

FAQ's

1. Describe the basic features and pattern of India's urbanization.

Basic feature of urbanization in India can be highlighted as:

- Lopsided urbanization induces growth of class I cities
- Urbanization occurs without industrialization and strong economic base
- Urbanization is mainly a product of demographic explosion and poverty induced rural - urban migration.
- Rapid urbanization leads to massive growth of slum followed by misery, poverty, unemployment, exploitation, inequalities, degradation in the quality of urban life.
- Urbanization occurs not due to urban pull but due to rural push.
- Poor qualities of rural-urban migration leads to poor quality of Urbanization.
- Distress migration initiates urban decay

2. Discuss the aims of town planning.

- a. Socially successful planning tends to make people's life happier, because it results in physical environment which is conducive to health; facilitates social intercourse and gives visual attractiveness
- b. It increases wealth, by efficiently arranging communication routes to carry out human activities in a more efficient and less wasteful manner through proper spatial arrangement



3. Discuss the basics of urban planning.

Urban Planning Basics

The goal of planning is to guide the development of a city or town so that it furthers the welfare of its current and future residents by creating convenient, equitable, healthful, efficient and attractive environments. Most urban planners work in existing communities, but some help develop communities -- known as new towns, new cities or planned communities -- from scratch. Either way, urban planners must consider three key aspects of a city as they map out their programs:

The physical environment:

A city's physical environment includes its location, its climate and its proximity to sources of food and water. Because drinking water is so crucial, many cities are founded at the head of a river or at the fall line, the point where rivers descend from the regions of older, harder rocks toward the softer sediments of the coastal plain. The rapids that often form at the fall line mark ideal locations for towns and villages to evolve. Coastal cities also have a great advantage in that their accessibility positions them to become important trading centers. Coastal cities, enjoy certain advantages by having access to the ocean. They also face certain challenges, including exposure to hurricanes.

The social environment:

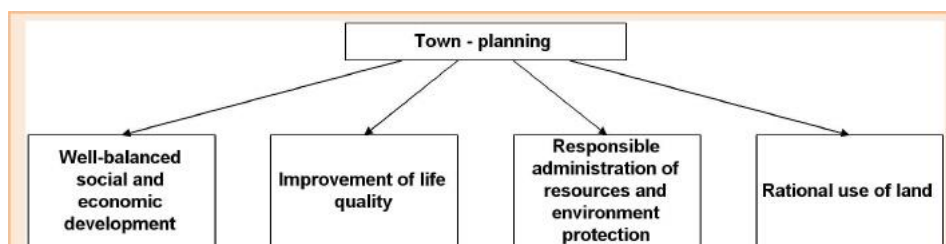
The social environment includes the groups to which a city's residents belong, the neighbourhoods in which they live, the organization of its workplaces, and the policies created to impose order. One of the biggest

issues in most cities is the inequitable distribution of resources. For example, more than 50 percent of the population of Mumbai and New Delhi (cities in India) live in slums, while in Lagos and Nairobi (cities in Africa), more than 60 percent of households aren't connected to water. As a result, the social environment can be a risk factor for disease and mortality as much as individual risk factors. Planners work with local authorities to make sure residents are not excluded from the benefits of urbanization as a result of physical, social or economic barriers.

The economic environment:

All cities work hard to support the retention and expansion of existing local businesses. Primary employers, such as manufacturing as well as research and development companies, retail businesses, universities, federal labs, local government, cultural institutions, and departments of tourism all play strong roles in a city's economy. The programs of an urban planner should encourage partnerships among public agencies, private companies and non-profit organizations; foster innovation and competitiveness; provide development opportunities and resources to small businesses; and nurture, preserve and promote local arts and creative industries in order to sustain a city's cultural vitality. As you can imagine, urban planners must do a great deal of research and analysis to fully understand how the physical, social and economic aspects of a city interact. Before they ever put pen to paper, they study:

- a. The current use of land for residential, business and community purposes.
- b. The locations and capacity of streets, highways, airports, water and sewer.



4. What is the importance of a master plan? Discuss its role in detail.

The purpose of a Master Plan is to promote growth and guide and regulate present and future development of towns and cities. It is an instrument to work out land and infrastructure requirements for various urban and rural uses, and allocate land for various uses to result in harmonious and sustainable distribution of activities so that towns / cities are provided with a form and structure within which they can perform all their economic and social functions efficiently and effectively. However, as indicated in various relevant acts, the scope of a master plan confines to the broad proposals and allocation of land for various uses such as residential, industrial, commercial, recreational, public and semi-public, etc. It proposes a network of roads and pattern of streets and traffic circulation systems for the present and the future.

A master plan identifies areas required to be preserved and conserved and development of areas of natural scenery and landscape together with preservation of features, structures or places of historical, architectural and scientific interest and environmental value. Master plan includes zoning regulations for regulating development within each zone. It also indicates stages through which the plan is proposed to be implemented. Thus, a master plan is an important instrument for guiding and regulating development of towns and cities over a period of time, and contributes to planned development both conceptually and operationally. Master plans are generally prepared for periods of 20 to 25 years. Population projection for such plans is in fact a difficult task even though various scientific methods are adopted by planners. It is a well known fact that actual population always surpasses the projected population.

5. Discuss the limitations of the master plan as a planning document.

In India, the root cause of urban maladies is disconnection of plan preparation and plan implementation. Thus, over the years, dichotomy has emerged between what has been proposed in a master plan and what has happened on the ground. In large number of cases investment opportunities have been made use of in contradiction to master plan proposals, which have led to the emergence of development trends in the directions contrary to that of master plans.

Demands on these institutions are very heavy, while the resources available with them are very few. Because of the archaic urban land policies and rent control acts, income of local bodies has remained static. These urban local bodies are also plagued with high levels of corruption, poor managerial capacity, lack of technical expertise and constant interference of elected representatives.

In spite of these limitations as mentioned above, the concept of statutory master plan has been in vogue over the last four decades and it has no doubt made discernible impact in regulating and guiding the development of cities and towns. Without master plans the situation would have been much worst in our towns and cities.

6. What is a 'region'?

- a. Region is an area with certain characteristics, often – mere size, by virtue of which it is adopted as a suitable unit for some particular purpose of business and administration.
- b. It is also an area which is homogenous in respect of some particular set of associated conditions, whether of the land or of the people, such as industry, farming, distribution of population , commerce or the general sphere of influence of a city.

- c. A region in general terms is envisaged as a natural unit, in contrast to the artificial unit created for administrative purposes.

7. Discuss the Central Place Theory.

Central place theory is a geographical theory that seeks to explain the number, size and location of human settlements in an urban system. The theory was created by the German geographer Walter Christaller, who asserted that settlements simply functioned as 'central places' providing services to surrounding areas.

To develop the theory, Christaller made the following simplifying assumptions:

All areas have:

- An unbounded isotropic (all flat), homogeneous, limitless surface (abstract space)
- an evenly distributed population
- all settlements are equidistant and exist in a triangular lattice pattern
- evenly distributed resources
- distance decay mechanism
- perfect competition and all sellers are economic people maximizing their profits
- consumers are of the same income level and same shopping behavior
- all consumers have a similar purchasing power and demand for goods and services
- Consumers visit the nearest central places that provide the function which they demand. They minimize the distance to be travelled
- No provider of goods or services is able to earn excess profit (each supplier has a monopoly over a hinterland)
- Therefore, the trade areas of these central places who provide a particular good or service must all be of equal size:

- There is only one type of transport and this would be equally easy in all directions
- Transport cost is proportional to distance traveled in example, the longer the distance traveled, the higher the transport cost
- The theory then relied on two concepts: *threshold* and *range*.
- Threshold is the minimum market (population or income) needed to bring about the selling of a particular good or service.
- Range is the maximum distance consumers are prepared to travel to acquire goods - at some point the cost or inconvenience will outweigh the need for the good.
- The Central Place Theory has been criticized for being static; it does not incorporate the temporal aspect in the development of central places. Furthermore, the theory holds up well when it comes to agricultural areas, but not industrial or postindustrial areas due to their diversified nature of various services or their varied distribution of natural resources.