

Advanced Urban Design (Urban Design Case Study)

457.555 / 001

Final Exam

Student Number : 2018-81787

Name : Mueller Daniel Michael

Choose three questions from below five samples, and describe it within A4 3pages (80min)

- ✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.
- 1✓ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction
- 2✓ Describe the significance of the Compact City concept to contemporary urban design.
- ✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.
- ✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1. I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction.

- ~~you~~ you should include Kevin Lynch's Theorie from ~~"The City Form"~~ "A Theory of Good City Form"

The key factors for a good city form ~~are~~ in this book are:

- vitality: the degree to which the form of the settlement supports the vital functions, the biological requirements and capabilities of human being, how it protect the survival of the species. availability of all elements to sustain life.
- sense: the ~~the~~ joint between the form of the environment and the human processes of perception and cognition. it depends on the form of the space, quality & human activity.
- Fit: match between place & whole patterns of behaviour. linked to characteristics of the human body and physical system in general.
- access: the extent to which goods, services, place & information are accessible with minimum time and efforts.
- control: refers to the pervasive phenomena of territorial occupation of ~~space~~ space and time for discharging day to day activity.
- efficiency: balancing criteria; relates the level of achievements in some performance to loss in some other.

3 Normative Theories:

Cosmic city: a spatial diagram of social hierarchy

Practical City: a functional construct of interrelated parts

Organic City: an indivisible, living organism

you could also includes Spiro Kostof's Theories from "The City Shaped"

- Normative Theories

- organic pattern
- ¹⁰ grid
- diagramm
- the gran manner
- the urban skyline

Characteristics of Cities

- Emergized crowding
- urban cluster
- Physical circumscription
- Differentiation of uses
- Urban resources
- written records
- City & countryside
- monumental framework
- Building & people

2. Describe the significance of the Compact City concept to contemporary urban design.

The compact city concept is an approach against urban sprawl and towards ~~the~~ building a sustainable city.

The concept aims at a high-density mixed use and intensified urban form.

The idea emphasizes that urban activities should be located closer together to ensure better access to services and facilities via public transport, walking and cycling and more efficient utility and ~~infra~~ infrastructure provision.

In the compact city human scale factors should be given greater emphasis from the viewpoint of achieving a better quality of life and therefore consideration of the effects of the local environment are key components in such planning.

The compact city concept is most of all a spatial concept with the intention of intensifying the use of existing urban space as much as possible thereby improving the quality of urban life and sparing the countryside.

The Compact City concept aims to help achieve the UN sustainable development goal; "Sustainable City".

An approach to implement this is transit oriented development.

3. Signs of gentrification appeared in the Sharon Street around the SNM-station. Describe urban design options to prevent this.

Strategies against gentrification:

1 Community land trust:

- removing real estate from the open market to stabilize property values, therefore preventing the economic ~~eviction~~ eviction of the community's poorer residents.

2 Zoning ordinances

- zoning ordinances and ~~and~~ other urban planning tools can be used to recognize and support local businesses and industries. This can include requiring ~~developme~~ developers to continue with a current commercial tenant or offering development incentives for keeping existing businesses as well as creating and maintaining industrial zones. Businesses can ~~bec~~ become more stable by securing long-term commercial leases.

3 Rent Control:

- restrict the rent that can be charged, so that incumbent tenants are not forced out by rising rents. ~~applicable~~

While the gentrification of the Sharon Street has already started and cannot be reversed, some policies could be put in place to prevent it from expanding to the ~~the~~ adjacent residential area. Using rent control to keep the rent prices from increasing too much, and also make some guidelines to preserve residential use of the buildings, possibly mix-use buildings that allow for a commercial 1st storey, while still maintaining residential use in upper floors. Some incentive strategy could work as well.

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Final Exam

Student Number : 2018-28901

Name : Isabella Perez

Choose three questions from below five samples, and describe it within A4 3pages (80min)

✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.

✓ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction

✓ Describe the significance of the Compact City concept to contemporary urban design.

✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.

✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1. Describe the significance of the Compact City concept to contemporary urban design.

The compact city concept is one used in current planning practices, with an aim to develop cities in a sustainable manner, while preventing more urban expansion at the edge (urban sprawl/suburbanization). This approach considers high-density, mixed-use, intensive urban forms to be the most suitable for future development of cities, especially in order to adapt to the ever-growing urban population, expected to reach near 80% in the next few decades.

In a compact city, all urban facilities are located closer to each other, which translates to better mobility and accessibility. This also means people can rely on alternate modes of transportation, like walking and cycling, to reach their destination as it would be closer.

compact cities are also important in current practice as they represent a sensible way to achieve sustainable cities. Compact cities are much more energy efficient because less energy is wasted in transportation from one sector of the city to the other. And while it's true that dense cities are the main energy consumers and polluters of the world, on a per-capita basis, the more dense a settlement is, the less energy is consumed on average.

2. signs of gentrification appeared in 샤로수길. Describe urban design options to prevent this.

Gentrification is a phenomenon happening in most major urban settlements worldwide, where low-income, original residents are economically displaced. There are four known strategies that have been used to stop gentrification: direct action and sabotage, community land trust, zoning ordinances and rent control. In the case of 샤로수 street, I believe a combination of zoning ordinances and rent control would be the most effective.

The gentrification process in 샤로수 street has already begun and would be difficult to reverse, but some policies can be put in place to prevent it from expanding even more. The area adjacent to 샤로수 street fulfills a much needed housing role for lower to mid-income families that is at risk if this commercial street keeps expanding and developing into retail and food shops targeting higher-income people. I believe special guidelines can be put in place for this area, so that, while there is a possibility for commercial use in lower floors, the rest of the building stays residential in use. Maintaining a steady supply of housing is key so that the prices do not rise too much. Other zoning possibilities come in the form of incentives, where the building owner could receive some benefit (like higher FAR, tax reduction, etc.)

3. I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction.

While there are many works that focus on studying the urban form (the urban morphology studies done by M.R.G. Conzen for example), the one theory I believe to be the most useful for urban design practitioners and students is the one started by Kevin Lynch in his seminal work "The Image of the City" (1960) and continued in his last book "A theory of good city form" (1981).

While in "Image of the City" he talked about the spatial elements that define the city (paths, edges, districts, nodes and landmarks) in "A theory of good city form" he went further into understanding how city form and spatial structure is related to society and the human condition, and that depending on the characteristics of a society, some good city form factors might be more important than others. He proposed five criteria and two meta-criteria that are necessary to consider for good city form. These are:

- Vitality: the degree to which the form of the built environment supports the survival of human beings.
- Sense: the joint between ¹² the form of the environment and human perception and cognition.
- Fit: the match between a place and patterns of behavior.

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Final Exam

Student Number : 2018-24202

Name : Lee Christine 리 크리스틴.

Choose three questions from below five samples, and describe it within A4 3pages (80min)

- ✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.
- ✓ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction
- 1. ✓ Describe the significance of the Compact City concept to contemporary urban design.
- 2. ✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.
- 3. ✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1. Describe the significance of the compact city concept to contemporary urban design.

The significance of compact city concept evolves because of the growth of people going to the urban areas. With the future projection of about 80% of the world's population living in urban areas, compact city design is a way to hinder the effects of urban sprawl through building a sustainable city. Sustainable urban planning and design includes the three realms of economic, social and environmental considerations. These includes planning against the effects of climate change, building cities to become more resilient to environmental disasters, and many green initiatives to help cope with the world's limited resources.

The concept of building a compact city is to plan for the future resource availability and predictions of the future. The idea of compact city is that, the higher the urban density is, the lower the carbon emissions and the effects to environmental surroundings are. A compact city is also a connected city, making areas more connected to each other than those of a sprawled city. Building compact cities also go inline with many of the Sustainable development goals.

In many of present day, contemporary urban design projects, building for a more compact and sustainable city has become a goal. For example many other concepts also support a compact city design, such as TOD, Transit-oriented Development, where facilities and accommodations are located within a 400-500m area allowing better access to services and activities via public transport, walking and biking. Contemporary urban design is also more focused on the people and not the building therefore human scale factors, and walkability are a priority, leading to a compact city design. This concept of compact city is not to build a new city, but most importantly reinvigorate, and regenerate existing areas to make it a more compact and sustainable place to live.

2. There is a historical asset in the new Urban Design project site:

Before any historical urban structures are demolished, urban structures with historical significance should always be considered and studied in a way that would allow decision makers to either decide to conserve or demolish the asset. The policy direction of the market although has deemed the area for demolition, but was there also a consideration of this historical asset becoming a economically beneficial development, should also be considered.

Other studies and considerations before demolishing a historical asset includes, historical value, and whether or not this historical asset played a role in history, or is a historical icon. Also, what was the original use of this asset, and who were the main key players and people that made the asset, and what was the original intention for building such a structure.

To the mayor, I would first suggest for a cohesive background research of this historical asset and its significance to the history of the area, or the country. If it is deemed of historical value and should be kept in place, this means that the new developments cannot happen on the area. However, depending on the future urban plans of the area, even though this historical asset can not be conserved and kept as is, it should be considered to be preserved in different elements throughout the future plans of the area. Integrating historical assets in new plans help retain part of the history of what used to be there, and in some ways will retain its historical identity, but at the same time give the area a new identity, that would make it more unique than any other future developments.

Therefore, public consultation should also be executed to gather the public's opinion of not only their thoughts of this historical asset, but also their views on the new proposed development in the area, and how it can be integrated together for the final plan and development. The different approaches to integrating history with new developments include using the original and unservable building materials and integrating it to the facade, erecting a structure to remember the historical asset by, and to help conserve the general historical asset, overlays and historical designations can help future developments of the area and help future builders and developers make decisions, and guide them on how to design and develop in areas where there are structures with historical value. If the plan cannot keep the historical asset, plans to relocate and rebuild can also be an option.

3. Signs of gentrification appeared in 샤희로수길 around SNU. Describe urban design options to prevent this.

Gentrification is a phenomenon that occurs when renovations in neighborhoods in hopes to reinvigorate the area, making it a more desirable place to live has become a point where it begins to displace those who already live in the area, forcing them to move out as prices begin to surge due to the high demand and desirability of the area. This also begins to attract large chain companies such as Starbucks, creating competition with local mom and pop cafes and stores, also forcing them to re-locate to another area.

Around SNU, 샤희로수길 (Sharusu street) has become an area where students of SNU like to hangout and eat. In a way, the students have become the gentrifiers of this area. Due to the lack of places near campus where students can go, Sharusu-street has slowly become a popular-gentrified area.

Some ways to prevent this from happening in this area would be to implement zoning ordinances, rent control, and community land trusts.

Rent control can be set in place to help maintain the current residents of the area, and this strategy can also help maintain the rent and apply regulations to keep the residences surrounding this area affordable not only for residents, but for the students who wish to live in the area.

The most effective urban design option to prevent gentrification around sharusu-street would be an zoning overlay to help the expansion of gentrification in the area. Putting limitations through zoning overlays will help future developments and re-developments follow a set of development guidelines. This could include height restrictions on commercial properties to keep the area's identity and current use by preventing a large commercial building from being built for economic purposes. This can also help with creating a balance between commercial properties and residential properties, making sure that all commercial properties are built with residential use, or limiting residential uses to converting entirely to a commercial use in sharusu-street. By having an overlay in sharo-su street, it will keep the gentrification limited in that area, and prevent expansion.

Another option to prevent gentrification would be to implement a community land trust by removing real estate such as homes, building and land from the market to maintain and stabilize property values, and not drive up the demand or development pressure for the area.

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Final Exam

Student Number : 2018-81996

Name : GUILLERMO SOLANA VERA

Choose three questions from below five samples, and describe it within A4 3pages (80min)

- ✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.
- ⓧ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction
- ⓧ Describe the significance of the Compact City concept to contemporary urban design.
- ✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.
- ✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1. "I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction!"

Kevin Lynch's is probably the most important contemporary theory on ~~city~~ city shape, as described in his book "A Theory of Good City Form" (1981).

He argues that there are various different factors of good city form:

- Vitality: the degree to which the form supports the vital functions and biological requirements of human beings, how it protects species and, in general, how it sustains life.
- Sense: is the link between ~~form and environment~~ the form of the environment and human's perception and cognition processes. It depends on the physical characteristics of space, its quality, the degree of human activity...
- Fit: ~~is~~ it is the correspondance between an adequate place and the patterns of behavior taking place in it.
- Access: it is the extent to which goods, services and information are available with ~~minim~~ minimum time and efforts.
- Control: it refers to the pervasive phenomena of territorial occupation of space and time for discharging day to day activities.
- Efficiency: it relates the level of achievement in some performance to loss in some other.

Kevin Lynch also proposes three normative theories to classify cities regarding to their spatial structure: cosmic city (diagram of social hierarchy), practical city (functional construct of interrelated parts) and organic city (indivisible, living organism).

Spiro Kostof is another important ~~theorist~~ writer in this topic, with theories about characteristics of cities and different classifications to Lynch's.

Lynch also identifies certain elements that shape urban ~~per~~ human perception of the city: paths, landmarks, edges, districts and nodes ("The Image of the City", 1960).

2. "Describe the significance of the Compact City concept to contemporary urban design".

The Compact City concept is a really popular ~~new approach to~~ approach to urban design, a reaction against urban sprawl and the lack of sustainability that urban ~~the~~ sprawl implies.

It aims at high-density, mixed-use city, in order to ensure easier access to services and facilities, green transportation systems (giving priority to bikes, pedestrians, public transport...) and a more efficient use of utilities, infrastructure and energy. It also creates a stronger feeling of safety in the streets.

Obviously, achieving a better quality of life is one of the main goals of compact cities. To do so, taking into account the effects of the local environment and local conditions is a key aspect in such planning.

At the same time, an intensive use of existing urban space implies putting less pressure on the countryside to absorb cities' growth. Green space is also a really important element in compact cities.

Although the definition of "Compact city" involves many different variables, Jane Jacobs was, in 1961, one of the first theorists in defining the concept (in her book "The Death and Life of Great American Cities").

The city of Benidorm, in Spain, is a really clear example of a city in which the principles of compact city (like high density) have been applied, consequently ~~avoiding the natural surround~~ stopping the city from expanding to its natural coast surroundings, and maximizing the efficiency of infrastructure and energy use.

3. "Signs of gentrification appeared in the Sharosu Street around the SNU Station. Describe urban design options to prevent this:"

Although it has become difficult to solve the gentrification situation in Sharosu Street, some measures and strategies can be adopted in order to prevent the phenomenon from expanding to surrounding areas:

- Rent Control: It restricts it sets a maximum rent that can be paid, so tenants are no longer forced out by rising rents. It also helps reducing speculation among private landlords and reduces the number of empty houses. However, this strategy can lead to the development of black markets and other obscure methods.
- Community land trust: through removing real estate from the open market, the eviction of the poorer dwellers is prevented and property values are stabilized.
- Zoning ordinances: this can involve incentives for keeping existing businesses, maintenance of industrial zones, long-term commercial leases for businesses... it is a way of supporting local industries. In the specific case of Sharosu Street, trying to preserve residential use in upper floors can be a really adequate strategy to reduce the impact of gentrification.

Advanced Urban Design (Urban Design Case Study)

457.555 / 001

Final Exam

Student Number : 2018-26216

Name : 정관호

Choose three questions from below five samples, and describe it within A4 3pages (80min)

- ✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.
- ✓ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction
- ✓ Describe the significance of the Compact City concept to contemporary urban design.
- ✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.
- ✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1. Describe the significance of the Compact City concept to contemporary urban design.

⇒ 컴팩트 시티는 도시 내부의 고밀 개발을 통해 도시 내부에서 일어나는 활동들까지의 거리를 줄이고 도시 밖의 개발과 녹지 개발을 억제한다. 또한 대중교통 중심 개발을 장려하고 있다.

현재 우리 도시는 명확한 토지이용 계획과 zoning을 통해 한 구역내에 지정된 용도만 사용하도록 설계되어왔다. 그래서 우리는 매일 주거지역에서 오랜시간을 걸러 업무공간으로 출근하고 퇴근 후에는 상업지역으로 이동하여 쇼핑을 산 후 다시 주거지역으로 명한다. 우리나라의 경우 출퇴근 시간만 개강이 걸린다. 또한 비파, 악화면서 생기는 교통체증, 환경오염 등이 우리도시의 문제가 되고 있다. 컴팩트 도시라고 하면 이런 문제는 선도시를 건설하고 싶고 대부분이 bed town이 되고 있다.

이러한 현대도시설계에 Compact city는 빌드아웃 공간 이용을 통해 사람들이 수직적으로 이동하게 함으로써 현재 우리가 겪고 있는 도시문제에 대한 해결 실버를 제공한다. 사람들이 한 구역내에서 수직으로 공간을 이동하고 대중교통 중심 개발로 대중교통을 편하게 만들어 사람들의 이동을 원한다. 점차 겪는 교통문제, 통근시간문제 그리고 탄소배출량 환경문제까지 해결할 수 있을 것이다.

2. 역사적 자산 보존문제 관련

market - 돈 문제.
/ - 가치 있다.

역사적 자산의 말변은 도시 설계 프로젝트에서 단적으로 많은 경제적 손실을 가져온다. 원 공사량의 영향으로 추가적인 비용이 발생하고 설계면적이라도 하게 된다면 비용은 물론 엄청 절약까지 면정된 도면을 토대로 승인 받은 일이 발생한다. 그래서 많은 개발 프로젝트에서 역사적 자산을 문화적 가치를 통해 지켜가려 하고 철거해버린다.

역사적, 단적으로 말변하는 손실에도 불구하고 역사적 자산은 보존해야 한다. 그 이유는 다음과 같다. 첫째, 역사적 자산은 장기적인 이익을 발생시킨다. 역사적 자산은 사람들의 관심을 일으키고 사람들의 관심은 곧 그지역을 방문하게 만들거나 도시 프로젝트 내 ~~내부~~의 다양성에 관심을 갖게 한다. 사람들의 방문은 곧 수입으로 직결된다. 예를 들어 정현역사마을, 목련한옥마을 등의 경우 그 지역에서 판매하는 것들은 다른 지역에서도 구할 수 있다. 하지만, 현유과 그지역의 역사적 자산이 사람들의 관심을 꾸준히 불러 일으켜 여전히 관광 명소로 이름을 떨치고 있다.

둘째, 역사적 자산은 그 지역의 특성을 만들어준다. 일한적으로 도시 설계 프로젝트의 ~~다양성~~을 북돋아준다. 설계당사자 유행이 존재하기 때문이다. 그래서 특정지역이 도시 설계 프로젝트로 유명해져도 쉽게 잊혀진다. 하지만, 역사적 자산은 그 지역만이 천부 받은 특별함을 부여하기 때문에 다른 유행성 설계 프로젝트보다 쉽게 잊혀지지 않고 남는다.

셋째, 역사적 자산의 가치가 현재 파악하는 ~~보다~~ 역사적 자산의 가치는 후세에 전달하는 가치와 다르다. 때때로 후세에 중요하다고 생각하는 가치가 후세에 여를 갖지 않기 때문이다. 또한 아니다, 역사적 자산은 사람들의 지혜나 삶의 잔여물이기 때문에 보존해야 한다.

그러므로, 역사적 자산은 보존하는 것이 경제적, 역사적 관점으로도 옳다. 보존은 후세의 도시 설계 프로젝트 내에서 원가 살고 있는 도시를 적극적으로 만들어 줄 것이다.

3. 사르수 길

- ~~1. 사르수 길~~
- ~~2. 사르수 길~~

현재 우리나라에서 젠트리피케이션이 일어난 지역들을 살펴보면 다양한 임대료를 지불할 수 있는 계층으로 바뀌어 있다. 유명해지면서 사람들이 몰려오고 이에 건물주들이 임대료를 올려 주고 싶어 하고 임대료를 올리고 임대할 수 없는 가게들은 쫓겨난다. 젠트리피케이션을 ~~해~~ 예방할 수 있는 방법은 천연짜로 만든 사르수길에 있는 업종들에는 다른 업종이 들어 오지 못하도록 규제를 거는 것이다. 천연짜로 만든 사르수길 특성을 유지하고 높은 임대료를 감당할 수 있는 업종을 박는 것이다. 각각의 '차액지대권'을 생각하여 임대 ~~료~~ 임대료를 감당할 수 있는 업종을 박는 것이다.

두번째로, 사르수길은 서울대입구역에서 노성대역까지 벌어진 600m 정도의 길로 말하는데 이 길에 어느 쪽이든 길의 양쪽을 정사압을 통하여 사르수길에 있는 가게들이 벌어나가도록 유도하는 것이다. 마치 벌어진 길에 폭력의 가게들을 압축하고 있는 수=공이 균형을 이루고 있다면 수=공 일정하게 만들지 말 공을 늘려서 균형가격을 안락시키는 방법이다. 사르수길의 수=공은 강남처럼 올라간 값을 지어다.

마지막으로, 우리나라가 임대차보호법을 통해 전세시장의 장사를 보장함에도 불구하고 상인들이 쫓겨나는 것은 건물주들이 임대료를 올려서 가게를 파는 것이라고 한다. 어떤 것을 고려한다면, 사르수길의 가게들은 현재 모습에서 임대료를 올려서 자연위계락을 통해 일정한 모습을 유지하게 하는 것이 효과가 있을 것이다. 이것을 통해 사르수길의 특성을 파괴하지 않을 것이다.

추진으로 땅의 경우 분상과 건물들을 크기가 커질수록 저렴하게 임대해주고 있다. 우리나라 땅의 경우를 참고하여 주거임대뿐만 아니라 상가임대도 나아지는 것이 좋은 방법이 될 수 있다.

Advanced Urban Design (Urban Design Case Study)

457.555 / 001

Final Exam

Student Number : 2018 - 82873

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Choose three questions from below five samples, and describe it within A4 3pages (80min)

- ✓ Discuss related theories of urban design / architecture design in the United States, centering around Chicago in modern times.
- ✓ I am going to write a paper on urban form and spatial structure. Describe the theory that must be included in the introduction
- 3) ✓ Describe the significance of the Compact City concept to contemporary urban design.
- 1) ✓ There is a historical asset in the new Urban Design Project site. This asset has not yet been judged whether it should be conserved or demolished, but the policy direction of the market has been set for demolition. Build your own logic and theories and suggest directions to plan to explain them to the mayor and the public.
- 2) ✓ Signs of a gentrification appeared in the SHAROSU STREET(샤로수길) around the SNU station. Describe urban design options to prevent this.

1.

In general the value of the historical asset should be discussed ~~and~~ before any further planning. It can be an asset (positive) and characterizing to the ~~plan~~ site of the new urban design project.

The public should also be considered to involve them with any further planning. Sometimes a historical asset cannot be evaluated entirely by the government but by other interested parties such as the neighbourhood or an association and it comes out there is a particular interest and value to a historical asset. That's why involving the opinion of those interested parties is of importance to plan sustainably, e.g. in public discussion / workshops.

The degree of conservation can vary as well. If the value is mainly in a structures facade, it can be a plan to conserve only the fronts / facades of a building, to preserve the characteristics of e.g. a street (old town Münster, Germany).

There is also the option to preserve only a choice of structures / buildings, depending on its aesthetic value as well as historical value.

2. Before discussing the options I consider it important to identify the reasons / "criminals" of the gentrification of the Sharosu Street at SNU station:

I think that the main reasons ^{are} the high demand of living quarters coming from (SNU) students, the accessibility from the area around Sharosu Street to the rest of Seoul and the ^{given} small structures of the area.

If students cannot or don't want to live on-campus, the other closest option for them is Noksan / Bongcheon, SNU station and Naksongdae. Since most busses run from SNU station, that area is the most popular one. There are several streets similar to Sharosu Street when it comes to their spatial factors, but Sharosu Street is right next to a station entrance (exit 2) as well as it connects Naksongdae to SNU station. The small structures makes it easy for small businesses to settle in this area compared to the area at exit 3. The small businesses attract more students, making the area more and more appealing. This is like a reinforcing loop of gentrification. So to actually stop this loop, I would suggest limiting the amounts of new businesses to settle in this area and trying to convince them to flourish another street like at exit 3 or 5. Another bigger approach would be to make the pedestrian connection from exit 2 / entrance of Sharosu Street much more appealing towards other areas, as the students coming from SNU get off the bus at the front of the street. Maybe another busstop location could also help.

3.

The compact city concept is an approach against the dominating existing urban concepts of a sprawl, which is the result of a cities expansion, creating greater distance from the ~~outside~~ outskirts of a city to its center. These "countryside" areas of a city are problematic due to their distance to the functional part of the city or the commercial areas. That means ~~that~~ ~~is~~ traveling for more than one hour to go ~~to~~ to work within a city for many ~~people~~ of residents of a sprawl city.

The compact city concept targets these problems by zoning and making the routes of citizens more time efficient. It is focused on high density while having mixed uses of facilities, which intensifies the urban form. The compact city concept is made to counter the modern urban forms which are large scale and rely heavily on automobile transportation (cities of America as example) with a denser more compact structure, that is focused on the local community. Pedestrians should dominate the city ~~and~~ within their communities and all urban areas should be used more efficiently. The sprawl city has a big percentage of infrastructural ~~space~~ space, which would be greatly reduced in the concept of the compact city.