

Gyeonggi Provincial Urban Growth Management

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Jeon, Yu-sin

Urban Planning Advisory Group
Gyeonggi Province, Republic of KOREA



I. Gyeonggi Province

II. Growth Management

III. Growth Management Plan

IV. Growth Management Monitoring System

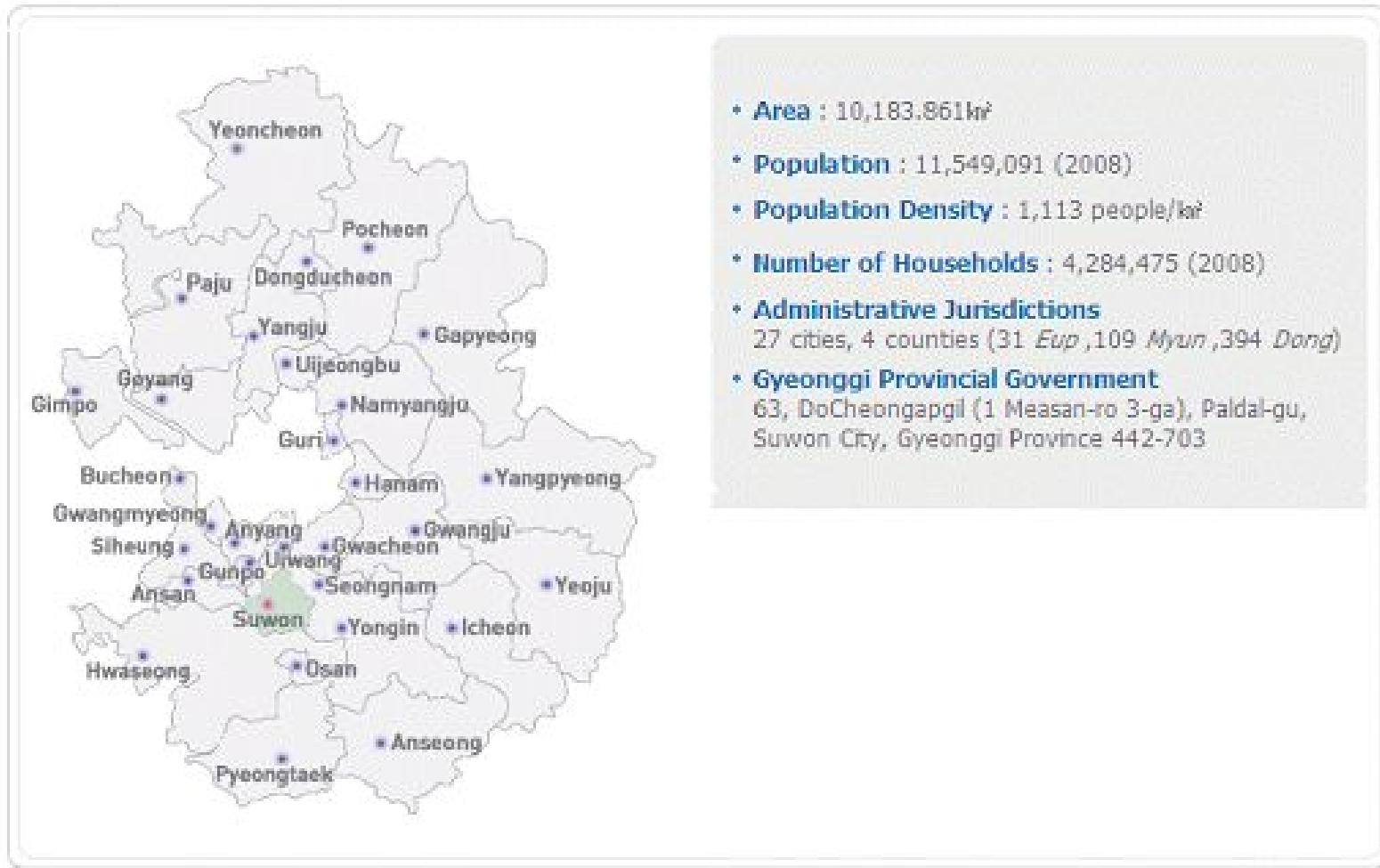
V. Urban Development Project

VI. Metropolitan Traffic : GTX



I . Gyeonggi Province

Administrative Map



◆ Growth Management Planning

- Master Plan for Strategic Management of Capital Region(2005)
- Gyeonggi Provincial Comprehensive Plan(2011)

◆ Growth Management Monitoring

- GMS(Gyeonggi Growth Management Monitoring System)

◆ Urban Development Project

- Gwanggyo New City Development

◆ Expansion of Metropolitan Urban Infrastructure

- GTX(Great Train eXpress)



◆ Background

- Metropolitan areas have been hotbeds for improper urban development over the last 30 years and suffered from many kinds of problems such as unstable property prices, environmental destruction and so much
- A measure is in need to prevent cities from the poor housing conditions in roads, water sewage system, parks, green space, school and even hospitals equipped with no fundamental facilities

◆ Strategy

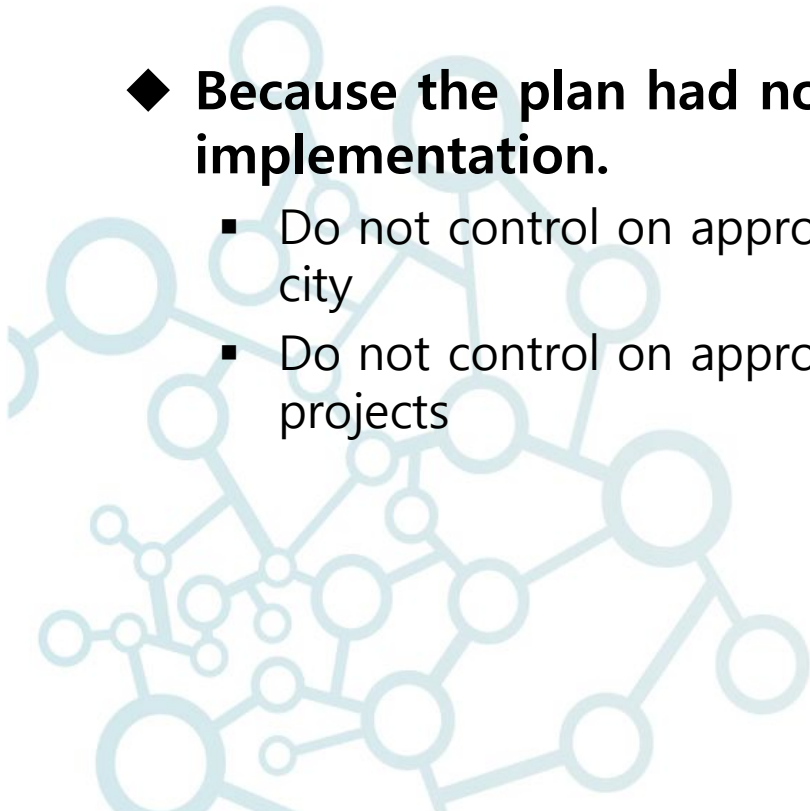
- City comparativeness enhancement and metropolitan infrastructure augmentation
- Demand management of the urban development and strategic urban development project
- Sustainability enhancement by reconciliation between development and preservation

◆ Implementation

- Urban comprehensive plans should be coordinated with the Master Plan
- Urban comprehensive plans prohibit large land development projects not matching the capital region master plan

◆ Because the plan had no legal position, it was restricted in implementation.

- Do not control on approval procedure of urban master plans each city
- Do not control on approval procedure of large land development projects



◆ Background

- The capital area is comprised of three metropolitan councils(Seoul, Incheon, Gyeonggi province), Gyeonggi province has not established a provincial comprehensive plan
 - Seoul : Seoul Urban Comprehensive Plan(2007)
 - Incheon : Incheon Comprehensive Plan(2007)
- No legally official comprehensive plan due to the existence of 『Capital Region Readjustment Plan』 which is a central government plan
- Objective of the plan is to control the overcrowded capital region, but it is exactly not a growth management plan
- The Comprehensive Plan, as a result of the agreement of Ministry of Land Transport and Maritime Affairs

◆ Strategy

- Improving International Competitiveness
- Setting Megalopolis Transportation System
- Building IT Infrastructure
- Preservation of Environmental Resource
- Control of Metropolitan development projects
- Strict Land Use Management
- Strategic Greenbelt Management

◆ Provincial Comprehensive Plan should be

- An implementation plan of national and provincial policies
- A guideline plan for the local government's urban comprehensive plan
- An integrated & coordinated plan of the provincial sector plans
- A program & project plan for the provincial government policies

◆ In the plan-making process, Inter-governmental dialogues & meeting should

- Be prepared to get the cross acceptance procedure
- Be accomplished environment-friendly
- Realize strategic environmental assessment
- Reform of planning acts & ordinances, including the National Territory Basic Act
- Be followed to get a meaningful provincial comprehensive plan

◆ Time Scheduling

- November 2010 : planning
- December 2010 : Provincial Council Review
Urban Planning Committee Deliberation
- February 2011 : Request of Ministry of LTM Affairs' approval
- June 2011 : Implementation

◆ **GMS(Growth management Monitoring System) is**

- Established Information system using GIS(Geographic Information System) technology
- To monitor for growth management of land use plans, land development projects by growth management indicators
- To support decision making of urban policies, plans

◆ **Constructed Data**

- **Geographic** : administrative boundary, land registration map, DEM, aerial photograph etc.
- **Regulation** : map of forest type, ecology, green, land cover and preservation zones etc.
- **Planning** : regional town planning, government's urban comprehensive planning etc.
- **Land Development** : residential development, new town, urban development etc.
- **Statistics** : populations, houses, business, employees, land use etc.

◆ Main Functions

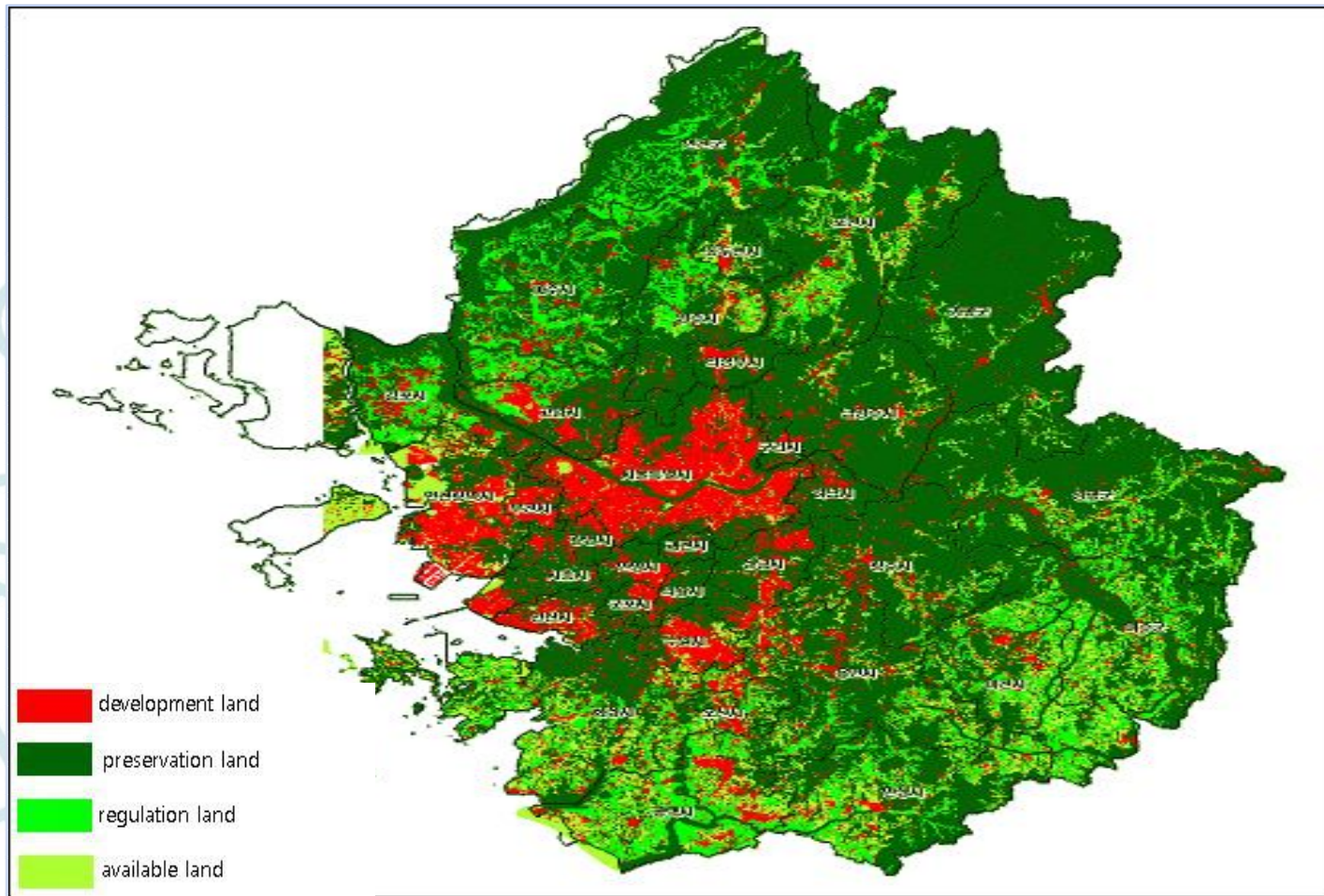
- Status Monitoring
- Support Policy : policy making and planning determination by evaluating on situations of the developing land use

◆ Expected Effects

- Continuous planning by sharing all kinds of planning and development information through the web-based status monitoring system
- Sharing information and promoting exchanges among cities through the bulletin board of the status monitoring system
- Supporting the space-based decision making for urban management
- Integrated monitoring on Seoul metropolitan area planning and development projects
- Adjusting generally urban plans established by cities and counties
- Carrying forward a strategic urban growth management based on spatial information

IV. Growth Management Monitoring System

◆ Application Case 1 : The official map of region-wide land use

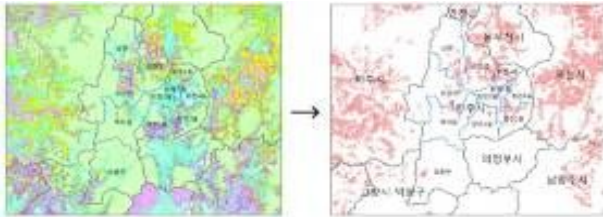


◆ Application Case 2: analysis for available land

1. Set-up scenario

- Where is a suitable site for a logistic hub?
- How many are the areas for residential development in Gyeonggi?

2. Inquiry of available land



- Law, regulation, land use condition

3. Proposed available land for scenario

번호	지역구명	면적	주요특성
1	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌
2	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌, 일대농촌
3	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌, 일대농촌
4	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌, 일대농촌
5	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌, 일대농촌
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7	안성시 일죽읍 일죽리 일대	11,000	농업지역, 일대농촌, 일대농촌
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4. Proposed sites



5. Selection of a suitable site



◆ Objectives : “One the full city is wonderful”

- It aims not only to solve the housing problem of the metropolitan area but also realize the regional development
- Gwanggyo New City is an environment friendly and self-sufficient new residential complex that seamlessly harmonizes the space of work, living and rest

◆ Summary

- Progress status : under construction(2004. 06 ~ 2011. 12)
- Area : 11,301,699m²
- Population : 77,500 residents, 31,000 households(68.7 person / ha)
- Developer : governor, mayor, public corporation
 - Governor : policy making, development planning
 - Mayor : urban management
 - Public corporation : implementation

◆ Urban Development Goal

- Coexisted city of human & natural
- Multi-functional city for life-style urban-rural
- University town & educational city
- Resort city in metropolitan area
- Important spot of transportation(road, rail, tram..)

◆ Land Use Principles

- Effective use of insufficient available land
- Apply to multi-dimensional land use, mixed use development
- Conservation, restoration of natural environment, theme of development using natural environment
- Environment friendly land use plan making use of geographical features
- Self-sufficient residential complex
- Theme city of urban landscape and identity

◆ Specially Planned Zones

- A total of 11 Specially Planned Zones including an administration town, hotels & convention centers, business parks, commerce & culture districts, amusement parks, well-being counties and education towns will be reborn as original and creative spaces via the participation of civil investor and international expert groups
- **Business Park A** : multi purpose business complexes equipped with optimal facilities

- **Amusement Park B** : prestigious leisure district opened to its residents and as a resting place filled with extraordinariness & uniqueness
- **Education Town C** : incorporating the function of both education and residence



V. Urban Development Project : Gwanggyo

◆ Bird's-eye view



◆ Background

- **Continued expansion of the metropolitan transportation area**
 - Increase of long-distance passenger travel
- **Increasing importance of energy efficiency and new transportation means**
 - Korea is the 9th largest energy consumer in the world
 - Oil price can increase at any time
- **Economic support under a fresh New Deal Policy**
 - Stagnation of object economy, insufficient employment
 - High unemployment rate
- **Sustainable development and Green Growth promotion**
 - Rail accounts for 13.5% of transportation in the Metropolitan Area
 - Housing shortages and traffic congestion must be resolved
 - New transportation means needed for Low-carbon Green Growth

◆ What is GTX?

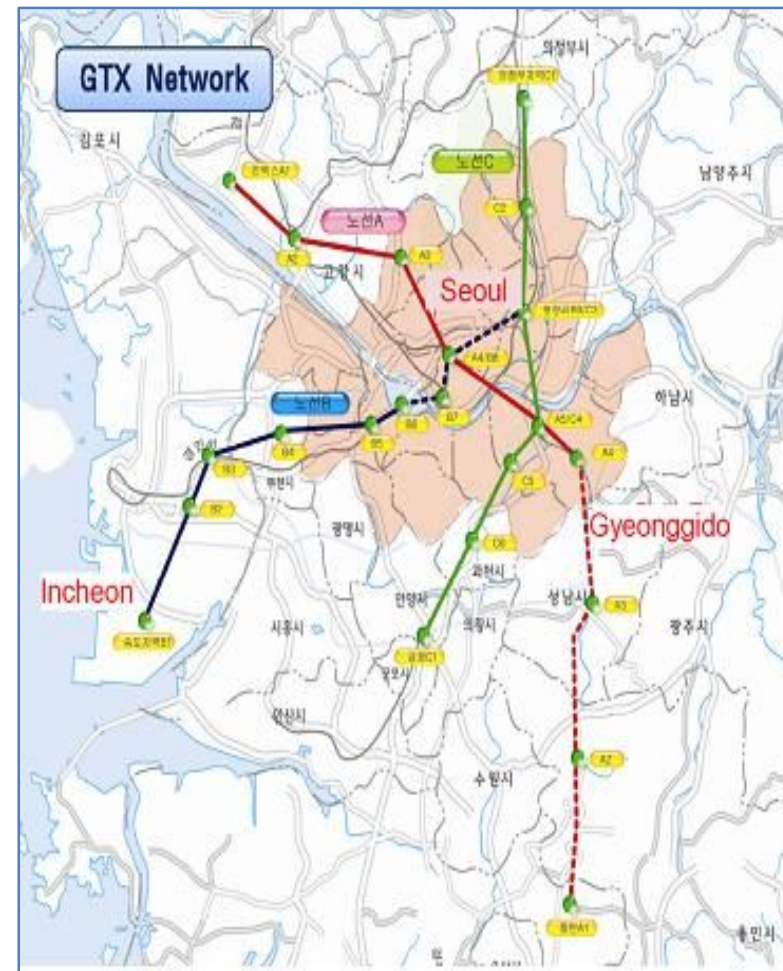
- A Metropolitan Area-wide express rail System introduced as an innovative and comprehensive transportation means that can reduce vehicular traffic and provide high speed service(more than 100km/h) as well as exceptional comfort

◆ Strategy

- Uses belowground space(depth of 40~50m) which is generally not utilized by landowners
- Creates direct line which enables a run time to be less than 30 minutes between Gyeonggi Province and Seoul
- Reduces train services time by minimizing in building stops
- Establishes foundation for Low-carbon Green Growth by introducing rail-centered transportation

◆ Summary

- Progress status : planning
- Project Period : 2011 ~ 2016
- Line : 3 (combined length 145.5km)
- Each line has a key position : the center of seoul and three secondary city centers
- Each line projected to have ample users : easy to secure construction financing



◆ Expected Effects

▪ Increase Transportation efficiency & Green Growth

- Reduced vehicular energy consumption(approximate reduction of 450,000 tons/year and cost saving of KRW 586.6 billion)
- CO₂ emission reduced by 1.49 million ton/year(handling cost reduction of KRW 59.5 billion)

▪ Maximize economic effects

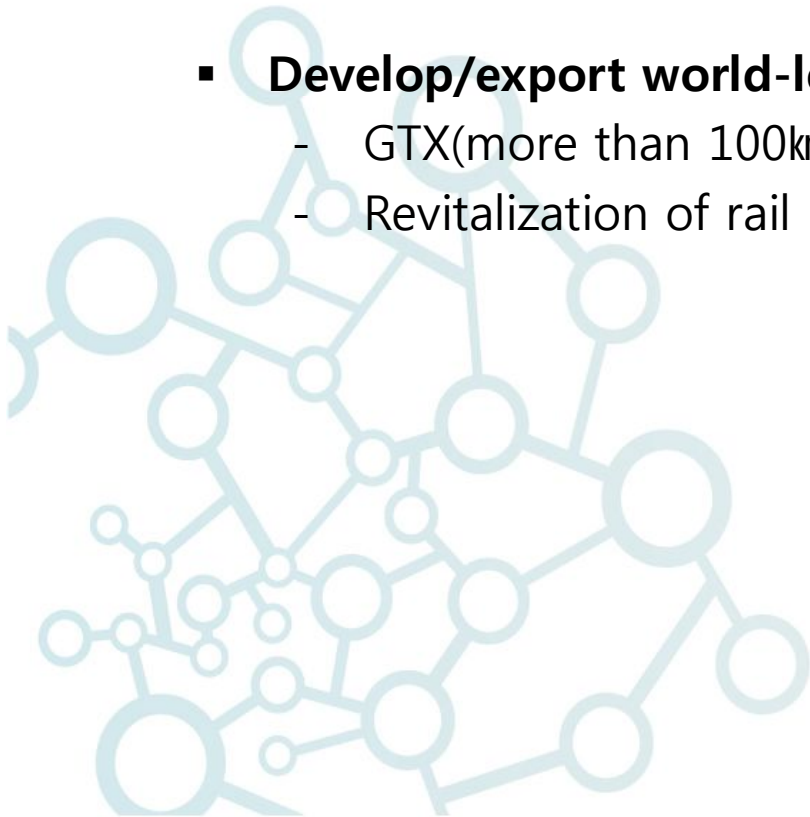
- Creation of employment in the construction industry (employment inducement of approximately 260,000 jobs)
- Ripple effects for the local economy(production inducement of approximately KRW 2.7 trillion)

▪ Settle the housing problems

- Each transfer station plays a pivotal role as commercial districts and cultural and entertainment centers so that it encourages to diversify housing-demands in the capital region and stabilize the house prices

- **Resolve metropolitan issues & strengthen competitiveness**
 - GTX can address housing shortage problem by expanding the "One-day" life zone
 - GTX can strengthen the competitiveness of the Metropolitan Area by expanding the economic foothold

- **Develop/export world-leading express rail technology**
 - GTX(more than 100km/h) is faster than RER(60km/h) of France
 - Revitalization of rail industry through export of GTX



Thank you!

E-mail : yusiny@gg.go.kr

Web-site : <http://www.gg.go.kr> <http://gtx.gg.go.kr>

<http://www.gwanggyonewtown.or.kr>