

BOOK REVIEW:
Hervé Marchal, Jean-Marc Stébé (2023). *Le pavillon, une passion française/*
The pavilion, a French passion,
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Hervé Marchal is professor of sociology at the University of Burgundy (Dijon, Interdisciplinary Research Laboratory Societies, Sensitivities, Care), specialist in mobility, peri-urbanization, the logic of segregation and the construction of identity of the contemporary individual.

Jean-Marc Stébé, professor of sociology at the University of Lorraine (Nancy, Lorraine Social Sciences Laboratory), is a specialist in socio-territorial fragmentation (relegation, gentrification, etc.), social housing, peri-urbanization, and urban utopias. Publications: *La sociologie urbaine/Urban sociology* (2022), *Peri-urban France/La France périurbaine* (2021), *Les grandes questions sur la ville et l'urbain/The big questions about the city and the urban* (2014), *Lieux des banlieues/Places in the suburbs* (2012).

The authors of *Le pavillon, une passion française/The pavilion, a French passion* emphasize a research theme of urban sociology, the quality of urban life, through an analysis of housing during the Covid-19 pandemic.

The work is structured into five chapters (*A France of Pavilions/ A little story for a great passion/ An assumed passion/ The enchanted pavilion of the wealthiest/ The disenchanting pavilion of the less well off*), Introduction and Conclusion part.

The first chapter, “A France of pavilions”, poses the problem of the individual house by analyzing its situation in France. Through this approach, the authors seek to understand the preference for the pavilion, which reappeared especially during the confinement due to the Covid-19 pandemic, after “following the health crisis, it appears that the house with garden is by far the urban planning form which best responds to what is akin to an anthropological turning point in our ways of living” (Marchal and Stébé, 2023: 10). Likewise, the gender criterion is presented “women prefer not to move too far from their workplace... and think that the apartment has the advantage of being easier to maintain; this male penchant for the individual house strengthens at the time of retirement, where men more often than women consider retiring to the countryside to cultivate their garden” (Marchal and Stébé, 2023: 15).

Entitled “A little story for a big passion”, the second chapter presents a sociohistorical image of the suburban market in France (supply and demand). This

part highlights the private and public institutions, which influence housing policies, taxation, or real estate actions. However, collective housing has long been at the center of housing policies, especially after the Second World War, in the form of various projects that responded to the needs of the time and the vision of architects of the modern movement such as Le Corbusier. Based on data from the National Institute of Statistics and Economic Studies (INSEE) and INED, the statistics show that individual houses represent 55.4% of residences in France and others - oversea (excluding Mayotte). This ratio is consistent with property ownership, since in 2021, approximately six households out of ten own their main residence, compared to 35% in 1954 and 43% in 1968.

Sociological, philosophical/psychoanalytic visions are critically integrated in the third chapter “An Assumed Passion” to depict the image of the “total inhabitant”. This perspective, although idealistic, also embodies inequalities in terms of housing (for example people living in underpopulated houses and others living in overcrowded collective housing).

The summary work proposes in the last two sections, a pavilion typology, from the “enchanted pavilion” to the one that poses a problem, due to its eccentric position or the age (too old) of its owners, for example. In this sense, the authors analyze nine ideal figures -typical of the pavilion. The first five are the secure pavilion, the clubbed pavilion, the gentrified pavilion, the ecological pavilion, and the friendly pavilion. This typology refers to urban spaces such as gated communities (Cottineau and Pumain, 2022) or peri-urban municipalities and characteristics (sustainability).

There are also other figures of the pavilion such as the *unaccomplished* pavilion, the *unsociable* pavilion (marked by neighborhood difficulties), the *eccentric* pavilion (based on residential mobility by car), and the *unsuitable* pavilion for the elderly.

This work, accessible to both students and researchers, covers an urban subject that will be useful to analyze for other European countries.

References:

1. Cottineau, C. and Pumain, D. (2022). *Cities at the Heart of Inequalities*. Wiley.
2. Miron, L. (2012). “Politiques sociales et logements sociaux dans les zones urbaines. Étude comparative entre la Roumanie et la France/Social policies and social housing in urban areas. Comparative study between Romania and France”, *Analele Științifice ale Universității “Alexandru Ioan Cuza” din Iași. Științe politice/Scientific Annals of “Alexandru Ioan Cuza” University of Iasi. Political Sciences*, no. 7, 79-91 [online] available at: <https://anale.fssp.uaic.ro/index.php/stiintepolitice/article/view/145>.
3. Rousset, C. (2023). Hervé Marchal, Jean-Marc Stébé, *Le pavillon, une passion française*, Lectures [En ligne], Les comptes rendus, mis en ligne au : <http://journals.openedition.org/lectures/60439>, DOI : <https://doi.org/10.4000/lectures.60439>