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지역건축안전센터의 실효성 제고를 위한 제도개선 연구

An Institutional Study for Improving the Effectiveness of Local Construction Safety Centers

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The importance of building safety management and supervision at the local government level has been increasing as poor safety management and supervision of construction sites are pointed out as the main causes of building safety accidents. While the role of the local government head, who is the licensing authority, is important in ensuring the safety of buildings, there are limitations in safety management and supervision due to issues such as lack of manpower and budget. In response to this, in 2018, the Local Construction Safety Center, composed of experts in the field of architecture, was introduced to local governments to enhance the quality of architectural administrative services through securing the safety of buildings and the specialization of architectural administrative work. Starting in 2021, the establishment of Local Construction Safety Centers has been made mandatory for metropolitan local governments and basic local governments with populations of over 500,000, so that building safety management by local governments can be performed more professionally. By 2023, the obligation to establish Local Construction Safety Centers was imposed based on the area of building permits and the ratio of aged buildings, resulting in a total of 140 local governments required to establish these centers.

Despite the quantitative expansion of local governments mandated to establish such centers, problems in the operation of the centers, such as securing personnel and budget, continue to be raised. In fact, many centers are facing operational issues such as lack of specialized personnel, relatively low wage conditions, and differing scopes of work according to each local government.

In spite of these operational challenges faced by the centers, the trend of expanding local governments obligated to install such centers is continuing, and as of February 1, 2023, 92 centers have been established and are in operation. However, there has never been an inspection of the operational status of the centers, indicating a need for a substantiated approach to enhance the operation of the centers from the ground up based on on-site inspections. In this study, we conducted on-site operational status inspections and work monitoring of the Local Construction Safety Centers to propose an operational model and system improvement measures to enhance the efficacy of the centers.

First, Chapter 2 analyzed the rationale for introducing the system of Local Construction Safety Centers, the history of amendments and revisions, the status of related systems and policy promotion, and the status of related local government ordinances. It also examined the installation status of the Local Construction Safety Centers and identified related issues through analysis of precedent studies, expert discussions, and social discourse based on media reports.

Second, in Chapter 3, at the time of initiating this study, the operational status was assessed by examining internal documents and statistical surveys provided by the centers and conducting interviews with stakeholders in 40 local governments required to establish Local Construction Safety Centers (excluding one local government that has not established a center), focusing on their implementation processes and plans, organizational composition, center operations, funding sources, and operational difficulties. In addition, a perception survey was conducted targeting administrative and professional staff within the centers and the licensing officials of the respective local governments, focusing on their awareness of the centers overall, operational difficulties, and recognition of issues needing systemic improvement. Based on the operational status of the centers and the perception survey results from center staff and licensing officials, the actual operational difficulties and issues needing systemic improvements were organized.

Third, in Chapter 4, based on the composition of professional personnel within the centers, their types were classified into four categories: (Type 1) One architect + at least one senior technician in the field of architectural structure, (Type 2) One architect + one professional in a field other than architectural structure, (Type 3) One architect, (Type 4) No professional personnel, and a comparative analysis of the work content and scope by type was conducted to propose the basic direction for the operation model and work manual of the centers. For monitoring the entire process of the main tasks in the centers according to the type of professional staff composition, four types of centers were identified for monitoring: three metropolitan local governments and four basic local governments, making a total of seven (with no suitable monitoring subject among the metropolitan local governments for type 4). The task monitoring of these centers was conducted according to the types of tasks derived from the operational status survey results of the aforementioned study. The monitoring covered: (a) the detailed content and scope of each task, (b) the performance system and procedural flow for each task, (c) the status of internal personnel for each task, (d) the workload and average time required for each task, and (e) the annual key achievements and performance metrics.

Fourth, in Chapter 5, based on the results of the center's operation survey and work monitoring conducted earlier, the basic direction of the operation model and work manual for each type was set according to the composition of professionals. It also went through two expert meetings and collecting opinions from local government officials to propose institutional improvement measures for operational difficulties and institutional improvement issues discovered through field-based center operational status checks and work monitoring.

In this study, operational models and institutional improvement measures for the centers were proposed through an analysis of the relevant systems and their operational status, surveys on the actual operational conditions of the mandatory local government centers at the time research commenced, perception surveys of center officials and permit-handling public officers, and on-site operation checks and monitoring. Contrary to the initial plans, there were limitations; the monitoring of the centers' key tasks was conducted based on data and interview content provided by center personnel, rather than on direct monitoring of the actual task execution process. Furthermore, among the system improvement measures proposed in this study to enhance the efficacy of the Local Construction Safety Centers tasks such as the realization of

professional staff salaries, exploration of measures to secure operation budgets and special accounts for building safety, and the establishment of a separate organization functioning as a national control tower have only been presented in terms of necessity and direction for improvement. Therefore, these issues require meticulous analysis and further research in the future.

Keywords :

Local Construction Safety Center, Operational Status, Work Monitoring, Operation Model, System Improvement