

Urban Regeneration in Kepez Town

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Abstract

In recent years, urban regeneration projects have been developed in not only big cities but also small ones. Especially in respect of the development made in the legislation in 2012, the framework of urban regeneration practices has been expanded and on-site regeneration practices have been used as the driving force of the local construction sector. The development of urban regeneration practices as part of many small areas in the city along with on-site regeneration projects has led to major changes in the socio-spatial and socio-economic structure of small cities. For this reason, Kepez Town was selected which has a small population as a working area and which maintains its rural character.

The study area is located in the south of the city, adjacent to the Çanakkale Province. The choice of the town providence and the areas close to the town center in the selection of public investments led both population and urban growth to Kepez Town. Therefore, with the increase in density within the city, the urban identity and the memory of the cities, which are the distinguishing element for the cities, have started to emerge. In respect of this study, the urban regeneration in Kepez Town will be examined. As a practice, the plan decisions of local administrations will be analyzed and discussions will be held with the Mayors of Kepez who play a decisive role in the spatial plan decisions. Residents' standards of living effected by urban regeneration practices will be investigated by means of survey method.

Unhealthy, unqualified and unidentified built environment emerges within Kepez town due to urban regeneration practices. For this reason, it is for estimate urban regeneration will be needed once again in the future. The aim of this study is to investigate the sustainability of on-site regeneration projects and to examine the socio-political impacts of these projects. Keywords: urban regeneration, Kepez, development of housing

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