



Politechnika
Śląska

PRACA DOKTORSKA

**„Przekształcenia obiektów architektury
poprzemysłowej na funkcje mieszkaniowe –
tendencje, ograniczenia, rekomendacje”**

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Summary

The subject of this thesis is an analysis of post-industrial buildings converted to housing units since 1995 in Poland and selected European Union countries. This research covers 16 examples of such transformations. A significant part of the observation was the accessibility of buildings to different target groups (people with disabilities, seniors, non-residents), affordability, and the question of developing relationships between neighbours. For this analysis, the following claim was defined: *Conversions of post-industrial facilities to affordable housing are a marginal group – the vast majority of these conversions are commercial investments. This trend is due to the following factors: the location of the building under transformation, the size of the building, the broader context of the undertaking, e.g., a housing program, a regeneration program, a model of investment implementation. A potential change in this trend is made possible by appropriate parameterisation of the above factors.* The main aim of this thesis is to indicate the strategic directions of the analysed undertakings; pointing out barriers for implications of European solutions in Poland; developing a list of recommendations for such future projects.

This Ph.D. thesis consists of five main parts: an introduction; a theoretical chapter (I); two chapters which present the studied objects (II and III); and a conclusion. The introduction justifies the choice of topic; it defines its subject, the state of research, the research methods and techniques used, and its thesis and objectives. This part also presents an extensive list of post-industrial sites, the selection methodology and the final list of sites intended for the further study. Chapter I of the thesis presents the origins and evolution of the process of adapting post-industrial sites to residential use in the world, Europe and Poland. It also outlines the formal, legal and cultural conditions for the discussed topic. Chapter II contains the collected data on analysed sites from selected European Union countries, namely: Germany, Austria, the Netherlands and Italy. Similar comparison of post-industrial buildings converted to housing units from Poland is presented in Chapter III. The data is gathered in five groups: general information, geographical and historical context, architecture of the site, function of the site and accessibility. The case studies are supplemented with architectural drawings of floors and flats (prepared by the author) and photographs (taken by the author).

The last part of the thesis contains a table with the most significant data on the analysed subjects: they are grouped and discussed. Moreover, aims presented in the introduction are revised, reference to the defined claim is made. Trends of the studied buildings are identified; limitations – barriers to scaling up this type of housing investments; and recommendations for future ones with emphasis on affordable housing.

Keywords: conversion, adaptation, post-industrial buildings, post-industrial objects affordable housing.