

저소득층 주거환경개선센터 구축 및 운영방안에 관한 연구 (1)

A Study on the Establishment and Operation
of the Center for the Vulnerable to Housing

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Establishing ‘the Center for the Vulnerable to Housing (the CVH)’ is related to enhance the housing welfare as a national housing policy, aiming at supporting the better residential environments for the low-income and vulnerable groups. The CVH, therefore plays a role for improving the quality of housing conditions, mainly renovation and refurbish in the field of the private housing market.

A public role for the housing supports has increased in its demands since ‘Housing Act(2003)’ was legislated. As a consequence, central government drew up ‘Long-term Comprehensive Housing Planning’ to set up a long-term goal for public supports and policy, and various services have been implemented. However, ten years later since ‘Housing Act(2003)’ set up, a role and policy for the housing supports in public sector has been criticised and questioned.

That being so, this study intends to investigate the role and position in the residential supports by central and local governments both, according to the ‘Housing Act’(2003). Furthermore, services regarding the residential supports, which have been addressed by each institution, are scrutinised.

On that basis, primary attention for this study is paid to provide the residential supports to beneficiaries. To review the administrative and legal

perspectives for considering the effectiveness secures, 'Korea Institute of Public Administration' is also cooperated and involved in this research.

As a result of this investigation, five problems on the public role for the current residential supports are mainly discovered. First of all, central government manages its services providing as independent projects without a definite goal and a mid-long term promoting plan. Secondly, most of the services are operated by many of stakeholders which consequents low effectiveness of the services. Thirdly, evaluations of the residential supports that primarily are concerned with result of services often occur problems. Lastly, services that basic autonomous authorities carry out are not professionally organized.

When it comes to relevance, integrity, accessibility and professionalism on public services, there are some problems occurred. For instance, arise of non-beneficiary lacking of the clear criteria for the selection and relevance in the size of subsidies, and absence of integrated provision with the other authorities. Furthermore, a low-accessibility to services for the prospective beneficiaries causes controversy on the efficiency and the official in charge are commonly un-professional, which might provide a low quality of services.

This study accordingly is to solve these problems mentioned above with establishing a center, which is based on professionalism for the residential services. This can provide a comprehensive system of residential support policy, proper services to certain beneficiary as well as relevant infrastructures.

Establishing the CVH, formed together with local autonomy and central government is the most optimized approach, according to the research to investigate administrative alternatives for the CVH. It is also necessary to establish regulations with a existing legislation for short-term period and enact a general law for mid-long term period to settle.

‘The Center for the Vulnerable to Housing’ takes charge of primary assignments. Firstly, it supports the initiatives for housing renovation and improvement of residential environment. Secondly, it assists the improvement for living environment based on the housing inspections. Thirdly, it helps to formulate the evaluation and infrastructure. By doing this, the CVH helps to improve the residential environments that have subminimum standard housing conditions and renovate housing for vulnerable groups(disabled person or elderly) to encourage them for independent life.

Taking these things into account, this research delivers the implementations for systematic alternatives to have variety perspectives of both authority and beneficiary on the existing policy and services of housing supports. It would be required for rational and elaborated operating system on the further study.

Key-words: Improvement of living condition, Housing supports, Vulnerable groups, Low-income groups, The Center for the Vulnerable to Housing