Introduction

Satisfaction and project success factors, including senior managers, key stakeholders and other key customer, user, project team and other project management is the most important thing. Therefore, all the tools and techniques, experiences and concepts have to be used for successful implementation. Extensive research on project success factors, particularly in urban management projects have been carried out. One of the key factors to ensure success of the project is that the project is clearly defined from the beginning, so all team members, stakeholders, customers, prospects unit to achieve the project outcomes. Other factors that contribute to the success of urban management projects include:

1. Consensus among all stakeholders, project team, customer, senior management of the project objectives;

2. Program to determine the general direction of the project and responsibilities, Provide details to estimate the human, financial, material and time required to perform the work, and as a means for measuring progress and at any time when the project is intended to act as warning.

3. Provide positive and effective communication between people involved in the project and to coordinate activities and resolve problems and respond appropriately to changes in perception.

4. To provide a platform to allow all stakeholders to be aware of what is going to be done and to determine framework of the budget.

5. Support senior management decisions, the project would move to eliminate organizational barriers.
6. Effective project team, in particular Great Models can be cited:

Goals (G), roles (R), expectation (E), ability (A), timing (T). Great model determine which items should be considered before starting work. If we know what and how to do during the project, we can be optimistic about the successful implementation of

project, as long as the success factors to be included in the plans. Evaluation of these factors leads us to a document of the project. This document is called a project charter.

Materials and methods

In this paper, we develop a research strategy to achieve the project charter was presented and also, the classification of indicators to guide the modeling, planning, quality management and control of physical and urban projects were presented and various aspects of the charter were analyzed. In this regard, the theoretical literature was reviewed, and the project charter as an analytical tool for understanding and communication and decision-making and conflict preventing was expressed. Then we describe the design steps, and review existing models and theories have been discussed. Documentation of this research, are 42 charters of the prestigious projects that they collect (data) of the sample - random sampling was used. Then, with a matrix of frequency analysis, selected titles in charters, charter recognized the important issues and model for a successful project charter was presented. For this model, by perception of companies around the world, most legitimate titles accepted from stakeholders was included in a comprehensive plan. In comparison, Tajrish underpass charter project of Tajrish in Tehran, with $ 77 million in Victoria and two of America's oil and gas projects, including oil fields and courage Ramshir and industrial projects in Venezuela Iran Khodro Samand car production line is considered. To enable a comprehensive comparison pattern for the urban projects.

Finding and results

Data analysis is a multistep process. During which the data were collected through the use of instruments in a sample are provided to summary, coding, categorizing, and ultimately are processed to perform a variety of analysis and correlation of data to test the hypothesis conditions. This study aimed to describe the characteristics of the geometric data (charts) and has been used by a number of factors, discussed topics, the

results will be Evaluation of and intuitive. The ratio of the frequency of their use and the graphs are drawn proportionally. Select resolution and frequency of cases in which more than 40%.

Comparing findings are consistent by model implementation in the automotive industry, oil and gas and municipal projects will focus on the results in Table 1 are:

Table 1. Comparison of findings consistent by models of vehicles and pedestrians in the oil and gas industry and municipal projects, (authors).

Tajrish Transformation Tehran	Victoria's Johnson Street Bridge Replacement America	Samand car production in Venezuela	Reshadat Oilfield	Oilfield Ramshir	Row
+	+	+	+	+	**General Information**
-	-	-	+	-	**List**
-	+	-	+	-	**The purpose of the charter**
+	+	-	+	-	**Assess the business feasibility of the project**
+	+	-	+	+	**Project Area**
+	+	-	+	+	**Project Organization**
-	+	-	-	-	**Defined assumptions**
+	+	-	+	-	**Delegation of authority**
-	+	-	+	-	**Risk Management**

-	-	-	-	-	**Approach to procurement and delivery schedules essential goods**
-	+	-	-	-	**Protection needs of other organizations and agencies**
-	+	-	+	-	**Includes decree signed by all sponsors, customers, key stakeholders**
-	-	-	+	-	**The completion of the Charter revision history and editions**
-	+	-	+	-	**Charter Accessories**

It can be receive from the above table, which is particularly important for senior managers of municipal and national not serious and the need for training in this field is clear.

Conclusions

Design, develop, and publish a project Charter and project plan for urban, industrial, national, cultural and military obeys the scientific method. This paper was presented to the project charter and classifications effective indicators of modeling, planning and quality management and physical control of urban projects, dimensions charter was analyzed. First, the theoretical literature review and compilation steps explained it, was to review existing models and theories.

Documentation of this study was that 42 Charter of prestigious projects they collect (data) of sampling - random sampling was used. Then a lot of different titles in charters matrix analysis of selected topics of importance were identified in the charter. Overview of essential topics includes:

– General information, change history, design history, list of demands, goals charter;

– Generally, the project scope, project organization, the definition of default, the delegation of risk management, procurement and delivery schedules essential goods approach;

– Partnerships, advocacy and advisory need expert guidance from other agencies and organizations;

– Approval letter including signing all the sponsors, customers, key stakeholders, and the completion of the charter revision history editing and additions to the Charter, be considered;

In comparison, Tajrish Underpass Project Charter Project Charter Tehran, with $ 77 million in Victoria and two of America's oil and gas projects, including oil fields Ramshir and courage and industrial projects in Venezuela Iran Khodro Samand car production line was considered which Project will provide you by comprehensive comparison. This comparison can be downloaded from the project charter in Iran, especially for senior executives and managers of municipal projects, the need for training. The results of this model in the form of effective and appropriate, apply to all projects in education, research, technological, military, cultural and Art.