TERRITORIAL ELEMENTS IN THE URBAN TISSUES OF SEOUL, KOREA WITH REFERENCE TO THOSE OF U.S.A.

by

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ABSTRACT

This report deals with the territorial elements based on the available methods from the existing form studies. It includes the general survey of the territorial elements in the residential areas in Seoul, Korea with reference to those in the U.S.A. Changing attitudes on the territorial elements in the two cultures are observed: tendencies to have more permeable territorial elements in one culture and to have more solid elements in the other.

A set of agreements of the territorial elements is developed and its combinations are made for each urban tissue type where the observations were made.

THESIS SUPERVISER: John Habraken

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INTRODUCTION

The thesis study consists of four chapters. Chapter 1 is the observer's package. Chapters 2 and 3 are the observations. Chapter 4 is the conclusion.

Chapter 1 is to have available the concepts and methods needed to deal with the territorial elements. They are from the four areas of architectural knowledge: Thresholds Studies, S.A.R. Studies, Lynch Studies and Pattern Language Studies. From each study, I have established the concepts of a Good Environment as my values before making the observations. I try to show the interpretations of those concepts in terms of the territorial elements. I also use the available techniques from the four studies in order to develop and to deal with the issue of the territorial elements.

Chapters 2 and 3 are mainly the observations of the territorial elements of houses in Seoul, Korea and the U.S.A. As a pilot study, a part of the most typical residential areas in Seoul is observed by the S.A.R. methods. It will introduce the general structure of the physical environment and locate the
problem of this thesis by contrasting the situations in the two cultures. The issue is that, in Korea, most houses hardly allow any physical and visual interactions with the public space and the adjacent houses along the edges of their territories, whereas, in the U.S.A., houses allow too much interactions. Another interesting observation is that there starts to have more permeable territorial elements in Korea and more solid territorial elements in the U.S.A. These findings may need more samples from various areas.

After the above observations, in Chapter 4, I will provide a set of patterns in the form of agreements and then match them to each type of residential areas where observations were made. Explanations will be added to the chosen type of residential areas where the pilot study (Chapter 2-3) and sample observations (Chapter 2-8) were done.
CHAPTER 1

FROM THE FOUR STUDIES

The thesis study is partly motivated by being exposed to the four studies (Thresholds, S.A.R., Lynch and Pattern Language) in the Urban Tissue Design Research Project in 1979 and intending to make a kind of combinatory application of their methods in dealing with the territorial elements.

In this chapter, according to my understanding, I am to collect valuable notions of Good Environment from the four areas of knowledge and try to interpret them related to the territorial elements. After that, I will note helpful methods which are available from the four studies and will be used throughout the thesis.
Chapter 1-1 Available Notions of Good Environment

The attempt of this part is, first, to find out the important notions of 'Good Environment' from my understanding of the four environmental studies, secondly, to make a short one-aspect comparison based on those notions.

1. From the Thresholds Studies

Thresholds Studies were led by S. Anderson and their applications to the city of Savannah, Georgia, U.S.A. with related studies of his colleagues still remain unpublished. The studies are not directly design-oriented but they provide valuable viewpoints to understand the nature of Good Environment: The physical environment as a resource with the concept of latency.

Notion 1. PHYSICAL ENVIRONMENT MUST BE SEEN AS A RESOURCE:

The environment is, S. Anderson says, 'quasi-autonomous': 'autonomous' in that large parts of the physical structure persist through (accommodation of) the marked changes of use and meaning; 'quasi' in that there are limits to such flexibility and also in that the particular qualities of the environment
influence the selection and nature of those new uses. The former is to allow opportunities for change and the latter is to control it: support and constraint for change.

In these characteristics of the physical environment, existing environment should be seen as a resource for the past, the present and the future because it shows us elements to have been survived and transformed over time and indicates such qualities as to preserve and yield afterwards.

Notion 2. GOOD ENVIRONMENT SHOWS MANY-TO-MANY RELATIONSHIP BETWEEN FORM AND FUNCTION AND CONTAINS A HIGH DEGREE OF LATENCY TO BE REALIZED.

It is no longer true that form follows function or vice versa because there is no such direct and immediate one-to-one relationship but many-to-many relationship which denies the concept of environmental determinism. A certain function can be accommodated in various physical forms and a particular building can meet the needs of the many users of different needs. This leads us to the notion that Good Environment should facilitate and
accomodate as much interaction between physical setting and human needs as possible.

In the next level beyond the physical interaction between the two, another interaction exists due to the inherent static characteristic of the physical form: Social change without physical change. A certain configuration of physical setting obviously increases or decreases this possibility which leads to the notion that Good Environment is to promote the latency of this change without the pains of physical one.

2. From the S.A.R. Studies

The S.A.R. (Stichting Architecten Research) started its research, based on the 'Support Structure' idea of N. Habraken, in the Netherlands in 1965 and has been evolved from a micro to macro scale: detachable units, support, urban tissue and (urban structure) as physical systems.

The studies show much about design method and its process rather than general environmental studies. The design attitude is to take the uncertainty principle (indeterminacy) into account to cope with growth, change, flexibility and aging in building
and to facilitate user participation and control by the design process of decision-making based on agreements.

Notion 3. GOOD ENVIRONMENT IS MADE BY AGREEMENTS:

It is obvious all the design methods are value-based. All the theoretical viewpoints emphasize one aspect of broad environmental qualities and indicate certain way to command it. It is also true of the SAR approach but in its method it intends to be a value-free design tool. Through the process of the method, any democratic decisions on the projected Good Environment can be achieved only if they are based on and consistent with the agreements.

It is the agreements that the framework of a projected environment is implemented and it is each user who develops and finishes it in detail. Therefore, agreements are not necessarily the solution of value conflicts among people but show a certain type of possibility preferred by them which is to be realized in variation according to their needs. Thus, there may even be the case that although the values are different among people, a good agreement which may accommodate the
different needs can be reached because the physical setting implemented by the agreement should have, in the lower level, the capacity for different uses.

Notion 4. GOOD ENVIRONMENT IS A CONTINUUM OVER TIME:

The theme (physical characteristics or historical background) of a Good Environment expresses the consistent agreements on it over time. Being tested over time, some agreements have been preserved by their capacity for variations and others have not. 'Urban Tissue' is a continuum which should accommodate physical changes within agreements and, if necessary, with modifications on some of the agreements.

3. From the Lynch Studies

The studies of perception and orientation were originated by K. Lynch(1960) and since then, many social scientists as well as environmental professionals have contributed to the development of this field. The studies take a cognitive approach to the environment in an attempt to get at the visual quality and have
evolved to the perception and orientation of TIME (Lynch, 1972).

Even though Lynch himself explains the difficulty in these studies, they are, by all means, the important sources of our awareness of the surrounding settings and provide a common means of communication and memory through common images.

**Notion 5. GOOD ENVIRONMENT HAS A GOOD LEGIBILITY AND A CONTEXT FOR LEARNING:**

Readibility is an important aspect of a good environment. This legibility (Lynch, 1960) means the ease with which the parts of a city can be recognized and be organized into a meaningful or coherent pattern which exists as an image in people's mind. One abstracts from space a coherent pattern and, whether accurate or not, this pattern helps one to organize his activity. These images provide people with a common memory of the environment in inquiry and enhance its meaning. Thus, the good character of a city is to a large degree its memorability manifested in the images or the people.

But it is not always true that the more legibility means
the better environment. Too much consistency in this memorability and too much clean and easy legibility would not present us a Good Environment. A Good Environment must contain ever-unfoldness which allows continuous curiosity and communication in perception and orientation.

Notion 6. GOOD ENVIRONMENT HAS A NOTION OF TIME:

K. Lynch introduced a new dimension of time and he explored the legibility of time in the physical setting on which almost no research had been done. Lynch maintains the image of time may well be more significant to people than their image of space, which leaves room for further research.

Good Environment gives us open and positive perception on the past, present and future. The interview that was done with a man in his late 50's sitting on a bench alone and looking at the sea in Waterfront, Boston might be a good example of the environment which clears the notion of the past and tells nothing of the future to him.

"I was born and raised in the North End and recently I

*Interview with a man sitting in the Waterfront Park in September, 1979, reconstructed afterwards.
moved to East Boston. Fishing was my job when I was young. There were ware-houses and factories instead of those condominiums, and fishing boats instead of those recreational boats which are the possessions of the high-class people of the condominiums. I don't know who they are. They are not the people who used to be here. They are from outside.

"When I came here today, I was hoping to see some of my old friends, fishermen or sailmaker. They are now all gone. Even if it does not hurt me to remember the old days, a lot of things have been taken and replaced. I would not say I like these enormous changes or not. But all these erased the past too much. This is a nice and new park but I do not know who those people are and I cannot see my friends. I am almost a stranger here even if I was born and raised in this place most of my life.

"I wouldn't say that when old enough, I mind living in those elderly apartments but it is like living in a room of a hotel with good facilities. Something seems to be missing.
I think they remember the old three family flat apartments."

4. From the Pattern Language

Pattern Language is noted as the most helpful and all-embracing design methodology even if some others would argue on that. The studies have been led by C. Alexander and his colleagues who show much interests in the design process. The design process is that, by tracing the functional requirements of human needs and activities, designers can provide the kinds of forms which mean solutions for the problem under the certain context.

Notion 7. GOOD ENVIRONMENT IS A QUESTION OF FACT, NOT OF VALUE:

Alexander maintains that the view that the environment cannot be right or wrong in any objective sense but it can only be judged according to criteria, or goals, or policies, or values (He calls them unimportant many-values.), which themselves have been arbitrarily chosen, is mistaken. It is possible to define design in such a way that the rightness or wrongness of a building is clearly a question of fact.
This means it is possible to write a program (process) which is objectively correct and which yields the Good Environment of rightness.

"If you really, thoroughly understand what a fine piece of architecture is, you will be able to specify a step-by-step process which will always lead to the creation of such a thing (M. Jacobson, 1971)." Here, again, we can see that they believe in not the little-many values but the big-one value on which all good architecture, Alexander argues, should be based and that they tend to be prescriptive in that they want to command the exact process that would ensure the good result.

Notion 8. GOOD ENVIRONMENT IS THE EQUILIBRIUM OF CONFLICTS:

'Good Figure' is an environmental setting designed so that it relates in the most meaningful way or best fit to human activity, function and needs. An environment contains the visible, tangible elements and the invisible, intangible forces which interact with each other and cause conflicts between them so that Good Environment is always the state of equilibrium in
the continuous interaction between the form and the forces. In this respect, the studies take the extension of the view that environmental state (form) follows function.

5. One-aspect Comparison from the Available Notions

Judging from the perspectives of the notions of each environmental study, one may notice different attitudes to dealing with and understanding the physical settings. One is more prescriptive and less discretionary while the other three studies less prescriptive and more discretionary: Pattern Language compared with the others.

In Pattern Language Studies, Alexander believes one important and fundamental value by which one can specify the process that will exactly lead to that architecture as a solution (equilibrium) of conflicts (refer to Notions 3 and 4). His attitude is rather one of problem-solving and this tendency can be easily understood in his conversation with a student in the class which is quoted in his argument for the 'big-one' value theory against the 'little-many' value theory (Concrete, V.1, no.8, 1977).
Student: I believe it is meaningless to design a building as drawings, as we do in Wurster, because a drawing of a building is not a building.

Alexander: Does this mean that you think we should teach at least some classes where you learn design by actually building things?

Student: No, not at all. I was merely commenting on the fact.

Alexander: Are you saying that some of the instruction here is irrelevant, and empty of contents?

Student: Yes, certainly (laughs and nods from several listeners).

Alexander: Then you are implying that something should be done to change it?

Student: Not at all. That's simply the way it is here. I accept all of life as one great learning experience, and I accept what Wurster has to offer as part of it.

Alexander: You criticize the teaching here, yet you do not wish to imply that it should be improved.

Student: That's right.

On the other hand, in the other three studies, they encourage to take a more plural and complex attitude to understanding and designing the environment. Lynch's Studies always tell us (environmental professionals) to be sensitive to the many values contained in the peoples' minds, S.A.R. Studies
emphasize provision of rooms for the variation where the little-many values are to be realized, based on the agreements whether they are right or not, and Thresholds Studies (Anderson) lighten us to see the existing environment as an unexploited resource for latent and unconscious values.
Chapter 1-2 Available Methods from the Four Studies

Each study has a strong and different way of observing and explaining physical settings. Each has helpful tools to describe and design physical settings.

The intention is to use those strong and useful tools effectively in order to develop the thesis study: (1) finding the problem from the quick urban tissue study in a typical residential area in Seoul, Korea, (2) surveying other types of residential areas in Seoul on the territorial elements and referring to the context of territorial elements and exercising with them as a design proposal.

1. From the Thresholds Studies

In the ecological urban model of the Thresholds Studies (For reference, see Thresholds I, II), three major operational subsystems, space of public, dwelling, and occupational claims are overlayed to show patterns of use, which is also possible to differentiate, by intensity of use and accessibility, internal characteristics within each subsystem.
At the end of the motivating study (Chap. 2-1), I will apply the mapping of claims, the articulations of which in the two places (one in Seoul, Korea and the other in U.S.A.) can be compared with interesting result assuming that 'claims' or 'territories' have the same meaning as comparable design solutions in the two cultures.

2. From the S.A.R. Studies

Morphological study with reference to activities and user power characterizes these Studies.

Part of the Urban Tissue Method (For reference, see 'SAR 73') is to be applied to the Hwagog-dong residential area as the motivating study (Chap. 2-2) and the term 'Urban Tissue' is used in order to identify certain types of residential areas in Seoul, Korea and two areas in U.S.A., from each of which samples are selected.

Morphological observations in Chapters 2 and 3 will be done in the sense of the SAR Studies and I will attempt to use, in the exercise of design proposal of Chapter 4, the format of
Agreement and Explanation of these Studies which is considered to fit the design attitude of user-power oriented professionals.

3. From the Lynch Studies

The efforts to derive, from people, mental images of the environment is one of the most outstanding characteristics in these Studies (For reference, see 'Growing Up In Cities', 'Managing the Sense of a Region' and others).

Despite some difficulties of their attitude (Lynch, 1976, pp.170), I will have verbal descriptions of the residents, by informal interview without prepared questionnaire, which are considered as essential in understanding the territoriality of the residents as are other observations.

4. From the Pattern Language

Pattern Language is a series of explicit statements about the physical relationships of objects in the environment (For reference particularly to territorial elements, see 'A Pattern Language', no. 110, 111, 112, 173, and 174.).
Therefore:

Place the main entrance of the building at it can be seen immediately from the main approach and give it a bold, visible shape which front of the building.

In order to organize the observations and the interviews related to the territorial elements, part of those statements will be included in the Agreement and the other, as an explanation of the pattern, in the Explanation in the Chapter 4, Exercise in the Design Proposal.

(Alexander, et al., 1977, pp. 544)
CHAPTER 2

TERRITORIAL ELEMENTS IN SEOUL, KOREA

There is no evident record when man started to build territorial elements but we may easily conjecture that, in the early time, he made them for the existence of him and his relatives: to protect himself (and his family or clan) from nature, beasts and the other enemies and to settle down in one place.

In the case of other countries, one of the records on walls in the level of city as territory is the one that protected Jericho until 'Joshua' came about 1200 B.C. and another is the huge wall surrounding Troy until the Greeks breeched it with a wooden horse about 500 B.C. (Stanley Schuler, 'How to Build Fences, Gates & Walls', pp.1). And the Great Wall of China, on which work started about 200 B.C. against the invasion from the north, is one of the few early walls still standing beyond the level of city.

In the case of Korea, even though some records imply that
castle-walls existed in the tribe society, there has been no clear record of walls and fences in the level of building until around the fifth century and the existing remains date from Yi Dynasty (A.D. 1392-1910) (Nam-Chull Joo, 'A Study on the Architectural Characters of the Korean Wall(Fence) Architecture').
Chapter 2-1 Characteristics of the Traditional Territorial Elements: walls

Even though the territorial elements in the dwelling claims are considered to have started to be implemented by such basic needs for existence, those in the civilized societies seem to show wide range of variations and changes as indicators of the relations between public and private spaces and between neighbors, socio-economic status of the residents and others.

Outstanding territorial elements in Korea are walls and gates which are almost always located on the edge of public and private spaces (lot line) and the types of Korean walls are, according to their materials, hedge, bamboo palisade, wooden fence, mud-wall, stone-wall, brick-wall, stone-brick wall and mud-stone wall.

According to the formal design as well as the materials of the walls, people can read socio-cultural implications: (1) the social status is represented by wall design (The upper-middle classes have the brick or stone-brick walls with tiled roofs (Fig. 2.1.1.)); (2) the humble classes make the wall only to section off the border of the site (The low classes make low...
walls of hedge, wood mud or stones (Fig.2.1.2.) which are easily available within their reach.) whereas the upper classes tend to protect themselves and show dignity by the solid outer walls (For example, in palaces, walls are much higher and even have beams under the roofs of walls (Fig.2.1.3.)); and (3) within the outside walls, walls are additionally built in order to organize spaces (The spaces are divided for men and women and separated according to the importance and activity of the space (Fig.2.1.4.).)
Fig. 2.1.4
Bun-Nam House
('A Survey on the Spatial Structure of Two Villages Near An-Dong Dam', 1976, pp.103)
Chapter 2-2  Urban Tissue Types

Prior to the motivating study in Hwagog-dong area and the observations of territorial elements in several residential areas, it would be desirable to make classification of these residential areas. After that, I will choose certain types of areas in order to have more concentrated observation on the selected area and general survey in others.

As the term 'tissue' is defined in S.A.R. 73, the built environment of an urban area can be experienced as a 'whole' and said to have a recognizable 'tissue' when it shows a clear pattern in the ordering of its buildings and spaces in recurrent relationship. However, generally interpreted, urban tissue means urban fabric particularly of the residential area and is generated and transformed through the interventions of various actors who are municipality, professionals, other related people and most importantly, the inhabitants themselves. According to the mode of their exercise of power and intervention, we can say not only that a certain class of urban tissue is given but also that there have been several types of classes of urban
tissue in one culture over time. Classification is further complicated by comparison of different cultures.

Contemporary residential environment in Seoul, Korea can be classified into five types in terms of the intervention of the various actor-powers: traditional urban tissue, spontaneous urban tissue, controllable urban tissue, designed urban tissue, and ready-made urban tissue.

(1) Traditional Urban Tissue: It has been created by artisans and self-housing and even in recent times it has been and can be generated by workers and inhabitants using traditional building technology. It has been inherited but appears to be declining, so that it needs preservation in some areas.

(2) Spontaneous Urban Tissue: It is made by inhabitants themselves according to their immediate needs. It lacks the intervention of professionals and the power of the municipalities. It is uncontrolled but autonomous in itself. Squatter settlements are typical examples.

(3) Designed Urban Tissue: It is generated through the designed intervention process by inhabitants, architect/planner,
developers and municipality and other related people whereas in the Controllable Urban Tissue, the process through which it is created is not designed but arbitrary in totality. Some row houses can be examples of designed tissue.

(4) Ready-made Urban Tissue: Participation of the inhabitants' power is excluded and it is produced by the process of mass-repetition of simple physical configuration in a short time. There is only a simple pattern of intervention exclusively of a few professionals and municipality for a large number of unknown people. Apartment settlements which are recently developed in large scale are typical examples and they are contrasted with the spontaneous urban tissues.

(5) Controllable Urban Tissue: It includes all possible interventions of various actors. An inhabitant may build his house for himself or employ a carpenter, and he may try to design his house or resort to an architect. Planners or municipalities are supposed to intervene in order to control to some extent. It is usually the everyday environment of single detached houses for people regardless of income-class. The motiva-
ting study and more sample observations will be done in the area of this tissue type.

Figure 2.2.1 shows the variants of each urban tissue type in Seoul and the structure of observations on territorial elements.
Fig. 2.2.1. URBAN TISSUE TYPES OF RESIDENTIAL ENVIRONMENT IN SEOUL

- Traditional urban tissue
  - One variant in Dongnong-dong, Sungbuk-ku

- Spontaneous urban tissue
  - One variant in Oksoo 2-dong, Sungdong-ku

- Designed urban tissue
  - One variant in Chungryang 2-dong, Dongdaemun-ku

- Ready-made urban tissue
  - One variant in Jamsil 2-dong, Kangnam-ku

- Controllable urban tissue
  - One variant in Hwagog-dong, Kangseo-ku

Select tissue type for the motivating study
Chapter 2-3

Refer to the streetscape and sample 1 in Chapter 2-4
Refer to the streetscape and sample 2 in Chapter 2-5
Refer to the streetscape and sample 3 in Chapter 2-6
Refer to the streetscape and sample 4 in Chapter 2-7
Refer to the streetscape and sample 5, 6, 7, 8 in Chapter 2-8
Chapter 2-3 Motivating Study in Hwagog-Dong

This study is done in the selected area of Hwagog-dong in Seoul, Korea (Fig. 2.3.1.) as a Controllable Urban Tissue and it is chosen because this urban tissue type is the most dominant one of recent developments of detached houses. And it is the urban tissue where the most common people with wide range of income class live and more importantly, where we can read the change of territorial elements. Therefore, more sample observations will be done here than in other urban tissue types.

However, prior to observations, this study intends to apply the S.A.R. Urban Tissue Method. This analytic method should lead to better understanding of the general structure of the chosen tissue (tissue growth(Fig.2.3.2.), lot, street, house type, garden, walls and gate, etc.), and define the problem of change of territorial elements. By quickly mapping the three claims of the Thresholds Studies, we hope to show an interesting contrast of visual, physical territoriality between the urban tissues in Seoul, Korea and the U.S.A.
Fig. 2.3.3. view of the area

Fig. 2.3.4. view of the street

Fig. 2.3.1. selected area in Hwagog-dong
Fig. 2.3.3. view of the area
Fig. 2.3.4. View of the street
Even though there is a continuous variations between the two elements, thematic element shows a clear pattern with recurrent relationships with others while nonthemetic element does not but gives an accent to the relationships.
In mentioning the orientation, each direction has a range of $45^\circ$ to both sides.

Block division is, in principle, a grid pattern and is a variation due to topography. A block has about 30m width and a length in the east-west direction.

In land subdivision, a block is divided into two rows of lots, one oriented to the north and the other to the south. The north-oriented lots have depth of 13.5 - 15.0m and width of 9.0 - 14.0m. Lots in the corner can be exceptional and tend to be larger.

Average size of the counted south-oriented lots: 175.5m
Average size of the counted north-oriented lots: 167.8m
4. Zone Analysis: Fig. 2.3.8.

Legend:
- Wall
- Gate
- Roof
- Porch

Scale: 1/480
5. Observation with respect to Morphology of Thematic Built Spaces

Houses are detached and can be continuous up to four units.

Houses are from one to two stories above basement plus attic due to the slope of the ground.

In the south-oriented lots, buildings are also south-oriented and have set-back of min. 1.5 m and max. 3.8 m. Buildings in the north-oriented lots have orientation to the west or east in addition to the symbolic facade to the street, and have set-back up to 1.5m.

Thematic built elements are outside walls, gate (Fig. 2.3.9), window, porch (Fig. 2.3.10), tiled-roof and others (Fig. 2.3.11) but the important thing is that the facades of most thematic built elements are covered with high walls and gate.

note: In mentioning the orientation, each direction has a range of 45° to both sides.
6. Observation with respect to House Type of Thematic Built Space

Each house is for one household which means that there is always one main access from the outside.

As Seoul has serious problems of housing shortage and high-rise apartments, it is suggested that an alternative form of high-density housing would be to develop a house for more than one household by the proper design of facade and access as well as its inner plan.

A house for two households in Oksoo-dong, Seoul (Fig. 2.3.12) can be such an example which shows that each household has direct access from outside. Houses of this type have started to be built in cities and are a new way of living together among different households. This is different from rental units which lack independent access and make people feel inferior psychologically to the owners or other people who have their own houses. It might also affect to soften the strong, rigid sense of territory which is expressed physically through high walls and heavy gate.

On the other hand, houses (Fig. 2.3.13) in Cambridgeport, Cambridge, Mass. are almost always used for more than one household, which results in a reasonably high density.

Were they used to be for one household? Figure 2.3.14 shows a house with four accesses in Cambridgeport, Cambridge, Mass.
7. Observation of Thematic Open Spaces:
   Front Garden

Front garden is a thematic element which occurs in recurrent relationships with others. (Fig. 2.3.15).

*In the south-oriented lots, front garden is composed of parts of 01 and 0B2 zones and is oriented to the street (Fig. 2.3.16).

*In the north-oriented lots, front garden is composed of parts of 0B1 and 0B3 zones and usually has a symbolic front garden of shallow depth and a narrow and long side garden (Fig. 2.3.17).

A garden, which is approximately 60m², is landscaped with grass, flowers, plants and stones. It has activities of gardening, resting and playing. In addition, some parts of a garden can be used for storage of food and washing and drying (Refer to Fig. 2.3.16-18).

A garden still remains as a complete private space because it does not allow any physical and visual accesses. In this area of recent development, a policy which intends to lower the outside walls down to 1.5m is tested assuming that it is to increase the community sense among neighbors and heighten the quality of streetscape.

*note: In mentioning the orientation, each direction has a range of 45° to both sides.
8. Observation of Thematic Open Spaces: Outside Walls and Gate

Outside walls and gate are thematic elements which occur in recurrent relationships with others (Fig.2.3.19).

Walls: All along the property line, walls are built and cover more than 50% of the inner facade of a house. They usually allow only the roof or the upper part of a two story house to be seen from the street.

According to the implicitly recommended rule, outside walls of some houses are built at a height of 1.5m and allow visual accesses (Fig.2.3.20) which give more pleasantness than in the heavy and high walls, whereas many outside walls are still built higher than 1.5m. However, there seems to be some conflicts on building outside walls: One example (Fig.2.3.21) that the outside walls were rebuilt and heightened after the original outside walls of 1.5m height with an interesting shape shows a contradiction between the value of privacy and safety and the value of neighboring.

Gate: As an important element of facade, a gate is built more considerably and higher than outside walls, and also has more variations in its shape and materials (For example, Figure 2.3.22 shows a hard gate with heavy slab roof and steel plates among thick columns and Figure 2.3.23 the less hard gate of iron poles with visual access.)

Even though the gate and the outside walls are traditional
elements, their form, function, meaning and materials have been changed with the economic and social transformations. As a house has a tendency of a front garden and an independent facade with a certain setback, the outside walls can be lowered to have real inner facade shown to the public realm. As a house tends to have a porch within the outside walls, it no longer seems to need such an absolute separation between private and public realms as before. One more step, it may be of value to have a certain amount of interaction between the two realms, for example, by visual accesses because high walls and solid gate can mean poor communication and distrust among neighbors and even cutting a dash in their appearances.
9. Observation of Thematic Open Spaces:

Streets

Streets are thematic elements which occur in recurrent relationships with others (Fig.2.3.24).

Street elements have two widths in this selected tissue and according to their positions there are three kinds of streets. Street 1 (Fig.2.3.25.) in part of 01 zone: It has 4 m width and the direction of north-south. One way traffic is possible.

Street 2 (Fig.2.3.26.) in 02 zone: It has 4 m width and the direction of east-west. One way traffic is possible.

Street 3 (Fig.2.3.27.) in 03 zone: It is a local street and has a width of 6-8 m where two way traffic is possible.

Even though it is not easily expected that various interactions among neighbors will happen in corridor-like streets with walls on both sides, there are activities in daytime (10:00 A.M. - 5:00 P.M.) such as buying things from peddlers, housewives' gathering and talking sometimes with their babies and children's playing games.

However, walking along the street, it is difficult to say that it gives good image or streetscape because it is the continuation of walls and gates which keeps pedestrians away from both sides.
10. Graphic Tissue Model (Fig. 2.3.28)

From the map of built and unbuilt spaces, hierarchy of unbuilt spaces is distinguished (01, 02, 03) and zones of built spaces are classified into OB1, OB2 and OB3 (O: open space, OB: margin, B: built space).
11. Map of Dwelling, Public and Occupational Claims: Fig. 2.3.29.
Except row houses and some other houses, public claim can never extend itself into the dwelling claim through walls and gates. Thus there is almost no interaction between the two claims (Fig.2.3.29). This situation in which dwelling claims can by no means extend over walls and gates means that the residents in houses or gardens are not supposed to see neighbor’s activities, children’s playing and visitors in the street; and vice versa.

It may be interesting to compare with those in western countries. For example, in the residential areas of cities in the U.S.A. (Refer to Fig.2.3.30), the back-yard which, in its activities, corresponds to the front garden in this tissue as allows public claim. Too much interaction between the two claims seems to deprive of the importance of private space, which would not be intended in the suggestion of the improvements of walls and gates.

What is expected is compromise between the extreme separation and the excessive interaction of the two claims. For this purpose, improvements in the security of a house and the strong sense of the traditional territories in private real estate are compatible with this intention.

Again, in San Francisco (Fig.2.3.30), there is overlapping of dwelling and public claims, which is not present in Hwagog-dong. Further, dwelling claim is shared among neighbors (For example, back-yards allow visual and physical accesses among neighbors.), whereas in Hwagog-dong (Fig.2.3.2), dwelling claim is completely divided by the walls on the property lines.
Chapter 2-4 Territorial Elements in the Traditional Urban Tissue

WALLS: Even if the elite-class used to have built independent solid outside walls, nowadays most middle-class people have their houses where the walls of rooms which face outside become outside walls (Fig.2.4.1.).

The houses of this urban tissue type may or may not have set-back from lot line. In the houses with set-back, residents almost always build physical elements along the territorial edges such as low marks with bricks (putting garbage box inside and steel-bar fence making symbolic front yard (Fig. 2.4.2.) as in U.S.A.). Other residents build and add outside walls of brick and cement, which are already higher than man's height, even putting sharp barriers of steel bar on their top (Fig.2.4.3.) or otherwise, make growth of house from original wooden beam and column structure up to the lot line (Fig.2.4.4.).

GATE: Gate is usually located in the middle of outside walls,
and made of wood. Almost always gates are of the same design: two large opening plates within wooden frame under tiled roof (Fig. 2.4.5). Of the two gates (plates), one is used in daily life and when people have to carry heavy or large things in and out, two are open. Also the resident may open two doors when showing honor to welcome guests.

The traditional way of access is that one comes to the front of the gate and knocks on the door and calls the person that one is visiting or says hello in Korean loudly enough for the resident inside the garden to hear and to come out to open the gate. Nowadays people use buzzer or bell on the gate in order to call the resident out.

GARDEN: The gate leads one to the courtyard and one comes to see the inner facade of the house such as Figure 2.4.6. The garden is a quadrangle enclosed by walls, gate and the building itself. It is sometimes landscaped with plants and rocks in reduced scale as an imitation of the garden of high-class but because of the high density and small lot size, it is domi-
nantly used for various activities such as circulation, storage, washing and drying clothes and so on.

The following is one example of streetscape (Fig. 2.4.7.) in the traditional urban tissue type and a sample of a house on that street.
Fig. 2.4.7. Streetscape of Traditional Urban Tissue

One variant of traditional urban tissue type in Dongsundong, Sungbuk-ku, Seoul.

view on the street.

street elevation
Sample 1

Tissue Type: Traditional Urban Tissue

Location: Jinuk Kim's house
77, Dongsun-dong, Sungbuk-ku, Seoul, Korea

WALLS
Form: Flat continuous walls with barriers.
position: on the border of lot line.
dimension: 11' height (9'(walls) + 2'(barriers))
materials: sand bricks covered with cements and steel bar barriers.

Function: visibility: to building front(roof visible),
to garden(invisible)  
transition: complete physical, visual separation between public and private spaces and neighbors, extreme exclusiveness and protection.

Note: Walls were added afterwards and cover most of the original building facade but people no longer tend to have high walls like these.

GATE
Form: Two large doors within wooden frame under the roof and beams.
position: at the right end of walls with 3' setback.
dimension: 7' width and 8' height of wooden frame.
materials: wooden gate with tiled roof.

Function: accessibility: One uses interphone and resident comes and checks the visitor before opening the gate.

Note: The gate allows no visibility to the inside and is the obvious mask of the house and the clean and sharp edge of territorial transition.
The ground is covered with cement without any plants and the space is used for circulating the rooms and coming in and out of the building (taking off and putting on the shoes) rather than for gardening and resting.

Note: The space is cultivated as a part of the living space of the house rather than open space.

When the interviewer first visited a house on the street and asked for an interview, the resident replied with his gate slightly open that he could not comply. This may possibly imply the careful attitude of the resident to the unknown visitor.

Therefore, the house (which is now sample 1) next to that was visited because the houses in this urban tissue are of the same structure. A housemaid opened the gate and when asked for an interview, she called her mistress out, who answered that walls are built against thief and for shutting out the visual access from outside and neighbors as well as for erection of her own boundaries; that she can (and also completely) feel that she is within her dwelling claim only when she enters the gate; and that she likes better the western house for conveniences in living.

Note: Judging from the exclusiveness of the territorial elements, the resident's careful attitude is understandable but it seems that they can be more familiar as the visitor continues to get to know them. This can be a kind of analogy to the structure of the house: Once one gets inside the gate, one can see the facade of all the rooms.
Chapter 2-5 Territorial Elements in the Spontaneous Urban Tissue

WALLS: As houses of this urban tissue type are on the hilly districts, they take advantage of the slope in order to make the territorial definitions between public and private spaces and neighbors (Fig.2.5.1.). Even a house may use existing rock as a part of its walls (Fig.2.5.2.). The characters of the walls of this urban tissue are that various materials in other uses such as tin-covered wood frame, wooden plate, and wrinkled tin plate are recycled and collaged into making walls (Fig.2.5.3.), and that walls are much lower than what can be seen in other urban tissue areas (A house (Fig.2.5.4.) even shows no physical walls but the signs of boundaries by two plants and the rope of drying clothes.). They are meant to screen the garden furniture such as washing bowls, crocks for storing soy sauce and other vegetables, cupboards, wares and others and to show territorial boundaries rather than to protect from robbery or to improve the security against the public territory. Nowhere in these areas can be found the sharp warning signs such as
spike-shaped iron bars and high solid walls.

GATE: However low-income class the residents are and however critical the uses of space and the building material resource are, the residents strongly tend to command an entrance (gate) and boundaries (walls or fences) of their territories, having formal structure in the gate and walls along the lot lines.

But the function of the gate is of a 'soft' territorial element as are the walls described above. Almost always the gates are not locked at least in the daytime (Fig. 2.5.5.) and the lock, if there is one, is not as heavy as one in other urban tissue types (A house (Fig.2.5.6.) shows an ever-open gate.).

GARDEN: Residents in this urban tissue areas cannot afford to landscape their 'garden' as an imitation of the high-class garden (Strictly speaking, the inner open space can no longer be called a garden in its use but I continue to use the word, 'garden', in order to call the open space 'cultivated' by residents to different extents through various urban tissue type areas.).
Fig. 2.5.7.

The open space is compactly (Fig. 2.5.7.) or crowdedly (Fig. 2.5.8.) filled with jars, crocks, water supplier, washing bowls, drying clothes and usually a toilet in the corner.

According to the residents' life style (cooking, washing, resting and playing and toilet in outdoors (shoes 'on') and eating, resting and sleeping by sitting or lying on the floor in indoors (shoes 'off') and the transition by putting on and taking off shoes between the two spaces) the yard is an inevitable space for such furniture and such activities as above. In this respect the garden in this urban tissue type can be considered most extensively 'cultivated' compared with those in other urban tissue types.

The following is one example of streetscape (Fig. 2.5.9.) in the spontaneous urban tissue type and a sample of a house on that street.
Fig. 2.5.9. Streetscape of Spontaneous Urban Tissue

One variant of spontaneous urban tissue type in Okso-dong, Sungdong-ku, Seoul

View on the street

Street elevation
Sample 2

Tissue Type: Spontaneous Urban Tissue

Location: Oksoo 2-dong, Sungdong-ku, Seoul, Korea

**WALL**

**Form**: Flat walls with decreasing height due to ground slope.
- position: on the front lot line.
- dimension: max. 7' with decreasing height.
- materials: sand bricks covered with cement.

**Function**: visibility: to building front (only roof is visible) to garden (almost invisible)
- transition: complete physical and visual separation between public and private spaces and neighbors.

**Note**: Walls make a closed envelope of the house and are more exclusive compared with others in this tissue

**GATE**

**Form**: two columns and one opening plate (door).
- position: on the front lot line.
- dimension: 7' height and 4' width
- materials: columns of sand bricks covered with cement and steel plate.

**Function**: accessibility: The gate is open in daytime so that one may even enter the private open space and let the resident hear the indication of one's having stepped in by calling or so.

**Note**: One can read the change that the resident made the gate narrower so that the gate has one opening door instead of the two before. It can be assumed that the resident would prefer making the gate narrower
for the more control on entering and thus feeling better in
leaving the gate open in daytime rather than making it large
and symbolic mask of the house which the resident does not feel
to need.

GARDEN
Small quadrangle space of about 20m² is compactly filled with
things such as water supply, water reservoir, crocks, washing
bowls and drying clothes.
The resident put wrinkled tin plate above half of the garden so
that it can accommodate resting, eating on the outdoor floor-
board, washing and part of cooking even in rain.

Note: The garden is more internalized and cultivated in
its uses than in other urban tissue areas.

RESIDENT
When the interviewer visited the house at 4:30 P.M., a house-
wife was washing clothes in the garden and the interviewer was
barely able to talk, through the chink of the gate, to her.
She was reluctant to comply, saying that she did not know much
about the house and neighbors because she had recently moved to
the house.

Note: The resident is negative to the interviewer. It is
understandable for her to be somehow cautious of the
interviewer who seemed to her to be from the author-
ities because the houses of this area are squatters
and are going to be under renewal.

But it is felt and expected that the neighbors as
well as children in the area are much more inte-
grated than in other urban tissue areas.
Chapter 2-6 Territorial Elements in the Designed Urban Tissue

WALLS: In a multi-family housing, when some households are attached to the ground and some are not, the exercise of residents' powers in making territorial boundaries is more complex and implicit. For example, a four-household house where two are on the ground and the other two are upstairs with direct access from outside, may collectively build from solid outside-walls (Fig.2.6.1.) to low linear marks or even may not define their collective territories (Fig.2.6.2.). And within them, the four households may differentiate and individualize spaces of their own or they may even do and think nothing about it. However, the obvious tendency, here, is to build more implicit and softer territorial boundaries.

On the other hand, when every household is directly attached to the ground, each strongly tends to build solid walls as in the singly-detached houses. These outside walls usually work as a container to envelope individualized growth and change in the building front (Fig.2.6.3.) and garden furniture.
in the yard (Fig. 2.6.4.), which is less probable to occur in
the former.

**GATE:** Not only in the walls but in the gate, we can see the
negative exercise of collective powers of residents in the
former and the positive exercise of individual power in the
latter in that the former has no gate at all (Fig. 2.6.5.).
This may be because the gate which is a symbol of transition
to (and a mask of) one's own house is not workable in the
former, whereas the latter has the individual gate to one's own
house (Fig. 2.6.6.).

**GARDEN:** As already mentioned in the walls above, the open space
in the former shows the latitude of collective and individual
uses (Fig. 2.6.7. and 2.6.8.): some part of the garden seems to
be considered to belong to a certain household and some part
seems to be agreed to belong to the four households. However
the garden space in the former shows more symbolic territorial
differentiation and negative uses (circulation and plant-
flower beds), whereas the open space in the latter is concen-
tratedly used for cooking, washing and drying clothes, storing things, circulation and toilet in the corner (Fig. 2.6.4.)

Even though there is a time difference in the construction between the two (the latter in 1976 and the former in 1957) and there has been a lot of change in life style during that period of about 20 years, it seems to be obvious that the ground supporting each household is very important to induce or afford individualized growth and change and even crucial to implement territorial elements, walls and gate, and to have active use of the garden inside.

For this example, I will choose one streetscape (Fig. 2.6.9.) in the latter and one household within it.
Fig. 2.6.9. Streetscape of Designed Urban Tissue

one variant of designed urban tissue in Chungryang 2-dong, Dongdaemun-ku, Seoul

overview of buildings and street

street elevation

sample 3
Sample 3

Tissue Type: Designed Urban Tissue

Location: Chungryang 2-dong, Dongdeamun-ku, Seoul, Korea

WALLS

Form: Flat walls of the same height
position: on the front lot line
dimension: 6' height
materials: sand bricks covered with cement.

Function: visibility: to building front (only the second floor visible), to garden (invisible).
transition: complete physical and visual separation between public and private spaces and neighbors.

Note: Walls work as an envelope to accommodate growth of building (storage, toilet or others in the garden space and balcony above them) and to screen garden furniture.

GATE

Form: Columns and two opening doors and flat roof.
position: on the front lot line.
dimension: height 6'(gate) + 1'(roof)
materials: brick columns, steel plates and concrete roof.

Function: accessibility: The gate is not usually locked in the daytime. It is interesting to see that three households (two are renters.) collectively use the gate and the porch. A small cake-shop additionally built in the garden has also its entrance in the front.

Note: It seems to be because every household (even if this household sub-rented to two other households after-
wards) is attached to the ground that each household affords to implement territorial walls and gate as in the detached houses.

**GARDEN**

Original garden space is about 26m² but more than half of the garden has been filled with commercial space, storage and toilet (Fig.2.6.12. (1), (2) and (3)) which, again, facilitate to have balcony space above them. The rest of the open space is mainly used for circulation.

**Note**: Even though there is no physical, visual interaction between the public and private, the garden space of about 12m² is not privately cultivated but symbolic for the three households.

**Fig.2.6.12.**

**RESIDENT**

The interviewer approached a high school boy looking at the street in front of the gate on a Sunday afternoon and he asked to talk to his mother who was selling cakes to children in the additionally built-in shop.

She refused to comply because she was busy. The interviewer took his time and slowly continued to try to talk to her while he was buying and eating cakes.

**Note**: The interviewer found that the resident was familiar with and kind to neighbors and children but that she was obviously reluctant to talk about and show her house which compactly contains three households and a cake-shop.

In a sense, she seemed to be afraid to talk positively about her renting and commercial activity.
Chapter 2-7 Territorial Elements in the Ready-made Urban Tissue

In most cases of the ready-made urban tissues, they show a mass-housing which is a mass production of dwelling for unknown mass-residents. They command a vertical accumulation of collective households and they cannot afford such individual territorial elements as walls or fences and gate but have quite different territoriality which is a break-down of the traditional territoriality in dwelling.

However, the ready-made urban tissues usually have collective outside walls and gate for each project site as well as other collective facilities (collective parking (Fig.2.7.1.), garden (Fig.2.7.2.), playground (Fig.2.7.3.), church and power plant (Fig.2.7.4.), etc.).

The following are examples (Fig.2.7.5.) of an apartment building in the ready-made urban tissue type and a sample of collective territorial elements of the project site.
Fig. 2.7.5. Streetscape of Ready-Made Urban Tissue

one variant of ready-made urban tissue in
Jamsil 2-dong, Kangnam-ku, Seoul

overview of the project site

apartment building elevation

sample 4
Sample 4

Tissue Type: Ready-made Urban Tissue

Location: Jamsil 2-dong, Kangnam-ku, Seoul, Korea

**WALLS**

**Form**: Bar screen within brick frame
- **position**: along the boundaries of project site
- **dimension**: 6' height
- **materials**: bricks and steel bars

**Function**: visibility: The walls allow full visual access to the inside. They are not visual barriers but physical barriers.
- transition: The walls are collective territorial elements which mark boundaries of the project site.

**Note**: The walls are built by builders/planners. They are meant to have limited number of entrances to and from around the project site.

![Fig.2.7.6.](image)

**GATE**

**Form**: Four columned entrance for pedestrian on both sides and vehicles in the middle.
- **position**: on the boundaries of project site
- **dimension**: about 100' width
- **materials**: brick columns

**Function**: accessibility: There is no control on the access to the project site. But when one reaches and enters one's apartment building, one is seen by a service man in office in front of elevator who is supposed to be a guard.

**Note**: Even if there are two other gates on the other sides
they all are collective ones for 3,930 households and do not have control on traffic in and out but the symbolic guard at the entrance of each apartment building is assumed to have control on the access and to be able to recognize all the residents of the building.

GARDEN

Collective and symbolic large garden (130 m x 40 m) in front of each building for 134 households. It is simply covered with grass without garden furniture.

Note: The open space is the interval space between buildings, particularly for light rather than for designed activities. Park, play area and others are collectively provided within the project site.

RESIDENT

Even if residents are within the collective walls and gate and use common open space, it is not frequent to find intimacy among residents that they meet, greet and talk to each other even in the elevator.
Chapter 2-3 Territorial Elements in the Controllable Urban Tissue

In chapter 2-3, walls, gate and garden of this urban tissue were observed so that I would briefly describe the changing implementations of walls and gate.

WALLS: Outside walls were built much taller than human's height for more security and privacy (Fig. 2.8.1.). Due to the influence of the western life style and the improvements in security, walls tend to be lower and more permeable. Recently one can find well-designed outside walls of this kind (Fig. 2.8.2.). But this tendency shows some conflicts to reheighten walls or to put sharp iron-bars on the top of low walls (Fig. 2.8.3.).

GATE: Like the case of walls, gate was higher and heavier (Fig. 2.8.4.). But these days, the gate tends to be lighter, thus allowing visual accesses to the inside (Fig. 2.8.5.).

GARDEN: As more permeability is allowed, the garden seems to be kept simpler and cleaner rather than actively used as before.

The observations of the four samples will describe the above more in detail. The following is one example of the street-
Fig. 2.8.5.

scape (Fig. 2.8.6,) in the controllable urban tissue type and one sample of a house on that street and the other three samples around the area.
Fig. 2.8.6. Streetscape of Controllable Urban Tissue

one variant of controllable urban tissue in Hwagog-dong, Kangseo-ku, Seoul

overview of the area site

street elevation

sample 5-4
Sample 5-1

Tissue Type: Controllable Urban Tissue

Location: Choi, Jaegwan (Chin Ho)
Hwagog-dong, Kangseo-ku, Seoul, Korea

WALLS: Form
Walls of the same height on the ground built up high.
position: on the front line
dimension: 10' from the ground of street
materials: sand bricks covered with emaent

Function: visibility: to building front(partly visible),
to garden(invisible)
transition: complete physical and visual separation
between public and private spaces and neighbors.

Note: Walls are too solid and high seen from street so
that they can hardly give familiarity but only
oppressive feeling.

Fig.2.8.7.

GATE: Form
two columns and two opening doors under roof
position: in the middle of the front lot line
with 4' setback of stairs
dimension: 10' height from the top step of stairs
to the roof of the gate
materials: steel plates of the gate and concrete
columns and roof

Function: Accessibility: One walks up 5 steps of stairs and
presses the buzzer. The resident
identifies the visitor by interphone
and lets the gate open by switch.

Note: The house has another transition, porch with stairs
from open space to built space. Most of the
detached houses have this double transition in the
gate and the porch.

Fig.2.8.8.
Narrow and deep garden landscaped with small rocks and bushes. There are steel frames for drying and crocks buried into the ground for storing vegetable food, soy and so on. Enclosed with exclusive territorial elements, the garden is clean and quiet. The garden is in so much active use as in the traditional and spontaneous urban tissue areas, resident tends to have a kind of secret garden which is not permeable to neighbor as well as to the public.

The housewife responded that she had not been robbed in her house. She could hardly see her house because of the high outside walls even when she stepped in her alley.

She said that the garden was not in much use because it was not south-oriented. Thus, she neither does much gardening nor thinks that the garden is private. Children usually play on the street rather than in the garden.

Note: In contrast with the exclusively high walls and gate with stairs, the resident is kindly responsive to the interview.

Even if the garden is deep and secret with the solid territorial elements, it is not much cultivated by the living of the family but considered to be symbolic open space to them.
Sample 5-2

Tissue Type: Controllable Urban Tissue

Location: Lee, Jaeyong
Hwagog-dong, Kangseo-ku, Seoul, Korea

**WALLS**

Form: Lowered solid walls and permeable barriers

- position: along the front lot line
- dimension: min. 5' (solid part) + 2' (permeable part)
- materials: sand brick walls partitioned by brick columns and wire-net above

Function:

- visibility: to building front (mostly visible),
  to garden (half visible)
- transition: complete physical separation in terms of walls' height which is higher than human height with ample visual permeability to building and garden

Note: This sample shows a big change from the former samples in terms of visual permeability. But one can notice a kind of camouflage of plants which seems to screen the privacy of dwelling claim.

**GATE**

Form: square frame of columns and roof and two opening doors

- position: front lot line
- dimension: 8' x 8'(the frame of columns and roof)
- materials: concrete columns and roof and steel gate

Function: accessibility: When one presses the buzzer, the resident identifies the visitor by interphone and let the gate open by switch.

Note: It can be said that the more visual permeability, the more controlled accessibility; the control on
access is double in porch and gate, it is more technical than in other urban tissue type areas. These seem to be a kind of compensation for the more interaction between public and private spaces through the territorial element.

GARDEN

The physical elements and the use of the garden are different from those of the traditional and spontaneous urban tissues. Here, the crowded garden furniture (i.e., crocks, water, etc.) and positive activities (i.e., washing, circulation to different spaces within house, etc.) are internalized due to the influence of western life-style. Thus the use of garden is very negative (car parking, a dog as a pet and for warning, and plants for garden landscape as well as for additional screen to and from outside).

RESIDENT

The First Interview: January, 1980

When asked to be interviewed, the child on her errands said that she thought that she should ask her father and the father gave her message to the interviewer that he would refuse the interview and also would not allow to take a picture of his garden.

Note

Whereas the territorial elements on the transitional border show some openness compared with those of the traditional and spontaneous urban tissues, the resident's attitude to the interviewer was unexpectedly exclusive.

The Second Interview: March, 1980

The interviewer was able to meet the father of the girl and then the housewife who was called out by her husband. The interviewer was led into the house by the housewife and sat on a chair to make an interview.

The housewife said that she had the original high walls lowered and put the permeable wire-net on the top of the walls. She
thought that the visual interaction through the wire-net softened the sharp corner of the trapezoidal lot. She did not think that the high solid walls necessarily guaranteed high security. She liked the openness that her neighbors took a look at her garden and house. She also liked to look outside from her house. She thought that the visual interaction increased security in a way and that eventually it was desirable not to have solid walls but to have soft marks of boundary such as hedges, bushes, and so on.

Note: The housewife was much positive in her soft territorial elements and had open attitude that she liked the visual interaction.
Sample 5-3

Tissue Type: Controllable Urban Tissue

Location: Hwagod-dong, Kangseo-ku, Seoul, Korea

**WALLS**

Form: solid walls with regular visual breaks of steel bars
position: along the lot line
dimension: increasing height from min. 5' due to the slope of the street
materials: cement concrete walls and steel bars

Function: visibility; to building front (completely visible), to garden (mostly visible)
transition: As physical barriers, the walls are neither oppressive nor defensive but mediate between the two territories by allowing full visual permeability.

Note: The change of more permeability in walls than before can be seen in recently built houses.

**GATE**

Form: two separated gates without roof; one small entrance for pedestrians and one large entrance for vehicles and things like big furnitures
position: on the front lot line
dimension: about 20' wide gate including columns
materials: stone-covered columns and steel bar frame gate

Function: accessibility: One cannot easily find any buzzer or other way to reach the resident of the house (for example, I could not find a way to call the resident to make an interview.)

Note: It is ironical that the walls and the gate expose all the garden and the building facade but that the
house tells nothing about the accessibility and the name and address of the resident.

GARDEN
No garden furniture and no signs of 'cultivation' as one can see in the gardens of the traditional, spontaneous and designed urban tissue samples (refer to sample 1, sample 2, and sample 3). There are only small shrubs and two small pet dogs for additional warning effect.

Fig.2.8.15.

Note: It seems to be a tendency that 'soft' territorial elements induce negative uses of garden and vice versa.

RESIDENT

The First Interview: January, 1980

No resource was available as yet because the interviewer could see no indication on the gate how to reach the resident.

The Second Interview: March, 1980

The interviewer pressed a buzzer and the resident identified through the interphone who the visitor was. Hearing the business of the interview, the interphone said that his elders to comply the interview were out at that time.

After 30 minutes, the interviewer visited the house again and interviewed a high-school student who was inside the gate without opening it. He responded to the questions cautiously. He said that he liked the permeable walls and gate and that he did not worry much about a thief entering the house. When asked whether it was inconvenient not to be able to behave as he liked (for example, one cannot take off some of one's clothes, rest or enjoy the sunshine.), he asked in return what would be the reasons to do so outside of the private built-space.

Note: The resident no longer considers the garden as a private space. Even though the resident seemed
to be a little proud of the open territorial elements, the attitude of the resident was very cautious. But this is not difficult to understand because the house shows the unusually open territorial elements. But this kind of territorial elements is expected to appear more in the future.
Sample 5-4

Tissue Type: Controllable Urban Tissue

Location: 55-10, Hwagog-dong, Kangseo-ku, Seoul, Korea

**WALLS**

Form: flat walls of the same height
position: along the lot line
dimension: 7' height
materials: sand brick covered with cement

Function: visibility: to building front (roof visible)
to garden (invisible)
transition: complete physical and visual separation between public and private spaces and neighbors

Note: One can easily notice the readable implication that the resident formerly built the low walls in elegantly curved shape but changed and heightened them. The residents and the neighbors can meet their eyes in the garden.

**GATE**

Form: rounded columns and flat roof placed on them.
small pedestrian door within the two opening plates
position: on the front lot line
dimension: 7' (gate) + 3' (roof)
materials: steel plate gate, concrete columns and roof

Function: accessibility: One presses the button inside the mail box. Only part of the whole plate as a door is used for the entrance of people.

Note: We can sense the taste of developers or builders of present days: in the form of the gate still commanding the heavy columns and gate. It has also
There are garden furnitures such as swing, children's bicycles, crows, and bushes. Tiled connection between gate and porch and the rest is covered with grass.

Note: In terms of the intensity of the dwelling claim, this garden is, in its privacy, between the samples in the traditional urban tissues and samples 5-2 and 3, and in its cultivation as a living space, it is between the samples in the spontaneous urban tissues and samples 5-1 and 3. This garden can be a typical of the life-style of the present middle-class people.

*Resident's remarks are induced and continued by asking proper, but not prepared, questions and reconstructed afterwards, For convenience, I only arranged what the resident said.
CHAPTER 3

TERRITORIAL ELEMENTS IN THE U.S.A.

Territorial elements such as fences (or outside walls) and gate, in the United States, are not as outstanding and dominant as those in the Far East Asia, at least in Korea. The differences in the meaning, form and function of these elements between the two cultures seem so obvious that the implementations of the territorial elements in the two countries seem to be wholly different games from each other. We can simply understand the different games of territorial elements by thinking about the early American development by the frontiers in the vast plains whereas almost 80% of the small national area of Korea is covered with mountains and hills. Americans usually have soft kinds of physical marks around the land of their ownership. They allow them to have a wide view to the outside. On the other hand, Koreans have solid walls and gates along the border of their lots, as the result of the rigid sense of territory on their lands and of the intention to accommodate the microcosm of
one's own within the walls. But this does not mean that Americans
do not have as strong a sense of dwelling territory but that
they only have different means of expressing their territoriali-
ty: symbolic front yard with soft territorial marks, transi-
tional porch into the closed building box and semi-private back
yard with permeable dwelling claim.

In the present residential areas of the United States, the
concept of land as a field of strolling oxen no longer exists
and becomes to be considered valuable as an important item of
estate even if it is still much cheaper than its building. Some
people start (tend) to have more solid territorial elements
while many others are not concerned about or even not conscious
of the elements on the edge of their property.

However, as I mentioned in the beginning of this chapter,
the territorial elements such as walls (or fences) and gates
are, not as omnipresent as those in Korea even though the prochs
are very outstanding elements, Thus, the relationships of
meaning, form and function to user needs seem to be more implicit
than what we can understand in the Korean territorial elements.
For reference, Prof. S. Howell has commented on the range of structural barriers between public and private space in the U.S. and recorded the possible meanings of the physical elements to the varied issues of user needs, preferences and satisfaction as follows:

1. to keep out human intruders - children at play - criminals at work.
2. to keep out other animal intruders - which deface/pollute and annoy.
3. to declare their territory, property and possessions.
4. to protect plants.
5. to declare status.
6. to establish privacy for enclosed yard activity (i.e., barbecues and garden parties).
7. to aesthetically complement space (i.e., landscape).
8. as a response to a major 'suede shoe' (fast operator) sales effort.
9. as an expression of historical relation of tenants to prior spatial experiences.
   a. no land extension from living unit.
   b. significant land extension from living unit.
10. to control the play range of young children and the roaming range of pets.
11. 'Found' recreational activity for the 'head of household' (i.e., "This Sunday I'll build a fence.").

12. Architectural support for landscaping and planting plans of tenants.

13. Visual access to neighbors – visual barrier from neighbors.

14. What is there, is there; it will be maintained ("We bought it that way and we left the fences up.").

15. Two or more of the above.

16. None of the above.

Next, I will provide my observations with informal interviews on the typical and changing examples of territorial elements in the urban tissues of U.S.A. For a referential survey, I assume that there are only two types of urban tissues in the U.S.A. based on the morphology. One is the detached urban tissue type and its one variant is chosen in Cambridgeport, Cambridge, Massachusetts. The other is the continuous urban tissue type and its variant is chosen in Manhattan, New York City.
SELECTED URBAN TISSUE TYPES OF RESIDENTIAL ENVIRONMENTS IN U.S.A.

detached urban tissue

scale 1" : 200'

one variant in Cambridgeport
Cambridge, MA

Refer to the Streetscape and the Sample 6 in Chapter 3-1

continuous urban tissue

scale 1" : 400'

one variant in Manhattan
New York City

Refer to the Streetscape and the Sample 7 in Chapter 3-2
Chapter 3-1 Territorial Elements in the Detached Urban Tissue

In the urban tissues in America, we see a different game of territorial elements: fences and porch instead of outside walls and gate.

**FENCES** Boundaries of property are not marked by walls but by hedges, fences and so on. Territorial elements are never so solid or rigid as in Korea. Figure 3.1.1 shows the traditional American fences. Even in the private back yard, the fences allow visual and physical interactions with the adjacent neighbors and the public (Fig. 3.1.2).

But some people have low marks of solid materials as in Figure 3.1.3 and some others start to have outside walls or fences up to human height, even higher than that (Fig. 3.1.4.).

This seems to be an implicit tendency which needs more survey in order to be identified. However, this is an interesting and contrasting tendency with that in Korea.

**PORCH** We can hardly find a house with a gate. Instead, the porch is a strong element in front of every house. Even though there are symbolic transitions in the front yard such as small door
or stairs, it is the porch that makes the transition between public and private. This quite different situation of the entrance has to do with the structure of the house within a lot symbolic front yard, closed box of building through porch and private back yard in America whereas in Korea, outer gate into private front garden or court yard and open box of building.

It is for individual and private outdoor activities (i.e., barbecue, rest, etc.). But neighbors can share visual and physical accesses (Fig. 3.1.2.), which is quite different situation from that of Korea.

The above different situations of territorial elements may be because of different life-style, culture and so on.

The following are one example of the streetscape (Fig. 3.1.6.) in the detached urban tissue type and a sample of the house with typical fences, porch and back yard on that street.
Fig. 3.1.6. Streetscape of Detached Urban Tissue

one variant of detached urban tissue on Chestnut street, Cambridge, Massachusetts

view on the street

street elevation

sample 6
Sample 6

Tissue Type: Detached Urban Tissue

Location: Chestnut Street, Cambridge, Massachusetts

**FENCES**

Form: palisade

- position: around the lot line
- dimension: 3' height
- materials: wooden fences

Function: visibility: to building front (all visible), to back

yard (slightly visible from the public space and almost visible among neighbors)

transition: symbolic separation between public and private spaces and neighbors.

**Note**: The fences of this sample are typical examples even if there are some atypical examples of high fences in western Cambridge.

**PORCH**

Form: stuck out porch with stairs and veranda above.

- position: in the middle of the front of the building
- dimension: wooden frame

Function: accessibility: One enters through the small door in the fences and steps on the stairs and porch. One presses the buzzer to call the resident out. One can walk around and see the back yard if he wants.

**Note**: Porch is an important facade element. It sticks out beyond the building line in the middle of the building,
Back yard of every house is, somehow, physically marked to each other. But it shares visual accesses to each other and can allow physical access from the public and neighbors.

Thus, it is the only private garden but it is actually semi-public.
Chapter 3-2  Territorial Elements in the Continuous Urban Tissue

In the continuous urban tissue usually of high density, the houses without set-back either have direct transition from public open space to privately built space (Fig.3.2.1.) or have transitional space by leaving open a part of the built space on the ground floor (Fig. 3.2.2.).

In the houses with set-back, the space may be concentrated used for circulation to the first and the ground floor (Fig. 3.2.3.) and the rest space, if there is one, becomes more a symbolic front yard used for viewing purposes.

In most of the houses with set-back in the continuous urban tissue as well as in the detached urban tissue, the territorial elements are meant to be the soft marks of the property line which are not intended to be a physical or visual barrier. The accessibility on the edge of private and public territories open transition by stepping on the stairs, getting in through the open or symbolic entrance and being conscious that one is stepping in between the symbolic front yards.
The following are examples of the streetscape (Fig. 3.2. 4.) in the continuous urban tissue type and a sample of the house with unusual and interesting territorial elements on that street.
Fig. 3.2.4. Streetscape of Continuous Urban Tissue

One variant of continuous urban tissue type on the 70th Street between Park Avenue and Lexington Avenue, Manhattan, New York City.

view on the street.

street elevation sample 7
Sample 7

Tissue Type: Continuous Urban Tissue

Location: 125, 70th Street, Manhattan, New York City

**WALLS**

Form: flat walls of the same height
position: along the front lot line
dimension: 7' height
materials: bricks covered cements

Function: visibility: to building front (the 1st floor invisible) to garden (invisible)
transit: complete physical and visual separation between public and private spaces and neighbors.

Note: These outside walls are unusual in the urban tissues in the U.S.A. but show a tendency for some people to build solid and hard territorial elements.

**GATE**

Form: two gates with two opening doors between square columns
position: on the front lot line
dimension: 7' height
materials: steel plates, columns of bricks and cements

Function: accessibility: One gate is for main entrance and the other is for service.

Note: The two solid gates of steel imply that the residents are very rich and high-class or very exclusive people.

**GARDEN**

The observation of the garden was not possible because there was no visibility from the street and because the observer was not allowed to see the inside of the gate.
But the service man who was working at that time said that there were only grass and plants.

RESIDENT  Only the service man of the house, who was working on the street in front of the house, was available to be interviewed. He said that the mistress of the house was inside, and nobody was allowed to get in when she was in the house. He told the interviewer to come later when she was out so that he could show the inside. He said she was a president of some institute.

When asked about high walls and solid gates, he said they were for privacy. He did not say that he disliked them but he said he could understand because people needed more privacy as the city was getting denser and denser.
CHAPTER 4

EXERCISE IN DESIGN PROPOSAL

This chapter is an attempt to organize the observations of territorial elements in various urban tissues, and to have a conclusion.

I will make the abstraction of observations in the form of Agreements and explanations in the urban tissue types. The flexibility of the structure of the Agreements results in a good freedom in their application because one may not need hesitate to change and add part of Agreements only if the related people share values. It is also because explanations in the urban tissue types show the combination of Agreements and their context of application in the case of the chosen urban tissue type that the user can use discretion in his implementation of Agreements referring to explanations.

The clarity in the Agreements and the context in the explanations are the guarantee against going wrong too far. The indeterminacy of Agreements and explanations in the very detail is for the accommodation of user-powers and their variation.
Chapter 4-1 Agreements and Explanations

In the form of Agreements, patterns of territorial elements are structured in a semi-lattice system rather than a tree system. Explanations are made, as a combination of Agreements, particularly for the chosen Controllable Urban Tissue and shortly for the other urban tissue types.

The structure of Agreements are as follows:

Agreement 1 : Territorial Elements of Universality
Agreement 2.1 : Territorial Elements of the Closed Pattern
Agreement 2.2 : Territorial Elements of the Permeable Pattern
Agreement 2.3 : Territorial Elements of the Open Pattern
Agreement 3.1 : Territorial Elements of the Closed Building-Envelope
Agreement 3.2 : Territorial Elements of the Closed Building and Lot-Envelope
Agreement 3.3 : Territorial Elements of the Closed Lot-Envelope
Agreement 3.4 : Territorial Elements of the Permeable Lot and Building-Envelope
Agreement 3.5 : Territorial Elements of the Permeable Lot-Envelope
Agreement 3.6 : Territorial Elements of the Open Lot-Envelope

Agreement 3.7 : Territorial Elements of the Open Lot-Envelope with Continuous Building

Agreement 4 : Individual and Collective Territorial Elements

The application of agreements in different tissue types is as follows:

Tissue Type 1.1 : Territorial Elements in the Traditional Urban Tissue, Seoul, Korea

Tissue Type 1.2 : Territorial Elements in the Spontaneous Urban Tissue, Seoul, Korea

Tissue Type 1.3 : Territorial Elements in the Designed Urban Tissue, Seoul, Korea

Tissue Type 1.4 : Territorial Elements in the Ready-Made Urban Tissue, Seoul, Korea

* Tissue Type 1.5 : Territorial Elements in the Controllable Urban Tissue, Seoul, Korea

Tissue Type 2.1 : Territorial Elements in the Detached Urban Tissue, Cambridge, Massachusetts

Tissue Type 2.2 : Territorial Elements in the Continuous Urban Tissue, Manhattan, New York City.

* More explanations are made for this chosen urban tissue type in the thesis study.
Agreement 1: Territorial Elements of Universality

Territorial elements are universal in the environment which appear in the overlapped zones among dwelling, public and other claims, whatever they physically turn out to be in the transition between public and private spaces and between the adjacent private spaces.

The characteristics of the territorial elements are free to change according to individual choice, local conditions and time.

Agreement 2.1: Territorial Elements of the Closed Pattern

Hard Territorial elements strongly tend to visually and physically separate the public and private open spaces and the adjacent private spaces.
Agreement 2.2: Territorial Elements of the Permeable Pattern

Soft territorial elements allow partial visual and physical interaction between the public and private open spaces and the adjacent private spaces.

Agreement 2.3: Territorial Elements of the Open Pattern

Negative territorial elements allow almost complete visual and physical accesses to and from the public and private spaces and the adjacent private spaces.
Agreement 3.1: Territorial elements are of the pattern of the Closed Building-Envelope.

Agreement 3.2: Territorial elements are of the pattern of the Closed Building and Lot-Envelope.

Agreement 3.3: Territorial elements are of the pattern of the Closed Lot-Envelope.
Agreement 3.4: Territorial elements are of the pattern of the Permeable Lot and Building-Envelope.

Agreement 3.5: Territorial elements are of the pattern of the Permeable Lot-Envelope.

Agreement 3.6: Territorial elements are of the pattern of the Open Lot-Envelope.
Agreement 3.7: Territorial elements are of the pattern of Open-Lot Envelope with Continuous Building.

Agreement 4: The above agreements can be applied in the collective territory as well as in the individual territory.
Tissue Type 1.1: Territorial Element in the Traditional Urban Tissue, Seoul, Korea

Territorial elements are building walls, gate and sometimes added walls or fences along the front lot line. They contain a court yard for living space and circulation and a building open to the court yard.

Tissue Type 1.2: Territorial Element in the Spontaneous Urban Tissue, Seoul, Korea

Territorial elements are of the casual pattern which is dependent on the cultivation by the residents' living itself.
Tissue Type 1.3: Territorial Elements in the Designed Urban Tissue, Seoul, Korea

In some tissues of this type, territorial elements are individual walls and gate, and in others they are collective ones or even do not exist.

Tissue Type 1.4: Territorial Elements in the Ready-made Urban Tissue, Seoul, Korea

Territorial elements are for the collective territory where the visibility and the control on access are open.
building line with stairs and porch.

It is quite frequent for the territorial elements to be for the collective territory because of muti-family building.
Tissue Type 1.5: Territorial Elements in the Controllable Urban Tissues, Seoul, Korea

Walls and gate make a closed lot-envelope which contains a quiet private open space and a semi open building box with porch tending to be oriented to the south.

Recently, there is a tendency for the territorial elements to allow permeability between the public and private open spaces and the adjacent private spaces.

Most houses are still without this change to allow permeability. It seems to be difficult for the areas of those houses to give people enough visual communication with the built environment in that the continuous corridor-like walls give a complete exclusiveness and the sense of narrowness and monotony (refer to Notion 5, pp.13).
Even though such rigid relationship between public and private spaces can protect the private dwelling claims, if it is seen the other way around, we can say that it limits one's territory exactly within one's lot (Fig 4.1.1.). On the other hand, the Cambridgeport tissue shows too much abandonment of the private open space and, thus, the abrupt transition into the private built space. Here, the residents show open senses of their dwelling territoriality (Fig. 4.1.2.).

The change of more permeability will affect the latency of the private garden (the more uncultivated by the living of residents), the transition from the private open space into the built space (the more security on the building box with the more obvious and secondary transition in the porch) and the variation of the
thematic built elements in the facade of the building which was mostly covered by walls and gate.

Whereas the front garden has been, almost always, completely hidden, they start to be partially exposed to the public space and to neighbors. This change seems to be reasonable because the western life style influences to accommodate such private activities as washing and drying clothes, storing food, resting and bathing into the building instead of outside as before.

The change to lower the outside walls down to 1.5m and thus, to allow limited visual access to the inner garden is implicitly recommended by the competent authorities. This creates the physical and visual interaction between dwelling and public claims. People recognize, according to some interviews, this gives a kind of pleasant neighborhood except for the problem of security. It is ironical to find that when the residents with the permeable territorial elements were interviewed, they seem to be less approachable
than those with the hard territorial elements. But this can be understood as a kind of compensation for the permeability of their territorial elements.

As a design opinion, what may be proposed is a compromise of what are considered good in the chosen tissues in Seoul Korea and the U.S.A.; the appropriate improvement of outside walls and gates which will provide the sense of neighborhood and rich legibility along the street by the variation of the territorial elements themselves. And the permeability of the territorial elements should expose the screened building facade and allow the partial view to the front garden without critically hurting the latency of the private open space.

Again, through the improvement of walls and gates, it is hoped that rich variation of the thematic built elements in the building facade as well as that of walls and gates themselves should emerge. The present situation of high
walls and solid gate can be considered as barriers to this emergence.
Tissue Type 2.1: Territorial Elements in the Detached Urban Tissue, Cambridge, Massachusetts

Territorial elements are fences, hedges, porch with stairs, etc.

Open Lot-Envelope contains a symbolic front yard, closed building box and semi-private back yard.

There seems to be a tendency for some people to have more solid territorial elements and also it is frequent for the territorial elements to be for the collective territory because of multi-family detached house.

Tissue Type 2.2: Territorial Elements in the Continuous Urban Tissue, Manhattan, New York City

Territorial elements are symbolic marks in the front yard and more solid ones in the back yard. The transition is on the front
Chapter 4-2 Conclusion

I have been dealing with territorial elements in various urban tissue areas in Seoul, Korea with reference to those in U.S.A. With the available concepts and methods from the four Studies, I observed the morphology and function of such territorial elements as walls, fences, gate and sometimes porch. I also made descriptions about the cultivation of the private open spaces in the name of garden in order to find relations (influences) of the territorial elements to them. Residents were interviewed in order to get their sense of territoriality by the process of getting interviews and their attitudes as well as their comments.

As an abstraction of the above observations, each urban tissue type shows universal existence of territorial elements but different implementation of them which, in turn, have much things to do with the structure of the house within a lot. However, it is interesting to find changing and contrasting attitudes to making territorial elements in the two cultures: In the chosen controllable urban tissue in Korea, people tend
to build permeable walls and gate whereas in the chosen urban tissues in U.S.A., some people make more solid fences and entrance even if this tendency might not be so strong as in Korea. Each of these two tendencies seems to be a change as a compromise with each other but it is obvious that these changes are based on the socio-cultural factors. Particularly in the case of Korea, the changing territorial elements can be said to be facilitated by the influence of western life style, the improvement of building security and others. Also, they are closely related to the people's sense of territoriality, neighborliness and even community.

I think this interaction between the physical elements of dwelling territory and the changing socio-cultural forces will be very interesting to study further.
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