

GATED COMMUNITIES

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ABSTRACT

In the majority of Indian cities, gated communities are expanding. In the latter half of the 20th century, India developed enthusiasm for this phenomena, which was one of the most well-liked growth patterns worldwide. It was initially a response to the desire of non-resident Indian houses for safety, security, privileges, and status. States, metropolitan centres, and neighbourhoods all have different gated communities created in a variety of sizes and architectural designs. To this day, hundreds of families reside in gated communities rather than ungated ones throughout Indian cities.

This research paper focuses on how Indian inhabitants view gated communities. It attempts to investigate what influences individuals' desire for living in gated communities in Indian cities and discover the characteristics that influence their choices. According to the survey, each resident decides to remain in these neighbourhoods in order to instill particular values, such as communal significance, prestige, lifestyle, or security. It uses surveys to conduct an empirical and qualitative examination. The findings demonstrate that, in addition to residents' preferences for open spaces, which can be achieved by its spatial characters such as scale, shape, visibility, accessibility, architectural, and landscape features, "lifestyle" is the key value correlated with residents' preferences to live in communities in India.

INTRODUCTION

Often typified by a closed perimeter of walls and fences, a gated community (or walled community) is a form of residential community or housing estate with severely regulated access for walkers, cyclists, and motorists. Towns have built defensive city walls and gated gateways in the past to protect their residents. In other instances, these fortifications have been utilised to create community boundaries in several cities. Today's gated communities frequently feature a number of communal amenities and modest residential neighbourhoods. These amenities may merely consist of a park or other communal space in tiny areas. Residents in larger towns might be able to stay there for the majority of everyday activities.

SethaM. Low, an anthropologist, claims that reopened communities have a mischievous impact on the net social capital of the larger community beyond the reopened community since they're spatially a form of

enclave. Some reopened communities — frequently appertained to as “guard-gated communities” are manned by private security guards, are constantly the position of high- value houses, and/ or are designed as withdrawal communities. Some reopened communities are designed to be as safe as citadels and some truly are that. In a sense, voyage vessels are floating reopened communities.

A gated community provides its residents with opulent amenities in a secure environment. Residents share a common social position, which is preferred by most families. They always have a more stringent security system in place that keeps track of everyone who enters or exits the community. A gated community offers increased security, providing better defence against the theft of priceless possessions. There are cameras set everywhere to monitor any suspicious activity.



Figure 1.

Social scientists' study interests were piqued in the 1990s by the expansion of gated communities in various cities. They are a hotly debated "object of study" among academics and decision-makers, with some pointing out their benefits and others outlining their drawbacks. Since they are now a common sight in most cities all over the world and help to promote ideals and viewpoints regarding urban life and city development, it is challenging to stay impartial to their effects. While discussing the key points of the present discussion, this article makes no attempt to support or oppose gated communities. Before considering the reasons for gated communities' emergence and analysing the effects of their expansion, the paper first looks at the definitions that are now in use.

HISTORY AND EVOLUTION OF GATED COMMUNITIES.

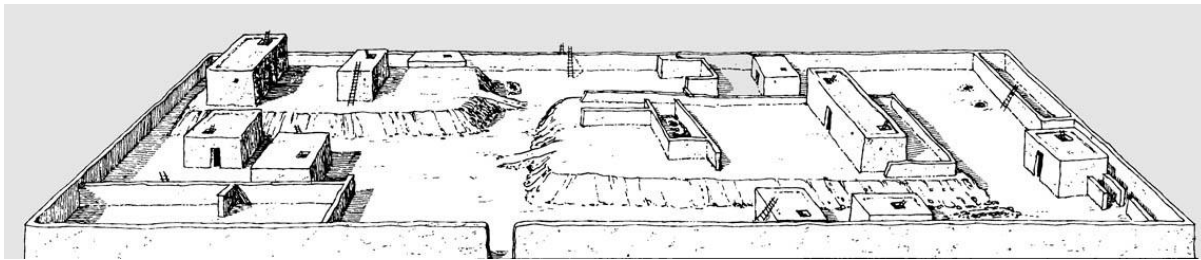


Figure 2.

Gated communities have a long history that can be traced back to ancient times, but they have evolved significantly over the years. Here is a brief overview of the history and evolution of gated communities:

Ancient Origins

The concept of living in enclosed spaces for protection can be seen in ancient cities such as Mohenjo-Daro in the Indus Valley Civilization (around 2500 BCE). These cities had fortified walls and controlled access points.

Medieval Fortifications

In medieval Europe, walled cities and castles served as gated communities, providing security and protection for residents. The walls and gates helped defend against invasions and attacks.

Colonial Era

Gated communities in the modern sense began to emerge during the colonial era. European colonial powers established gated enclaves in their overseas territories to segregate themselves from the indigenous population. These areas provided security and exclusivity for the colonizers.

Suburbanization

Gated communities experienced significant growth during the 20th century, particularly in the United States. As suburbanization took hold and cities expanded, developers started building planned communities with controlled access, amenities, and shared spaces. These communities aimed to provide a higher standard of living and exclusivity for residents.

Rise of Modern Gated Communities

From the 1970s onwards, gated communities experienced a surge in popularity. This was partly driven by concerns over crime rates and a desire for increased security. Gated communities began to offer amenities such as golf courses, parks, swimming pools, and private schools, attracting residents seeking an upscale lifestyle.

Variations and Types

Gated communities come in various forms, ranging from small townhouse complexes to large-scale, master-planned communities. Some are focused on retirement living, while others cater to families or specific income groups. Additionally, there are variations like golf communities, equestrian communities, and waterfront communities, each offering specific lifestyle benefits.

Global Spread

Gated communities have become a global phenomenon, extending beyond the United States to other parts of the world. They can be found in many countries, including Brazil, South Africa, India, China, and the Middle

East. The reasons for their growth vary, but common factors include security concerns, social status aspirations, and lifestyle preferences.

Criticisms and Controversies

Gated communities have attracted criticism and controversy over the years. Critics argue that they can perpetuate social and economic segregation, limit public access to amenities, and contribute to urban sprawl. They are often seen as symbols of inequality and exclusivity, with gated residents being disconnected from the broader community.

Evolving Designs

Technology is increasingly being integrated into these communities, with features like surveillance systems, electronic access controls, and smart home automation. Some newer developments focus on sustainable design, walkability, and community engagement to create a more inclusive and environmentally friendly environment.

DIFFERENT TYPES OF GATED COMMUNITIES.

According to Jill Grant and Lindsey Mittelsteadt, two Canadian urban planning researchers, fortified and enclave developments are showing up more frequently in modern suburban building patterns.

They are referring to gated communities as this ancient urban type. People are drawn to them because of their increased security worries, a need for peace and order, or perhaps because of the status and luxury of living in a private, upmarket home. Gated communities can be categorised in a variety of ways, but this week we'll focus on five varieties.

Planned neighbourhoods



When starting with undeveloped terrain, developers think about how people could live there most comfortably and enjoyably. Accordingly, roads, residences, shops, and other amenities are plotted. Planners may provide bike routes, install free Wi-Fi throughout the neighbourhood, or determine the optimal location for the development in relation to public transportation, depending on the desired demographic. Riverside was the nation's first planned town. This suburban development outside of Chicago is listed as a National Historic Landmark and continues to be a sought-after address today.

Master planned communities

This is a large-scale planned community. A master planned community typically spans more than 2,500 acres. Residents expect the community to take care of the majority of their entertainment, recreational, and social needs, similar to living on a college campus. Consider tennis courts, swimming pools, golf courses, clubhouses, yoga classes, etc.



Golf course and lakefront properties

People with similar interests are drawn to many planned communities. Golf is one of the most well-liked of these shared passions. On lands near lakes, developers frequently construct golf communities. Residents can then sail their boats and paddle their kayaks when they're not on the green. Living in a lakeside golf community can raise your status and reputation.

Senior living and assisted living communities

Senior living communities with gates are frequently both appealing and useful. In their new neighbourhoods, retired folks enjoy many social chances and make new connections with their neighbours. They also profit from the gates' and guards' security. These 55+ communities typically provide a nice balance of recreational opportunities and access to medical and personal care as residents age and require more assistance. For seniors who develop dementia, some offer memory care. Since no senior likes to stumble on ice, several senior gated communities have popped up in California, Florida, and Texas.



Luxury gated communities

The Mortgage Reports website estimates that more than 30,000 gated communities are home to at least 10 million Americans. Homes in gated neighbourhoods often fetch \$30,000 more than comparable ungated properties. However, some properties in gated communities are even more expensive than the \$221,500 median home price in America, according to Zillow.

WHY SHOULD A FAMILY PREFER GATED COMMUNITY?



Figure 3.

Gated communities offer several advantages that attract residents seeking a secure and exclusive living environment. Here are ten advantages of gated communities:

Enhanced Security

One of the primary advantages of gated communities is the increased security they provide. With restricted access, gated communities can effectively control who enters the premises, reducing the risk of crime and enhancing resident safety.

Controlled Access

Gated communities typically have controlled access points, such as gates, security guards, or electronic systems. This control allows residents to have a better sense of privacy and control over who can enter their community.

Reduced Traffic

Gated communities often experience less through traffic since entry is restricted to residents, their guests, and authorized personnel. This can result in quieter streets and a safer environment for pedestrians, particularly for families with children.

Sense of Community

Gated communities often foster a stronger sense of community among residents. The shared living environment, common amenities, and organized community events encourage social interactions and help build relationships among neighbors.

Exclusivity and Privacy

Gated communities offer a certain level of exclusivity, as they are typically designed with specific criteria in mind, such as higher-end homes or particular demographics. This exclusivity can provide residents with a sense of privacy and a feeling of belonging to an elite group.

Well-Maintained Infrastructure

Gated communities often invest in the maintenance and upkeep of their infrastructure, including roads, landscaping, and amenities. This attention to detail helps ensure that the community remains aesthetically pleasing and well-maintained, enhancing the overall quality of life for residents.

Access to Amenities

Many gated communities offer exclusive amenities for their residents, such as swimming pools, fitness centers, parks, tennis courts, and clubhouse facilities. These amenities are often well-maintained and easily accessible to residents, providing added convenience and recreational options.

Controlled Architecture

Gated communities typically have architectural guidelines and regulations to maintain a cohesive and aesthetically pleasing appearance. These guidelines help protect property values and ensure that the community retains a consistent visual appeal.

Reduced Solicitation and Disturbances

Since access is restricted in gated communities, residents often experience fewer solicitors, salespeople, and disturbances from outside sources.

Potential Property Value Appreciation

Gated communities with well-maintained infrastructure, amenities, and a strong sense of community often experience property value appreciation over time. The exclusivity, security, and desirable living environment can make these communities attractive to homebuyers, resulting in increased property values.

It's important to note that not all gated communities are the same, and the advantages can vary depending on the specific community and its management. Additionally, there may be disadvantages or considerations associated with gated communities, such as higher homeowners' association fees or potential restrictions on personal freedoms.

What to Choose Gated Community or Independent House?



Figure 4.

The decision has always been arbitrary in the ongoing argument between independent homes and reopened communities. On the one hand, the cost of apartments in reopened communities continues to soar, despite the fact that these communities offer first- rate amenities and nearly everything you could want in a home. This is

where a buyer may conserve their hard-earned plutocrat and make the most out of it with the aid of an independent home. Independent homes can fluently be customised, still a reopened community has been planned and appears as a whole by the builder. Depending on particular preferences, each has pros and cons of their own. When comparing a reopened community versus an independent home, a reopened community is plainly the better option for families. Families greatly profit from a reopened community's core USPs, which include bettered security, beautiful surroundings, fresh amenities, and a sense of community. Reopened communities are also getting more and more popular among youthful families, which means that numerous children can discover musketeers their own age without having to venture too far from home. It's simple to see the appeal of a property in reopened homes from the outside. It's safe to argue that a reopened community offers a predictable way of life given the well-kept grounds and feeling of security handed by the endless guard. Be sure to look at your druthers on No Broker if you are allowing about copping a home in one of these neighbourhoods. In reopened communities, there are both new construction and resale parcels that are 100 brokerage-free. To get started with your hunt on NoBroker, click the link below. Be sure to look at your druthers on NoBroker if you are allowing about copping a home in one of these neighbourhoods. In reopened communities, there are both new construction and resale parcels that are 100 brokerage-free. To get started with your hunt on NoBroker, click the link below. You might indeed upgrade your current casing society by converting it into a NoBroker reopened community with NoBrokerhood for further security, amusing conditioning, and effective conservation and keep.

FUTURE TRENDS OF GATED COMMUNITIES.



Figure 5.

The future of gated communities is likely to be shaped by various societal, technological, and environmental factors. Here are some potential trends and considerations for the future of gated communities:

1. Technology Integration:

Gated communities will continue to adopt and integrate advanced technologies to enhance security, convenience, and efficiency. This includes the use of artificial intelligence, biometric systems, facial recognition, and smart home automation. Residents may have access to mobile apps for managing community services, remote monitoring, and control of their homes, and seamless connectivity for communication and entertainment.

2. Sustainability and Eco-Friendly Design

There is a growing emphasis on sustainability and environmentally friendly practices in all aspects of life, including housing. Gated communities of the future are likely to incorporate green building practices, renewable energy sources, water conservation systems, and sustainable landscaping. Eco-friendly transportation options, such as electric vehicle charging stations and bike-sharing programs, may also become more prevalent.

3. Health and Wellness

Gated communities may increasingly prioritize residents' health and well-being. Designing spaces that promote physical activity, such as walking and biking trails, fitness centers, and parks, may become more common. Additionally, amenities focused on mental well-being, such as meditation gardens, community centers for social interaction, and access to healthcare services, may be incorporated.

4. Mixed-Use Development

Gated communities may evolve into mixed-use developments, integrating residential, commercial, and recreational spaces. This would create a more self-contained environment where residents can live, work, and access services within the community itself. This trend would aim to reduce the need for extensive commuting and create a sense of a self-sustaining community.

5. Social Integration and Inclusivity

To address concerns of social segregation and exclusivity, future gated communities may focus on fostering social integration and inclusivity. Initiatives promoting community engagement, cultural diversity, and collaboration with neighboring areas could be emphasized. Shared amenities and public spaces accessible to both residents and non-residents might be encouraged to foster a sense of community beyond the gated boundaries.

6. Aging-in-Place and Multigenerational Living

As the population ages, gated communities may adapt to accommodate the needs of older adults. This could include features such as accessible housing, healthcare facilities, and services tailored to aging-in-place. Additionally, gated communities may cater to multigenerational living, providing housing options that can accommodate extended families or co-living arrangements.

7. Resilience and Disaster Preparedness

With the increasing frequency of natural disasters and climate change-related events, future gated communities may prioritize resilience and disaster preparedness. This could involve incorporating resilient building materials, implementing emergency response systems, and designing community spaces to withstand environmental challenges.

8. Mobility and Connectivity

Gated communities may adapt to changing transportation trends, such as increased reliance on shared mobility services, autonomous vehicles, and electric transportation. Communities could integrate charging infrastructure for electric vehicles, designated pickup and drop-off points for ride-sharing services, and smart transportation management systems to optimize traffic flow.

CONCLUSION

In conclusion, gated communities have a long history and have evolved significantly over time. They offer a range of benefits that attract residents seeking security, exclusivity, and a sense of community. The advantages of gated communities include enhanced security, controlled access, reduced traffic, a sense of community, exclusivity and privacy, well-maintained infrastructure, access to amenities, controlled architecture, reduced solicitation and disturbances, and potential property value appreciation.

Gated communities come in various types, such as planned neighborhoods, master-planned communities, golf course and lakefront properties, senior living and assisted living communities, and luxury gated communities. Each type caters to specific preferences and lifestyles. Looking to the future, gated communities are likely to incorporate advanced technologies for security and convenience, prioritize sustainability and eco-friendly design, focus on health and wellness, adopt mixed-use development, promote social integration and inclusivity, accommodate aging-in-place and multigenerational living, prioritize resilience and disaster preparedness, and adapt to changing mobility trends. Ultimately, the choice between a gated community and an independent house is subjective and depends on individual preferences. Gated communities offer certain advantages, but independent homes provide more customization options. It is important for individuals to evaluate their priorities and consider factors such as security, amenities, community engagement, and personal freedom when making a decision.

As gated communities continue to evolve, it is essential to consider the potential implications and ensure that they contribute positively to the broader community and address social and environmental challenges.

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