

LEADING AIMS

- Compact city and „decentralized concentration“ by density, mixture of functions and quality of public areas.
- City of short ways
- Ground and area management: economical, nature- and social compatible land use, Ground- and resource saving constructions
- maximal 10% demolished buildings

ANALYSIS OF THE CURRENT SITUATION

The settlement comprises of 17 quarters, whose infrastructure is extreme deficient. The demographic density is particularly high (averagely 220 inhabitants per hectare). The quarters consist of accommodation units, mostly wooden huts, which are built from garbage remainders and have only one room. Public buildings like school and doctor can be found only in the central area.

METHODS OF RESOLUTION

- Loosen the settlement's structure of living, making the streets optically wider by replacing the high fences with green hedges, establishing new public places and squares with diffuse functions, whereat a certain quantity of huts must be demolished (mostly the wooden ones). The demolished huts are ca. 9 % of all buildings.
- New buildings are planned only within the boundaries of the settlement, to avoid the expansion. Fallow land, unused grounds and gaps between buildings have a priority to be developed
- Decreasing the sealed ground by building semidetached houses (2-3 floors)

