

Informal Settlement Typology in the South East of Iran Case Study: Chabahar City

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Abstract: One of the obvious effects of urban development systems in developing countries is rapidly increasing and tends towards concentrated regional cities and the creating of new towns. Hence, due to this trend and the focus on urban spaces, a kind of imbalance is formed in the settlements system of the geographic areas, which is followed by insustainability in rural settlements. This process causes the formation of patterns of informal settlements in urban fringes and surrounding spaces. This article attempts to study the informal settlement patterns in Chabahar. Chabahar city in South East Iran, as a port city with ocean communication features and the socio-economic importance within Iranian territorial space, has developed capabilities for regional and ultra-regional spaces. The typology of informal settlement in the city of Chabahar that is formed, based on studies, has shown that three species can be identified. The first species is the forming of informal quarters within the texture of Chabahar city. The second species has been formed in the spaces between the urban and rural areas. So that, we can see a pattern of informal dwellings around the city that its requirements and features have physical and socio-economic differences with the first one. The third species of the informal settlement in Chabahar is formed due to the massive wave of immigrants of rural settlement to a city sphere of influence in a short distance. Study results consistently show that by enjoying the viewpoint of empowerment and improvement of people's participation and increasing their role, many socio-economic problems and their services will be removed.

Key words: Typology • Informal settlement • Empowerment • Participation • Chabahar • South East of Iran

INTRODUCTION

Slum dimensions become very complex and extensive and only with regard to the political, economical, social, demographical, urbanism, cultural, etc., can issues be understood correctly. Slum and informal settlements, as a multifaceted concept, become apparent in the effects and interactions of the multiple components that sometimes the diagnosis primacy and recency, among these components, create some problems for a study process and misleads the research. For example, what mechanisms are created in the socio-economic relations such that their results lead to economic and social marginalized of individuals and communities?.

The concept of marginalization is that the households and individuals, who live around the cities, enjoy the poor conditions of habitation, health, public services, social and urban infrastructure facilities. Due to lack of technical and professional skills that are required in urban employment, most of these people are employed in activities, which are considered non-productive in a labor market. Urban marginalization is a structural

phenomenon that has come into existence in all developing countries during the independence era and implementation of "modernization" and "economic development" programs [1].

A slum is considered as a kind of deprivation that has emerged because of forgetting or elimination of low income and poor groups of society and inappropriate management of regional and national spaces has not been able to identify this phenomenon in time sufficient to give a suitable solution for it. Marginalization is a very complex and heterogeneous phenomenon that has itself different dimensions. So for the comprehensive understanding, in the first place, its spatial dimensions should be considered and then the other aspects of socio-economics will be evaluated separately and independently. Finally, the organizational procedures should be selected, because the type of marginalization in terms of marginal environmental and lifestyle choice and employment in different countries and even regions within a country is quite different. Therefore, it is necessary that each region has been studied separately and a proper plan provided for its reorganization.

The aim of this paper is to give, within identifying the factors affecting marginalized phenomenon, some solutions to organize it well [1-2].

Looking at the System Development Process of Urbanism and Urbanization: Description of the urbanization pattern in many developed countries is very clear, while in most undeveloped countries the majority of the population live in rural areas. In 1950, more than 50 percent of the population in developed countries lived in urban areas, while only 1.6 per cent of populations of the so-called Third World countries were urbanites. The number of urbanites in developed countries is about sixty million more than in the less developed countries. Despite global turning, this difference was to be unclearly continued until 1992; after 1950, the urbanization acceleration in most developed countries decreased to the average of 1.6 percent per year [3-4].

Urbanization in the developing countries during this century has had an increasing trend. On the other hand, industrial activities have caused those immigrants, who have more ability and competence, to migrate from rural areas and surroundings in various ways to find housing in urban areas. This process was followed by a competitive cycle, which caused urbanization developments, more in the cities of southern countries. Urban development in Third World countries has not been done the same and equal. Generally, port cities and towns that have had a better strategic position as well as the cities that have been able to play a better role of trade and exchanges have developed more and expanded. Thus, urbanization and urban development in industrialized countries is reinforced in the form of imbalanced conditions. Part of these urban populations (libertinage of rural migrant population) are living in such settlements that are called informal settlements, marginalized, abnormal or disorganized settlements, offensive settlements, huts and the slum, etc.

In harmonized development of urbanization, population growth, physical development and disorganization of the societies especially in Third World countries is considered as one of the fundamental socio-economic problems of cities. The highest share of this increasing trend belongs to urban areas in developing countries. The share of these settlements in the decade 1980 to 1990 has been 45 and 72 percent, respectively and according to available estimates, it will increase to 93 percent in 2010 [5-6].

Environment Cognitive and Socio-Economical Characteristics of the City of Chabahar: The port city of Chabahar, the center of province, cover an extent of about 10.9 square kilometers and is located in north latitude 25° 17' and east longitude 60° 37' on the mouth of a bay of the same name with a height of 7 meters above sea level and is considered the easternmost city of the country's southern coast. City of Chabahar has many advantages in terms of geographical location, which provides the city with unique characteristics. Chabahar has about 300 meters blue border with Sea of Oman and a special strategic status outside the Strait of Hormuz and the Indian Ocean. City of Chabahar is one of the lowest regions of Sistan and Baluchistan province on the southern coast of the Sea of Oman and its height is less than 150 meters. City of Chabahar is located in the end of a relatively large plain and is bounded by the sea from the west and the south and along the southeast, leads to the rocks.

Based on climatology studies, the Chabahar average highest daily temperature in June is 31.5°C and lowest temperature in January is about 18.9°C. In general, the average monthly maximum temperature of Chabahar changes from 23.1°C in January to 28.2°C in June. Absolute maximum temperature of Chabahar varies from 27.6°C in January to 39.1°C in June and the absolute minimum temperature from 9.9°C in January to 25.7°C in July.

Aryans based on the available documents moved from their original homeland in northern Europe and Asia around 4000 B.C. and each group settled on different sides of the world. A group of these tribes moved down from around Kharazm towards Balkh and settled around the eastern and northeastern of, what is currently, Iran. This group later came along to the West and was divided into several branches and tribes. Baloch tribe also isolated from the same Aryan tribes and before crossing to the northern regions, came to the south. The similarity of Baluchi language to ancient languages of Median confirmed this view. Thus, residents of the Chabahar are mainly Baloch [4].

City population, according to the first census in 1956, was about 1800 people. The population with an average annual growth rate of 4.6 percent reached 2,828 in 1966, which was lower than the annual average growth rate of urban population of Iran in this period (5.1 percent). Urban growth during the decade 1966-76 accelerated to where the population in 1976 had increased, with annual average growth rate of 7.7 percent, to 5,922 persons.

Urban population growth rate in this decade was about 4.9 percent higher than the average annual growth rate of urban population in Iran. This indicates the migratory ability of the city in those decades. However, the greatest demographic changes occurred in the decade 1976-1986. The decade had vast political events and socio-economic changes and all population centers were influenced by these effects, especially in the cities of the southeast that has been demonstrated by increasing population. Finally, in 2006 the population of the Chabahar has increased to 71,070 persons. The growth rate in 1996-2006 periods was equal to 0.48 percent [6].

Agriculture in Chabahar has not a suitable situation because of Sistan and Balochistan climate conditions. Shortage of water source and poor soil are the main reasons for low level of economic efficiency in the agricultural field. Agricultural products, in most cases, are used for their household consumption. Industrial activities in Chabahar pertain to marine industries, including the production of fishing vessels, cargo or vessels components. A fishery industry includes production of fishing equipment and processing of marine products.

Spatial Characteristics of Informal Settlements Typology in Chabahar: Based on conducted field researches, the informal settlement phenomenon in Chabahar can be evaluated with three different types. The first type is related to the manner of attraction to such settlements within the urban space. This pattern has emerged in the neighborhood Jangalak. In this model, 300 households have settled as a group in an area close to Imam Khomeini Boulevard. Although, they have no infrastructure facilities, but they simply make use of health and educational facilities and even market access. The other type is related to settlement pattern of Morad Abad, where this community is located at the beginning of the road from Iranshahr to Chabahar and its residents can easily access the city center by buse and then enjoy business facilities as well as employment and income benefits.

The last type is the slum settlements outside the city. The obvious example is the rural settlement of Comb. This rural settlement is located at Ramin village, nearly 10 km from Chabahar. Furthermore, uncontrolled immigration from surrounding villages and other towns across the province is accelerating physical growth process and the physical connection to the city of Chabahar.

Informal Settlements Household/Housing Survey:

Based on field surveys, 89.2 percent of these types of buildings are slums and sheds and 10.8 percent of them are villas. Also, 80 percent of their houses have occupied area between 100 to 200 square meters. From these residential units 13.8 percent are 50 to 100 square meters and 6.2 square meters are 200 square meters. From a building's age view, 56.9 percent can be repaired, 33.8 percentages can be demolished and improved and only 7.7 percent are maintained and 1.5 percent are newly built. The studies show that the highest percentage using materials in buildings is allocated to the cement blocks with 66.2 percent. On the other hand, in 32.2 percent of remaining buildings different materials are used.

The statistical comparison between these tree types shows that 93.3 percent of the total residential units of Jangalak (first type) are made of different construction materials, which are very vulnerable against accidents and natural hazards such as heavy rainfall and even fire. In a sum, the type of construction is directly related to household income, because the poverty status of settled households is detectable from housing appearance. So, the municipal of Chabahar has forbidden any construction in Jangalak area. On the other hand, 66.2 percent of residential units in Murad Abad and 83.5 percent of residential units in Kamb are made of wood and cement blocks.

Results of field study regarding the reasons for choosing the type of housing consistently shows that low-income households, as well as land and housing prices, affect the type of housing. In this regard, the highest percentage of public views assessment (83.1 percent) indicates that increase in land and housing prices in Chabahar is a detectable issue.

Reasons and the Main Motivation of Informal Settlements in Chabahar:

Based on survey results from marginalized families a field survey was carried out and principally, access to jobs and other activities or in other terms economic incentives, are the most important reasons. Because survey results show that only 1.8 percent of the respondents have expressed the main reason for living in the informal settlement is to enjoying the facilities. Accordingly, more than 44 percent of these marginalized motivations is the enjoyment of work and employment and 20 percent of households have immigrated in the hope of employment in Chabahar free zone. On the other hand, more than 18 percent have announced the reason of their migration is related to rural unemployment and

economic problems resulting from it. Therefore, one of the most important reasons for marginalized phenomenon and informal settlements in Chabahaar, surely, is the lack of equal opportunities between urban and rural settlements. Due to inattention to rural settlements and agricultural sector on one hand and the effectiveness of unfavorable policy making and lack of required facilities on the other hand, the marginalized phenomena is exacerbated.

Thus, poor rural migrants transmit rural poverty to city. These people, after immigration, are settled dispersedly and separated in unplanned urban areas and are always facing low quality housing, high population density, lack of sufficient access to urban services and non-guaranteed rights to own property [2-3].

How Marginalized Households Are Enjoying the Facilities and Welfare Services: According to studies conducted in these three types, the majority of marginalized have not enjoyed medical facilities such as clinics, health centers and health houses. Because field studies show that, most slum households are using health facilities and health houses of Ramin village. Another prominent characteristic of these regions is uncollected waste. In these areas, no garbage collection operation is performed and somehow the residents themselves do it.

From educational facilities dimension, in the first type, Moradabad (Border Town) and second type Jangalak (within a city context) there is no school, but because of closeness to the city, some households send their children to schools within the city. However, in the third type, Comb village, because of long distance, the possibility of going to urban schools is less likely. Based on conducted field study, a very high percentage of these three types of slum dwellers are lacking appropriate health services because, with utilization of materials such as blankets, cartons, sacks, etc., the walls around are quite open, especially in Jangalak type. However, in Komb and Moradabad types the situation is not very appropriate, but the other materials, such as concrete blocks, are used which are put together and are used in an exposed manner. Recent studies also show that the majority of houses do not have sewage collection wells and the majority of home sewage is released into the streets. Thus, the lack of proper health services and the lack of sewage wells are the most important health and environmental problems in these settlements that cause the most common of diseases.

The uncontrolled development of these centers is created and access to welfare services and infrastructure are faced with specific problems. The most important reasons for the lack or shortage of these facilities and services are their being informal and usurped settlements. In the investigations carried out, none of the inhabitants of these settlements has telephone lines and the weaknesses of this servicing are evident. However, due to the existence of cell phones and cheap service credit in the mobile network, the tendency towards the possibility of having this service is more common between some marginalized households [8-10].

Summary, Conclusions and Some Suggestions:

The informal settlements phenomenon is not the effect of a specific cause, but several factors are involved in its emergence and development. Thus, with acceptance and awareness of the role of various factors in creating of informal settlements, in order to treat this spatial, socio-economic and cultural phenomenon we must first resolve emersion factors in the initial locations, which are rural settlements and towns. However, this method requires prolonged treatment and disbursement of economic and cultural costs.

Obviously, the treatment of these informal settlement patterns in urban areas and around them, is suffering from major problems. Therefore, it is better that by using empowerment and empowerment people's participation makes more emphasis on their role in solving their problems and it is believed that the governments and some organizations should undertake supportive and guidance roles and encourage people to form cooperatives and self-help groups.

In conclusion, by using the economic-political view of space (the role of government) and people participation and empowerment view (the role of the people) and by using the slum dwellers' potential power, we can overcome the cultural and economic problems. On the other hand, in the long-term view, by applying regional planning, the balancing portion of the sustainability of rural and urban settlements system will be followed.

Informal settlements in Chabahaar as a spatial factor are undeniable. This settlement pattern is created due to the instability in the regional system of rural settlements as a source and urban settlements as a destination. Solutions for rehabilitation and restructuring the informal settlement must be done in fundamental patterns of regional planning. One of the basic approaches in regional planning is the recognition of interactions between

hierarchical systems of settlements and rural and urban sustainability. In the South East of Iran, one of the fundamental problems in rural settlements system un-sustainability is the lack of empowerment of production-activity systems on one hand and lack of facilities and services on the other hand. So, in the long term planning in order to control and adjust marginalized system, some guidelines and Development activities in rural settlements should be considered at the regional agenda through the regularization of socio-economic and physical part [5-10].

Second, organizing marginal centers within and around the city, especially in Chabahar, should be considered. In dealing with this socio-cultural and spatial-functional phenomenon, empowerment of marginalized families will be done by increasing their participation roles. Because intervention and forced methods not only cannot organize the marginalized but also creates some urban crisis and problems. Hence, the following recommendations are necessary:

- Coordinating between organizations in decision making and implementation through removal of legislation obstacles and revision of rules.
- Construction of residential complexes in marginal areas and transferring them to the people as a condition of renting acquisition.
- Designing a comprehensive social security system and identify urban vulnerable groups.
- Education and promotion of public awareness through mass media and educational classes in marginal areas.
- Create health-medical facilities for servicing people.
- Marginalized social empowerment through the formation of non-governmental organizations.
- Economic empowerment through the creation of small and medium workshops to create job opportunities.

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