



Original Article

Housing Conditions of Lohar Community in Satara District: An Analytical Study

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Abstract

The Lohar Community in Satara district has different kinds of housing conditions. This study aims to analyse the housing characteristics of the Lohar community in Satara District, of Maharashtra focusing on house types, size, area, and ownership. As housing is a fundamental human need reflecting socio-economic status and environmental adaptation. This research is based on primary data which is collected through intensive field work and interviews conducted between 2023 and 2024. A multistage sampling method was employed for covering 254 villages across all 11 tahsils of Satara district involving a total of 1,909 families. The significant findings reveal a significant shift toward improved living conditions, with Pucca houses emerging as the dominant type (57.1%), followed by semi-pucca (27.9%) and RCC structures (12.9%). Architecturally, the community demonstrates a standardized approach to interior design, maintaining a mathematical symmetry between living and kitchen spaces, while prioritizing private comfort, as evidenced by bedrooms occupying the largest spatial share (34.2%). Analysis of plot distribution shows a community-wide preference for open space, with an average built-up area of only 32.4% compared to total plot size. Ultimately, the data indicates that the Lohar community has transitioned from unstable, low-income housing to more permanent and structured dwellings, reflecting an upward trend in their socio-economic development within the region.

Keywords: Lohar Community, Housing Conditions, Socio-economic Status, Kaccha, Pucca House and Original habitat etc.

Introduction:

The house provides shelter as a basic need of human being. The term 'housing' means shelter, lodging or dwelling provided for a community or for a number of people (Maurya, 1989). It is the basic pre-requisite because it satisfies the physical, biological, psychological, social and aesthetic wants of people (Misra, 1987). House is a complex geographical element in which the belongings and material goods are kept and the socio-cultural activities are performed. The form and size of the house are the reflections of the socio-economic level and need of the inhabitants and the physical environment around the settlement. The migrants into the city, in the beginning, had extremely low and unstable incomes. Hence, they were able to spend very little money on housing and other amenities, keeping most of their income for food and other basic necessities. This research focuses on the Satara District, a noteworthy region in Western Maharashtra and the Deccan Plateau. The region characterized by the fertile basins of the Krishna and Koyna rivers, the district provides a unique geographical backdrop for the study of rural and semi-urban settlements. This research aims to provide an analytical overview of the housing conditions of the Lohar community of Satara. The variables such as house types, room distribution, and built-up versus open space ratios, the study seeks to understand the current living standards and the architectural preferences of this community in the contemporary period.

Study area:

Satara district is the most prominent region of the western Maharashtra and Deccan plateau region. The district is located in the western Indian state of Maharashtra spread across an area of almost 10484 square kilometres, which is bordered by Solapur to the east, Ratnagiri to the west, Pune to the north and Sangli to the south.

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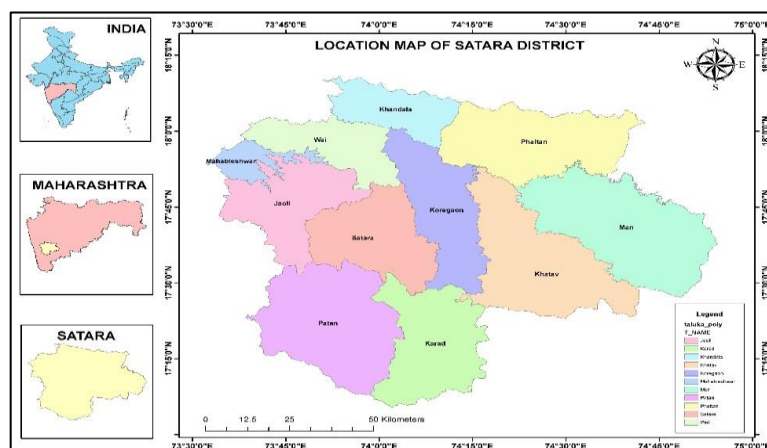


Fig. Location Map of the Study Area

The location of Satara District clearly shows that; the Rivers Krishna and Koyna provide opportunities for agricultural practices. Satara, Panchgani, Mahabaleshwar, Karad, Wai, Koregaon and, Koyananagar are the chief towns of Satara District provides agricultural markets in the region. The region extends between 17° 5' North to 18° 11' North latitude and 73° 33' East to 74° 54' East longitude. Administratively the district has divided in to 11 tahsils, namely Satara, Karad, Wai, Mahabaleshwar, Phaltan, Maan, Khatav, Koregaon, Patan, Jaoli, and Khandala respectively.

Research Objective:

1. To study the houses types, size, area and ownership in Lohar community of Satara District
2. To study the regional disparities in the housing conditions of the Lohar community in Satara district.

Data Base and Methodology:

Primary data pertaining to the housing conditions of Lohar Community in Satara district has been collected through intensive field survey by using schedule and interviews with the people of Lohar Community of the study area. In order to fulfil the objectives of the study, multistage sampling method was adopted in the selection of villages.

Table 1.1: Types of Houses among Lohar Community in Satara District (in %)

Sr. No.	Tahsil	No. of Rooms	Kachha	Semi Pucca	Pucca	RCC
1	Mahabaleshwar	35	22.9	34.3	40.0	2.9
2	Wai	186	3.8	32.8	61.3	2.2
3	Khandala	72	8.3	15.3	63.9	12.5
4	Phaltan	280	1.4	20.4	67.1	11.1
5	Man	175	1.7	38.3	53.1	6.9
6	Khatav	173	1.7	32.4	54.3	11.6
7	Koregaon	151	1.3	21.2	64.9	12.6
8	Satara	320	0.3	21.6	55.3	22.8
9	Jawali	33	12.1	24.2	42.4	21.2
10	Patan	235	0.9	31.1	57.0	11.1
11	Karad	220	0.0	35.5	45.9	18.6
	Total	1880	2.1	27.9	57.1	12.9

Source: Data Compiled by Researcher based on Primary Survey (2023-2024)

Initially, Satara district was purposively selected for the study of Lohar community in Maharashtra. In second stage, all eleven tahsils namely Mahabaleshwar, Wai, Khandala, Phaltan, Man, Khatav, Koregaon, Satara, Jawali, Patan and Karad and all circles were selected. In third stage, out of the total villages, only villages having Lohar community from each circle were selected. In last stage of sampling design, only 25% (254) villages, out of the total villages having Lohar community (1017) were selected purposively on the basis of maximum number of families from selected sample villages. Totally 1909 number of families was selected for the present study. The percentage has been taken into account to assess the occupational structure of Lohar community in Satara district.

Results and Discussion:

A) Types of Houses:

The type of Lohar Community varies to a great extent. The social organization, income status are the major determinants of house type of Lohar Community in the city. The house types of Lohar Community in the study region have been categorized into kaccha, semi-pucca, pucca and RCC. These types have identified in Lohar Community.

The analysis reveals significant transition in the housing standards of the Lohar community in Satara District, showing a clear shift from temporary to permanent structures. The Pucca house is becomes as the most prepotent category among houses, which considered about 57.1% of the total surveyed households, followed by Semi-Pucca houses by 27.9%. This trend indicates that, the enhanement in the community's socio-economic status. While modern RCC structures make up a notable 12.9% of the total, the traditional Kachha houses have been largely phased out, representing a minimal 2.1%.

The percentage of Pucca houses in Phaltan (67.1%) and Koregaon (64.9%) is leading whereas Satara (22.8%) and Jawali (21.2%) shows that the grater adoption of modern RCC houses. On the

Table 1.2: Size of Houses Among Lohar Community in Satara District

Sr. No.	Tahsil	No. of Rooms	Living (%)	Kitchen (%)	Bedroom (%)
1	Mahabaleshwar	100	35.0	35.0	30.0
2	Wai	513	37.6	37.6	24.8
3	Khandala	197	36.5	36.5	26.9
4	Phaltan	792	35.5	35.5	29.0
5	Man	485	36.5	36.5	27.0
6	Khatav	532	33.1	33.1	33.8
7	Koregaon	460	33.3	33.3	33.5
8	Satara	1102	29.7	29.7	40.7
9	Jawali	131	26.7	26.7	46.6
10	Patan	756	31.7	31.7	36.5
11	Karad	738	29.8	29.8	40.4
	Total	5806	32.9	32.9	34.2

Source: Data Compiled by Researcher based on Primary Survey (2023-2024)

In the Satara district, the Lohar community exhibits a standardized approach to residential design, characterized by a unique mathematical symmetry where living and kitchen spaces are allocated identical percentages across nearly all tehsils. While Wai and Mahabaleshwar dedicate the largest portions to these functional zones, there is a district-wide trend toward prioritizing private quarters, with the bedroom claiming the highest overall spatial share at 34.24%. This emphasis on sleeping areas is most prominent in Jawali, Satara, and Karad, where bedroom sizes significantly outpace utility rooms. Conversely, tehsils like Khatav and Koregaon maintain a more uniform distribution among all

contrary Mahabaleshwar stands out with the highest percentage of Kachha houses that is 22.9%, comparing with Karad, which reports 0.0% in the same category. Overall, the data suggests that while geographic variations exist, the Lohar community has largely secured stable, permanent housing in Satara district.

B) Size of Houses (Based on Rooms)

Generally, the size of a house is determined by the population size of household and socio-economic status of the family. On the basis of field study, the size of Lohar Community houses is grouped into three categories i.e. large having one, two, three rooms respectively. These categories of houses have been identified the situation at the destination of Lohar Community locations.

room types. Ultimately, the data reflects an architectural preference that balances the social and functional equality of living and kitchen areas while increasingly prioritizing private comfort through expanded bedroom spaces.

C) Area of Houses:

Based on the data collected for the study in 2025 through personal interviews of households of the Lohar community in Satara district, the spatial distribution of housing reveals a consistent preference for larger open or total plot areas compared to the actual built-up structures. On average, across the district, 67.6% of the space is categorized as the total house area, while 32.4% is dedicated to the built-up area.

Table 1.3: Area of House of Lohar Community Houses, 2025

Sr. No.	Tahsil	Area of House (Sq.Ft.)	Open Space (%)	Built up Area (%)
1	Mahabaleshwar	188368.4	53.1	46.9
2	Wai	529584.4	67.5	32.5
3	Khandala	226042.1	66.7	33.3
4	Phaltan	805140.5	66.6	33.4
5	Man	457466.2	65.9	34.1
6	Khatav	498369.1	81.0	19.0
7	Koregaon	527431.6	67.3	32.7
8	Satara	1524169.7	67.4	32.6
9	Jawali	289549.2	66.9	33.1
10	Patan	968751.9	66.7	33.3
11	Karad	1044099.3	67.0	33.0
	Total	7058972.4	67.6	32.4

Source: Data Compiled by Researcher based on Primary Survey (2023-2024)

This trend is most pronounced in Khatav, which shows the highest disparity with a massive 81% total area versus only 19% built-up space. Conversely, Mahabaleshwar presents the most balanced ratio, with the built-up area reaching its peak at 46.9%. For the majority of other tehsils like Wai, Satara, and Karad, the distribution remains remarkably stable, hovering around a 2:1 ratio where the total area is approximately double the size of the constructed space, suggesting a community-wide

architectural pattern that prioritizes surrounding plot space over dense construction.

D) Ownership of Houses:

The housing status of the Lohar community in Satara district reflects a high degree of stability, with an overwhelming 91.1% of the population residing in self-owned homes. While Mahabaleshwar achieves a perfect 100% homeownership rate, tehsils like Jawali and Satara show higher dependencies on rented accommodations at 17.1% and 15.0% respectively.

Table 1.4: Self, Rented and Houseless Housing Status of Lohar Community in Satara District

Sr. No.	Tahsil	No. of Families	Self (%)	Rent (%)	Houseless (%)
1	Mahabaleshwar	35	100.0	0.0	0.0
2	Wai	193	90.7	5.7	3.6
3	Khandala	72	86.1	13.9	0.0
4	Phaltan	281	96.4	3.2	0.4
5	Man	177	95.5	3.4	1.1
6	Khatav	176	91.5	6.8	1.7
7	Koregaon	153	92.8	5.9	1.3
8	Satara	327	82.9	15.0	2.1
9	Jawali	35	77.1	17.1	5.7
10	Patan	240	95.0	2.9	2.1
11	Karad	220	90.5	9.5	0.0
	Total	1909	91.1	7.3	1.5

Source: Data Compiled by Researcher based on Primary Survey (2023-2024)

The issue of houselessness remains minimal across the district, averaging only 1.5%, though it peaks slightly in Jawali at 5.7%. Overall, the data suggests that while the community is largely settled in its own properties, urbanized or specific hilly tehsils like Jawali and Satara face greater challenges regarding housing security and property ownership compared to the district average.

Conclusion:

According to the data analysed reflects housing profile of the Lohar community in Satara district reveals a settled and stable population characterized by a remarkable homeownership (91.1%) and a distinct architectural preference for spacious plot layouts over dense construction. This preference is evidenced by a 2:1 ratio of total area to built-up space, suggesting that open areas remain essential for social or occupational needs, particularly in rural tehsils like Khatav. Internally, house designs show a modernizing trend with the Bedroom receiving the highest spatial priority (34.24%), while the consistent symmetry between living and kitchen areas reflects functional balance. Despite this overall stability, localized challenges in tehsils like Jawali—where rental dependency and houselessness are higher—indicate a slight regional disparity. Ultimately, the community maintains a robust housing foundation that successfully integrates traditional needs with emerging preferences for common living comfort.

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Conflicts of interest

The authors declare that there are no conflicts of interest regarding the publication of this paper

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