

IDENTIFYING SHARED SPACE NEEDS OF RESIDENTS TO DEVELOP A COLLECTIVE HOUSING IN KOREA. Lee, Y.S., Yun, M.K., Lee, H.S. Department of Housing and Interior Design, Yonsei University, Seoul 120-749, Korea. Hong, M.H.* Department of Consumers and Housing Studies, Sangmyung University, Seoul 110-743, Korea.

Collective Housing typically has shared spaces and facilities for its residents. In fact, shared space is a key defining feature of collective housing which helps establish and enhance relationships among residents as well as provides services. It seems that collective housing can be a solution to housing problems in Korea. Apartment buildings have increased rapidly in last decades. Because of its limited land availability and fast development, the number of constructions have been more emphasized than the quality. In order to improve the quality of residential environments, housing plans should be related not only to housing units, but also to neighborhood and community of environments.

Since shared space has been more common in Western countries and Korean did not developed this collective type of housing, its Korean adoption might be seriously considered. Therefore, shared space needs assesment by Korean residents will be greatly important to understand its culture more accurately, thereby prevent the shared space from being vandalized or unused slum, later.

The purpose of this research was to identify the residents' needs of shared space and facilities to develop a collective housing. It was expected that the results of this study would be used as fundamental basis for developing a collective apartment community.

This research used a forum in pilot stage and questionnaire survey as a major research method. A forum of 4 groups and total 24 residents was planned to identify the prospective residents' characteristics of a target community in detail, initial responses toward shared spaces and feasibility of questionnaire as a major data collection method. On the basis of this result, questionnaire was polished. Major contents in the questionnaire included 1)desirable shared spaces for future residential environment such as types and locations, 2)their expected usage characteristics, 3)intentions to work in those facilities. Subjects were 580 residents(husbands and wives from 290 families) who were expected to have similar characteristics to those of the prospective apartments.

As results, lists of desirable shared spaces such as library, public lounge, indoor garden, women's center, daycare center, common storage, multi purpose hall, work space, elderly center, etc, ones most immediately applicable to the residents, and human resources in managing the facilities were identified. Shared space seemed to improve the residents' living conditions and meet their needs in many aspects.

Besides its role to promote communal culture, this research showed a great possibility to solve female and elderly problems that Korean society have faced.

To disseminate the results of this study more effectively, conceptual drawings, floor plans, and computer simulated images will be further presented at the conference.