

4174200625 : MAJOR HOUSING DEVELOPMENT

KEY WORD :

ACCOMMODATION MANAGEMENT / RELOCATION / COMMERCIAL ZONE /
CHULALONGKORN UNIVERSITY

PICHIT TREETHEPHASUMPHAN : ACCOMMODATION MANAGEMENT FOR THE
RELOCATION OF PATUMWAN POLICE STATION AND BUNTHAT-THONG FIRE
BRIGADE EFFECTIVE FROM THE COMMERCIAL ZONE DEVELOPMENT MASTER FOR
CHULALONGKORN UNIVERSITY'S IMPLEMENTATION.

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Suan Luang is one of Chulalongkorn University's income properties. It covers an area of 276 rai. Lately, Chulalongkorn University has structured a new masterplan of this area. The new plan purposes Suan Luang to be a large-scale development project including residential area, commercial office buildings and retails buildings. According to the plan, existing Patumwan police station and Bunthat-Thong fire brigade that have been located in Suan Luang for more than 30 years, will be relocated into a new site. The objectives of the research done were to study the present living conditions of the policemen and their families in the station's provided accommodating and to determine a strategy for managing the new police accommodation when they have been relocated .

The study found that there are 217 policemen's families living in the police stations' provided accommodation. Most of the policemen in the age range of 31-40 years old. Most are originally from rural areas. Each household consists of 4-6 members. The provided accommodation includes 1 four-story flat and 4 five-story flats. Commissioned police officers live in a 60-80 sq.m. rooms. Constable police officers live in 40-60 sq.m. rooms. The flats are in deteriorated condition due to the lack of maintenance, additional modification done by individual dwellers, and ineffective flat regulations.

The result of study suggest that of the new Patumwan police station and Bunthat-Thong fire brigade could be separated. Also, the accommodation should be separated from the station to reduce the living environment problems, and to enhance better social conditions for the policemen and their families. This study recommended 3 alternatives for the number of new flat units : 1) equal to 70% of number of police offices in the station according to the Royal Thai Police standard, 2) same as the existing situation (228 units), 3) equal to the number of police offices in the stations the same as the police offices is the stations.

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