

## Civic Rules and Regulations, Municipalities and Stable Development in Iran

Karim Hosseinzadeh Delir, Rahman Norouzi, Hamid Khodayarpour, Mohammad Foroughi,  
Khzer Abobakre and Edris Pourbahram Gelinan

Department of Urban Planning Geography, Malekan Branch, Islamic Azad University, Malekan, Iran.

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### ABSTRACT

Today city life as a social phenomenon is one of the important requirements in life. Citizens have different tastes in so city. The most basic topic in this field is to be aware of civic rights and regulations that are being used. The civic right is a set of rules and regulations that are used the different eras of a city to support common needs by creating public offices in city. There are several organizations that observe the city by passing the laws- instructions and rules as a result they cause different problems and ambiguities. So there is an emphasis to have a unique and single civic management, to have a general urbanism regulation. Building aggregation is an important topic in civic developing programs. The other issue is the importance of lands controlling that is related to urbanism system, and also it is the base of growing and developing the cities. Indeed with using good and legal rules and regulations and controlling the lands and building and having a good relation with related organizations, it will be possible to do well in this field and realize the programs.

**KEY WORDS:** Civic Rules, Municipality Citizen, Citizenship Rights.

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### INTRODUCTION

Human societies have accepted their rights as their certain right. Today city life is social phenomenon and also is one of the important requirements in life. Citizens have different tastes favorites in the city[1]. Urbanism rules and civic regulations guide the cities and also they coordinate organizations and offices that offer services in the cities. There rules are codified by related organizations and then imparted to the executives, different parts codify these rules such as. Parliament boards of ministers, ministry of housing, supreme council of are critics and city's Islamic councils. The basic important in civic rights is the citizen's familiarity with regulations and rules. The constitution is the most important law that shows the basic and important rights of the government and says the all relationships between different parties and branches. But in its ideal from the municipalities as the executive system in the city, are the prime executive of these rules and also they have a coordinator rule between all the executives. The natures of civic rules come from different sources. One of these sources is municipality's duties that came in 55 law of it [2].

#### Research questions

- 1.Are Iran's urbanism regulations and rules complete?
- 2.What are the characteristics of a citizen?
3. What results do the no expertise seizures have in land detachment?
- 4.How necessary is a general urbanism rule in Iran?

#### Research method

In this research to gather the data and information we used library studies. Including documents, books, magazines, Persian articles and thesis, and then field study was used.

#### Research background

Human rights declaration in 1789 and also France constitution in 1791 that remarkable roles in 18th century events. Tried to Trans for the power from kings to citizens. They started a new vision to human and changed the people or crowed to citizens. And they found new rights. For these reasons the 18th century has an undeniable role in creating legal societies and it caused franc third republic. Later in France constitutions introduction 1985 that was the beginning of France fifth republic, France say his relation with human rights[3]. On the other hand United Nations public assembly in December 10th 1948 accepted rights declaration. Europe council members in now ember 4th, 1950 passed the law about keeping human rights and freedoms. Gradually the concept of public freedom started growing as human rights. There were different notions in word" freedom" such as: the political freedom press freedom of religion, freedom of religion, freedom of education and ... number of problems couldn't limit the freedom and human rights and human rights and it could enter in justice and literature[4].

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\*Corresponding author: Rahman Norouzi, Department of Urban Planning Geography, Malekan Branch, Islamic Azad University, Malekan, Iran. Email: [Rahman.norouzi@gmail.com](mailto:Rahman.norouzi@gmail.com).

## Manuals

They are indeed a set of complicated rules that technical, legal and punitive that should be executed. They are the reference plans in one country with a hierarchical order. The services desertions after codifying should be change to new manuals.

Urbanism manuals and criteria's: they are a group of laws and frames that should be executed in residential, trade, service and roads fields. They also realize the city's needs, the number of population, they way that the house should be built, accessibility, and city's view and etc.

## Municipality's rules

These rules are related to the relationship between people and mayor and their duties to each other. And also the methods of managing a city. The quality of mayor tasks. All the municipalities have certain duties that include: execution and civics, supervising, coordinating and keep in city's security[5].

Other tasks and duties of municipalities are: To design the roads streets, alleys, squares, parks, gutters etc.

1. To clean and protect the roads and rivers and provide the water for city and also to give light to the cities and towns.

2. To protect and put the goods prices on them and supervise the stores and to prevent selling low quality goods by stores.

3. To supervise the clinics and control the vaccination against illnesses.

4. To prevent begging and force the beggars to work.

5. Forder education and establishing cultural and sanitary and friendly offices that protect and support mothers, keep the orphans. Also they create and build elemis, hospitals, asylums, libraries, kindergartens, parks, their other tasks are: financial helps to this offices, physical education organizations, and help to schools, museums and culture houses and prisons. And other organizations in the city.

6. To protect and keep the properties of the city.

7. To design and estimate the budget and also reform it. Design and to plan the constructional program and execute it after passing by the city council then sending a copy of that to the governor.

8. To do the municipality's transactions such as: buying and selling the properties, renting etc, that the city council has passed them.

9. To give and accept the gifts, the contributions to municipalities from charities.

10. To observe and control the scales.

11. To prepare the statistics about the city, the births and deaths.

12. To build grave yards and the facilities to carry deaths and to have places to souse them.

13. To have measures to protect the city from flood and fire and also to remove the destroyed building and walls on the roads and streets, to fill the holes on the roads and streets.

14. To prevent the spread of epidemic diseases between human and animals and report them to ministry of health and vets and municipalities, and then separate the patients from others and cure them.

15. To prepare manuals for corporatism's and them to city council.

16. To suggest the city maps reformation and also give to the lands according the rules. To design and expand the roads and streets and squares and parks for children. Finally they determine the areas for plumbing in or out of the city.

17. To prepare and plan public squares for venders and to park the cars.

18. To prepare and codify regulars for selling goods, to manage selling meat and bread in city and execute it after passing by city council.

19. To prevent building the all kinds of constructions in the city that annoy disturb the citizens. Or are against of sanitary rules in cities. The mayor should ban building factories, workhouses, public garages, shops, and also places that make ignescents, stables, and animal from and all kind of these places that disturb the people and make smoke and noise or cause gathering the insects in the eared. The municipality should destroy the old try works, and public bathrooms that are against the sanitary rules and prevent them from pollution and send these centers out the cities.

20. To build necessary centers like public restrooms, public bath rooms, slaughter house, squares, children parks, gyms, according to rules, also to build cheap house to poor's.

21. To help to protect historical and ancient buildings, mosques and public building in the city.

22. To try to keep the factories. Bathrooms and orphanages clean.

23. To give license to all building that is being built in the city.

24. To design the streets and pave them, to make pavements and, work on streets kerfs, and clean the alleys.

25. To give suggest stations about taxes in the city and change the taxes about goods and report them to ministry of interior.

26. To pass manuals and rules to the streets and stick the sings, numbering the buildings, install the notice boards, then removing license for jobs and tradesmen.

27. The aim of codifying the general manual of civic management is I to get legal steps to improve the city's management, today experts in the cities specially the problems of Tehran.

Today all the developed countries try to up to date their civic manuals. For example in France that has vary completed rules in this field, reforming and up to dating the rules are very importing for this reason we should try to improve our rules and reform them when it is needed. And finally try to remove the challenges.

## **Civic and citizenships rights**

### **Definition of citizenship rights**

They are a set of legal for people in country related with public institutions such as: constitution, the right to employ, the right to choose and to be chosen, they to judge and etc. so this expression belongs to polity rights. In our country being Muslim isn't a limitation to have these rights [6]. In fact it is always true. So we can say that it is a much expanded definition that includes both political and nonpolitical rights. From other aspect we can say that it contains 3 generations. That is mentioned before:

1. Political and civil rights; 2. Economical rights and 3. Social rights.

On the other hand in some books there are different of citizenship rights. For example this definition in France is: the citizen is who born not only from a French father or a father from other nationality or was born in another country from father, but also who were born in another country from parents in with different nationality but they have lived at least five years in France and work there or have a house in France or married there. France constitution in 1793 gave expanded definition about it that says: living for year in France is enough and they accept other limitations according to this definition [8]. Other definition is: the citizen is who accept a child or look after an old person.

### **Civic rights definition**

Today city life is one of the most require social phenomenon. The citizens usually have different tastes and motivations in the city. Some for working, some for working, some for having a group, some for education. In addition, learning skills, so there should be certain rules between people and order is very important there. Because without order and rule well face up with different problem between people [9]. So the government should determine special manuals and regulations and codify related policies. In fact civic rights are set rules that guide people relationships. So we can that it one of the most basic and important rights for people in the society.

### **Civic rights sources**

The basic issue in this field is the familiarity of people with current rules. The constitution is the important law that has basic rights of government in it. It also realizes the relations between different parts of government. All the manuals and rules that were passed by government such as: civic rules, trade rules, punishments, work, insurance, the regulations of city, city life and citizens effect these regulations of city, city life and citizens affect these rights in one city.

A) Precautionary rules and regulations: they are manuals and rules that were regulated by a qualified person and they want to prevent crimes and ban some other activities in society. For example it says "all the people in Iran from every tribe or horde have equal rights".

B) Supportive rules: they are set create suitable conditions to expand the social activities and support the citizens. One example in this field is: "the government in Iran should give free education and physical educations for, everybody".

C) Punishment rules: there is a potential to grow crime in each city, so there are some rules to prevent it. The punishment rule is one of the main rules this field. Forma; plan: these plans are executive documents and the basic reference of urbanism regulations. That guide all city expansion plans. Passing and surveying these plans in each province done by the governor and chief of the city. Council and mayor, the members of ministry of tourism, and ministry of housing. When the parts of formal plan passed the mayor should execute them. Every change in plans should be done by supreme urbanism council. So all the regulations and rules are the most important reference of building in each city. It shows the criteria's and general plans to use of lands in different areas of city, their location, space etc.

### **Constructional aggregation:**

This topic is one of the most effective features in city developing. We should take a look at word; aggregation from special aspects. There is a vast gap between its meaning and its concept. The contractors and owners are too worried about growing this topic. Giant and high skyscrapers can damage the city's view. Unfortunately this issue is an income source for many people. Selling buildings illegally causes buildings the constructions unsuitable. To enhance the views in cities, the high buildings should be built legally and according to rules. Because these views in cities, the high building should be built legally and according to rules. Because these views effect the people thought about the cities and people can understand about the culture of the people[11].

### **The structure of city frame work**

High buildings can change the framework: high buildings can change the framework and the condition of the cities significantly and easily so there is a need to sell and build then carefully. Selling them illegally causes lots of damages to city's structure and increases disorder lines in city. This disorderliness is the result of problems in management system.

### **Cultural and social effects**

Selling the constructions can change the city's shape because everybody can see them in the first sight. It also can affect the economical, political, social and cultural views of people. But the important change in this field the change in natural feature of the cities. And this is the result of building high skyscrapers too. But we can use these high building to make the cities more beautiful if we observe standard rules in building them if we sell them according to the law, we can improve the city's feature and view.

### **Constructional aggregation tax**

1. The necessity to widen the pavements.
2. It increases the pollution the cities.
3. The vibration caused by heavy trucks cause's damages in buildings.
4. Special limitations of high buildings change the feature of cities.
5. Living in high areas of a city can change the social condition of people and their relationship.
6. Living in high buildings effects the emotion of the people.
7. Common spaces in high building and apartments can cause lots of epidemic diseases.
8. Special limitation in apartments bans lots of cultural and Islamic activities.

### **The ways of controlling the building apartments**

1. Selling them legally and according to keep and protect the valuable and historic buildings.
2. Coordination between the height of buildings and their condition and location. And there should be a consult between decision makers in term of urbanism.
3. To teach all the regulations and management system to citizens to use these regulations in importing the city.
4. To sell them according to economical and cultural needs in society. The management should make the decisions according to people's needs.

### **Preparing and detachment the lands**

This issue is the base of growing and developing the cities harmonious indeed with using the suitable criteria and controlling the lands detachment, we can do the all programmed plans. We should choose and plan the roads, streets very carefully. In general plan. But general plan gives a total shape of them and this is the detachment that shows it in detail. General plan never shows them in detailed. A manual of lands detachment is very necessary to reform or complete the plans and maps especially about the areas that are the cities. Lands detachment in relation with general plans. If the detachment done carelessly, the controlling of the constructions will be useless. Controlling it is the most effective tool in categorizing the city to residential, trade, industrial and etc. eras.

### **The land sections have three parts**

The sections that are free and every activity could be done there.

The sections for public needs of the city and building the constructions should be done mayors.

The parts that are for special centers such as: hotels, supermarkets, restaurants, banks, post offices, and the owner can't build anything that he wants. And also the mayor or government can't buy them. All the roads and streets belong to the municipality and don't pay any money to their owners. But if there any differences between the cots they should pay it to owners. According to the 3rd law. To detach the lands outside the two sections less than 20 hectors is permitted according to:

1. The purpose of detachment should be distinct.
2. The space of lands should be applicative with the plan.
3. Constructional activities in these lands should be possible and it shouldn't be against the manuals.
4. All the detachment maps should be passed by qualified people in each province and they should have authority to give license to all buildings.

## **CONCLUSION**

In 2000s we pass about a century from the first municipality manual. The first manual to plan and expand the country was made 50 years ago. Total and general aim of this study is to survey the structures and organizations in the city and also execution and controlling them. These manuals also try to observe the activities of government and related organizations to prepare comfort for citizens. But there are problems and difficulties as well, so these lacks and problems caused other problems in executing and doing the manuals. The urbanism and city life are growing really fast so there is a need to a complete and general manuals that can remove the old lacks and be suitable for future. One of the ways to do this is to reform these current condition and survey current manuals and to remove the lacks of them. So the preparing a general urbanism manual can delete all the lacks and problems and also can coordinate the rules and regulations, and finally can improve the city management condition and create a unique management. The main goal codifying the general civic management manual is: to achieve the rules that can improve the cities management in country. Today researchers and experts and consultants believe that there should be any reformations in the manuals of municipalities, because it can't be useful in solving the problems of the cities in Iran. Even the developed countries that have completed manuals, try to update their manuals. For example: France it's clear that we should study all aspects of the manuals in municipalities and then try to analyze all the faced up challenges to overcome to lacks and problems of them.

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