

## Interactive Planning of Suburban Apartment Buildings

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**Abstract :** Construction in Finland is focusing increasingly on renovation instead of conventional new construction, and this trend will continue to grow in the coming years and decades. Renovation of the large number of suburban residential apartment buildings built in the 1960s and 1970s poses a particular challenge. However, renovation projects are demanding for the residents of these buildings, since they usually are uninitiated in construction issues. On the other hand, renovation projects generally apply the operating models of new construction. Nevertheless, the residents of an existing residential apartment building are some of the best experts on the site. Thus, in this research project we applied a relational model in developing and testing at case sites a planning process that employs interactive planning methods. Current residents, housing company managers, the city zoning manager, the contractor's and prefabricated element supplier's representatives, professional designers and researchers all took part in the planning. The entire interactive planning process progressed phase by phase as the participants' and designers' concerted discussion and ideation process, so that the end result was a renovation plan desired by the residents.

**Keywords :** apartment building renovation, interactive planning, project alliance, user-orientedness

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