

Investigation and analysis of infill development in urban areas (Case study: Shahinshahr)

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Extended Abstract

Objective : The policy of endogenous development is one of the threefold policies of urban development, which is proposed alongside two distinct or discontinuous urban development policies. The infill development of the city, taking into account the fact that it is located in the city, with the presence of residents, citizens and neighboring units, is an important step to promote urban regeneration, the restoration of land with the use of outdated, empty and often polluted, which as Abandoned land is known. These lands are usually located in areas of the city where basic infrastructure, workplaces and other facilities previously located. Smart growth strategies lead to the creation of neighborhoods or neighborhoods that are attractive, attractive, safe and secure. In sum, the growth of the city from within as a means to realize the city's smart growth and to achieve a sustainable form of the city's physical, in the opposite direction of the vast suburbs. Thus, the purpose of this research is to identify the status of Shahin Shahr area based on the dimensions and indices of infill development and provide solutions for its future growth. It seeks to make more effective policies by documenting and reviewing the inner situation of Shahinshahr and its land use.

Methods: The present research is a descriptive-analytic and correlation research based on the purpose of research in the field of developmental-applied research in order to understand the difference between Shahinshahr urban areas and its method. The method of data collection in this study was through questionnaires and observation and field surveys with 383 questionnaires. A total of 35 questionnaires completed by experts and elites of housing and urban planning were used to perform rating technique. At first, the dimensions and indices studied in this research were identified and categorized. In this research, structural equation technique using AMOS software and VIKOR ranking technique have been used. The results of the virock technique are also illustrated using ArcGIS software. The most important variables and indicators used in this study are based on five-dimensional intermediate physical development measurements.

Results: The findings of this research indicate that urban development projects and housing construction according to the criteria and dimensions determined that these plans and programs are positive in terms of environmental, physical and infrastructural, economic and social dimensions. This process is influential and the weakness of the one in each can affect the development of urban disruptions and the creation of inefficient spaces, and only the dimension is not meaningful and has no significant effect on this issue, because the filling of empty spaces and unused spaces on the shortening of time And the distance and type of transportation and access have a positive impact Put it The results of the ranking of the areas that were carried out on the basis of indices and criteria clearly show that the infill development indicators presented in different parts of the city of Shahinshahr have different scores and, consequently, have different rankings.

Conclusion: In the present study, to investigate whether urban development plans and housing in the future, with regard to the population of the Shahin Shahr city, as a factor in the physical development of the city and the lack of attention and utilization of inefficient and abandoned land within the city Structural equation

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techniques were used by Amos software. The results of this study showed that among the dimensions considered, urban development projects in terms of environmental, physical, and economic and social infrastructure had a significance level of less than 0.05. Which is meaningful and it can be said that these dimensions influenced the physical development of the city and only in the dimension of access meaning Is not significant. The results of the Wikike Technique show that the Shahinshahr's lack of interest in terms of having the indexes determined on the basis of the development of the country, Ferdowsi, Attar, Kargar, Basayak and Goldies, respectively, have been determined from a full-scale, high-profile, middle-class, less affluent and deprived level. Therefore, it is important to note that the status of the less-favored areas is prioritized.

Keywords: Development, Urban Development, Infill Development, Housing, Shahinshahr.

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