, al-Fijr also has fine historic examples of *malas*.



Fig. 50: Ceilings are highly ornate in al-Fijr. Note the cracks in the beams caused by structural damage in the room below.



Fig. 51: The master bedroom in al-Fijr speaks to a colonial past.



Fig. 52: A beam in al-Fijr with termite damage that needs to be shored immediately. Emergency funds have been requested from the SFD.



Fig. 53: The south elevation of al-Munaysurah is Mughal influenced. This mansion is being proposed for an upscale bed and breakfast inn.



Fig. 54: Painted decorations on the exterior of al-Munaysurah are executed in subtle colors.



Fig. 55: The public rooms in al-Munaysurah contain remarkable examples of historic *malas*.



Fig. 56: The rooftop room of al-Munaysurah is abandoned.



Fig. 57: Bayt Abd al-Rahman bin Sheikh al-Kaf is a monumental structure probably designed by Alawi Abu Bakr al-Kaf. It is currently abandoned.



Fig. 58: The interior of Bayt Abd al-Rahman bin Sheikh al-Kaf has suffered from termite damage.



Fig. 59: The southwest corner of Bayt Abd al-Rahman bin Sheikh al-Kaf has partially collapsed.



Fig. 60: Al-Haddad is a wonderful example of Art Deco designed by Alawi Abu Bakr al-Kaf.



Fig. 61: The fenestration on al-Haddad is highly decorated.



Fig. 62: Dar bin Sahil al-Kaf was probably designed by Alawi Abu Bakr al-Kaf.



Fig. 63: The north elevation of Dar bin Sahil al-Kaf appears to be a later addition.



Fig. 64: Purportedly 150 years old, the earlier house of al-Hawar complex is still occupied.



Fig. 65: Dar Leila of the al-Hawar complex was probably designed by Alawi Abu Bakr al-Kaf. It is currently abandoned.



Fig. 66: Bayt Hasan Abdallah al-Haddad is abandoned, but in good-to-fair condition.



Fig. 67: Al-Shatry is also abandoned.



Fig. 68: The east elevation of al-Shatry is in good-to-fair condition.



Fig. 69: The monumental gate to al-Tawahi is located on a major intersection and is flanked by shops on either side.



Fig. 70: Neo-Classical in style, al-Tawahi may have been designed by Alawi Abu Bakr al-Kaf. It is in excellent condition and still occupied by the descendents of the original owner.



Fig. 71: A detail from al-Tawahi is indicative of the quality of craftsmanship of Tarimi masons.



Fig. 72: Al-Mudarrabah, the country estate of 'Umar bin Sheikh al-Kaf, is in ruinous condition beyond repair.



Fig. 73: The interiors of al-Mudarrabah are witness to its gradual demolition.



Fig. 74: Qasr al-Qubba was probably designed by Alawi Abu Bakr al-Kaf and currently functions as a hotel.



Fig. 75: Lubnan, the Art Deco Egyptian Revival country estate of Abd al-Rahman bin Sheikh al-Kaf, was demolished circa 2001.



Fig. 76: Identified in 1999 as being in ruinous condition beyond repair, Lubnan was most likely designed by Alawi Abu Bakr al-Kaf.



Fig. 77: The Asmarah is another Art Deco masterpiece most certainly designed by Alawi Abu Bakr al-Kaf.



Fig. 78: Restored in 2000, the Asmarah functions as a religious institute.



Fig. 79: The Khamiran has been continuously occupied by the original family and is in excellent condition. It is located behind al-Fijr, across the street from the Aydid.



Fig. 80: Al-Nuwaydara consists of two buildings and is in good condition.



Fig. 81: Al-Majaff was identified as being in fair condition in 2000.



Fig. 82: Al-Majaff was noted for its Mughal-style pavilion which suffered partial collapse in 2002.



Fig. 83: Al-Majaff has been partially demolished and the site prepared for new concrete construction.



Fig. 84: The Aydid functions as an Islamic college and is in good condition. It is located adjacent to the Salmanah and across the street from the Khamiran.



Fig. 85: The Salmanah is located behind the 'Ishshah next to the Aydid and resembles the 'Ishshah in style.



Fig. 86: Al-Madah was the mansion of Hasan bin Sheikh al-Kaf.



Fig. 87: Al-Madah's circular windows date it to the late nineteenth century. It is in good condition.



Fig. 88: Dar Muhdar is one of the older mansions and reported to be the original home of Sheikh bin Abd al-Rahman al-Kaf, father of 'Umar.



Fig. 89: Although rented, Dar Muhdar is in fair-to-poor condition. The west elevation faces the potter's square in the Sahil quarter.



Fig. 90: Bir Yimani, the country estate of Muhdar bin Alawi al-Kaf, is in ruinous condition beyond repair.



Fig. 91: A ceiling from the interior of Bir Yimani shows the mansion had a rich decorative scheme.



Fig. 92: Bir Yimani's exterior details indicate that the building may have been designed by Alawi Abu Bakr al-Kaf.



Fig. 93: Bayt Ahmad bin Ali al-Kaf is still occupied by the original family and is in good-to-fair condition. It is located in the Sahil quarter.



Fig. 94: Bayt Abd al-Qadr bin Sheikh al-Kaf is located at the north end of the potter's square.



Fig. 95: Bayt Salim Abu Bakr al-Kaf is also located in the Sahil quarter on the potter's square and is in good condition.



Fig. 96: Located behind Dar al-Salam, Ba Hussain is in ruinous condition beyond repair.



Fig. 97: Qasr Shukr is fronted by a row of shops. Adjacent to Dar al-Salam, it is still occupied by the descendents of the original owners and is in good condition.



Fig. 98: Qasr Buqbuq, one of the more recent mansions, dates to 1957 and is in excellent condition.



Fig. 99: Bayt Salih bin Ahmad al-Kaf is occupied by descendents of the original family.



Fig. 100: Bayt Salih bin Ahmad al-Kaf is in good-to-fair condition, with some repairs ongoing.



Fig. 101: Bayt Hamid bin 'Umar al-Kaf is in good condition and occupied by the original family.



Fig. 102: Bayt Saqqaf al-Kaf probably dates to the late nineteenth century. It is good-to-fair condition.



Fig. 103: Bayt Salih al-Tas al-Kaf is in excellent condition and still occupied by the son of the original owner.



Fig. 104: The east elevation of Bayt Salih al-Tas al-Kaf is obviously a later addition.



Fig. 105: Ba Heta had its two upper stories removed and is in fair-to-poor condition.



Fig. 106: Bayt Mayshur bin Hasan bin Sheikh al-Kaf is in excellent condition.



Fig. 107: A more recent mansion located next to al-Tawahi, Bayt Salim bin 'Umar al-Kaf is in excellent condition.



Fig. 108: Bayt Hussain bin Ahmad al-Kaf is near al-Mihdhar mosque and is in good-to-fair condition.



Fig. 109: Bayt 'Umar bin Alawi al-Kaf is a large Mughal-style mansion.



Fig. 110: Bayt 'Umar bin Alawi al-Kaf is in good condition.



Fig. 111: Ba Hawash, originally the mansion of Mayshur al-Juneid, predates Dar Dawil, al-Munaysurah, Ba Hussain and the Hamtut.

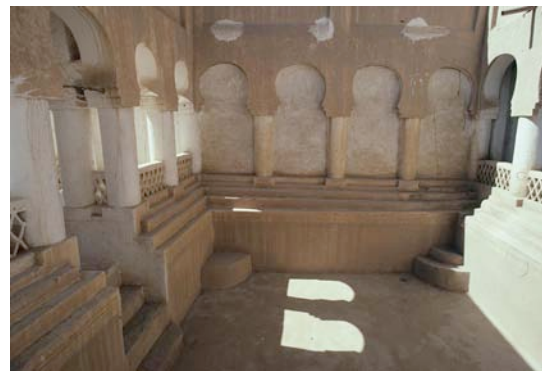


Fig. 112: Ba Hawash's swimming pool was the model for the one in the Hamtut.



Fig. 113: Bayt al-Mukhtar al-Juneid is a large mansion in good condition, owned by the family of the current vice governor, Ahmad Juneid al-Juneid.



Fig. 114: Bayt Ahmad bin Abdallah bin Aidarus bil-Faqih is in good-to-fair condition.



Fig. 115: Bayt Ahmad bin Abdallah bin Aidarus bil-Faqih is reported to be approximately 300 years old and is occupied by the tenth generation of the family.



Fig. 116: Bayt Ahmad bin Saqqaf al-Hadi is in excellent condition.



Fig. 117: Bayt Mahsun al-Hadi is in excellent condition.



Fig. 118: Bayt Ham al-Haddad is in good condition and is occupied by the current vice governor's grandfather-in-law.



Fig. 119: Bayt Mugam al-Haddad is comprised of two structures, the newer of which is in excellent condition (at right). The earlier structure is in good-to-fair condition.



Fig. 120: Al-Ranad, the unfinished Kathiri Sultan's palace, dominates the main square of Tarim.



Fig. 121: Al-Ranad currently functions as the police station and post office. It requires restoration.