



February 4, 2026

### **International Reviewer Statement Regarding PhD Dissertation**

“Features of Housing Stock Renovation in Kazakhstan with Consideration of Various Building Structural Systems”, submitted in partial fulfillment of the the degree of Doctor of Philosophy under the educational program 8D07302 – Architecture and Urban Planning, by Niyaz Sarzhanov

#### **Relevance of Research**

The relevance of research as reflected in the dissertation is fourfold as follows.

1. The work’s focus on housing is relevant given housing ‘s significance in urban land use and its function as the most extensive land use in the urban realm. Additionally, with the appropriate attention given to Soviet era housing in which housing is considered a commodity and therefore essentially ignored within communist economic theory the dissertation appropriately contributes to correcting a malady that has been detrimental to quality of life and the public interest in Kazakhstan and other former Soviet bloc states.
2. As implied in the preceding item #1 attention to quality of life and the public interest as reflected in the candidate’s work is essential to any undertaking addressing urban planning. The dissertation is therefore relevant to theory and – importantly - practice in urban planning and makes a significant contribution to academic and professional interests in urban planning.
3. Drawing further from item #1 above the work speaks to a particular need – in this case, broadly speaking – to address a fundamental land use and its relevance to socio economic wellbeing and therefore ultimate betterment for Kazakhstan and other societies adversely affected by the Soviet era particularly in the context of global economy.
4. Lastly, the research is relevant and appropriate to the literature comprising architecture and urban planning. Relationships to significant research, findings, and contributions by highly noteworthy scholars in the two fields are too numerous to mention here, and in the context of a doctoral dissertation, this is a good thing relative to a review of this nature.

#### **Key Findings of the Dissertation**

The dissertation’s broad-ranging subject matter speaks to its major key findings. Within academic and professional areas of architecture and urban planning, the challenge of drawing boundaries of research is an inherent characteristic. With the work at hand doing so in successful terms the following are key findings.

1. The focus on Kazakhstan is prescient and in keeping with doctoral-level work realizing new and key findings. The work is question satisfies that basic and essential doctoral requirement.
2. The highly appropriate attention to relationships to theory and practice and the encouragement that the work lends to each of them “informing” one another is truly rich given academic and practical facets of architecture and urban planning. While the work has developed a “theoretical model”, it has

done so in practical and therefore implemental terms. In doing so and therefore allowing what amounts to guidelines and recommendations towards intelligent rethinking and retrofitting of Kazakh housing as a key finding, a significant contribution in research and practical applications is made.

3. When dealing with the complexities of architecture and urban planning, affective attention to housing and land use is hugely challenging. The nature of the subject matter is obvious in this respect and speaks to the matter of why dissertation research therein is so often myopic. The work at hand, however, is intelligently broad ranging. In being so, the candidate weaves a well-composed "tapestry" in which not only architecture and urban planning are addressed but also the significance of sustainably as related to energy, economic wellbeing, and correction of social pathology arising from mediocre to poor housing stock.
4. Additionally, attention to housing form, housing choices, hierarchies of scale - and therefore compatible mixed land use - the fundamental relationship of transit (including choices therein) and land use, and intelligent urban compactness, speak to key findings of the work – in one form or another.
5. Lastly, the work encourages and demonstrates creative thinking and exercise of a rational design and planning process. Significantly, critical thinking is at the heart of the work - a much-needed "commodity" in modern society. This is clearly demonstrated in the emphasis placed on "repair" and "renovation" rather than "demolish" and "rebuild" and to do so in the context of comprehensive planning.

With the forgoing in mind, I strongly recommend accepting the work in question as the dissertation in fulfillment of the degree of Doctor of Philosophy. I am available to address any questions or concerns that the reader of this review might have. I can be reached by email at [tschurc@clemson.edu](mailto:tschurc@clemson.edu) or by telephone at +1 662 617 2699.

Sincerely yours,

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