Unit 7 review by jeff 3rd review

A Central Business District (CBD) is also known as a downtown. This area is compact, takes up ~1% of the land area, but has a ton of services in it, due to accessibility. The clustered services include:

1. Public services: CBDs have town halls, agencies, and libraries, which have historically been clustered downtown. Sports facilities attract people due to the CBD’s accessibility, which would stimulate restaurants, bars, and hotels.
2. Business services: CBDs have offices for accessibility. This lets people in advertising, banking, finance, etc, to exchange info fact to face.
3. Consumer services: there has been 3 types of these retail services clustered in CBDs:
   1. Retailers with a high threshold: There used to be many department stores clustered in one intersection, known as a “100 percent corner”. Many of these have closed, due to most customers becoming office workers, inner city residents, which made businesses move into the suburban areas.
   2. Retailers with a high range: These are mostly specialists, with customers who patronize them infrequently. Customers were attracted from far away, visiting infrequently. These businesses have moved to the suburbs like department
   3. Retailers serving CBD workers: These have thrived due to growing business in CBDs, and they are mostly small businesses that serve people that shop during lunch ours of other offices.

Industrial and residential activities have decreased due to the high rents and land shortages in CBDs. Manufacturing has gone down, due to more suitable land in suburbs. Cities that were based around a harbor have changed their harbors due to ships no longer able to navigate the shallow waters of CBD ports. Port cities now have their waterfronts transformed into recreational actives, good for tourism.

People were pulled to suburbs in the 20th century because of larger homes with private yards, and modern schools. They were pushed from CBDs because of high rents, dirt, crime, and congestion. Population has grown in CBDs in the 21st century because downtown living is attractive to people without school age children.

Due to the high rent in CBDs, there is more space used below and above ground level.

* Underground, there are garages, loading docks, and pipes, telephone, electric, and TV cables. There are also subways, and in some cold areas, underground pedestrian passages and shops.
* Skyscrapers: high demand for space makes skyscrapers worth the money. The first skyscrapers were made in Chicago in the 1880s. Zoning ordinances controlled the location and height of skyscrapers in NA and EU.
  + Retail services pay high rents for street level space for customers
  + Business services have offices in middle levels due to lower rents and less walk-in trade.
  + Apartments at highest floors have less noise levels and better views.

Washington DC has no skyscrapers, because no building can be higher than the capitol dome. No Building can be over 13 stories, leading to a lot of horizontal space.

Food deserts are areas in a developed country where food is hard to obtain, like Baltimore.

Key issues 2

There are 3 major models that tell us where different people live in an urban area.

1. The concentric zone model was made in 1923 by Ernest Burgess. It says that a city grows outward from a node or a central area in a series of bands or “concentric” rings, with the rings in varying sizes. The 5 rings are:
   1. The CBD (downtown): This has the highest density of commercial land use. This is the center point of the whole zone with a lot of nonresidential activity.
   2. Zone of Transition (also called the zone of transition): has mostly industry and poorer housing. Immigrants in the city live here. There are houses for single individuals.
   3. Zone of Independent Workers Homes (Inner City): has modest older homes for working class families, because they need to be located close to work.
   4. Zone of better Residences (suburbs): Contains newer and more spacious houses for middle class residences. Over 50% of the pop lives here.
   5. Commuter zone: This lies beyond the continuous build up area of the city. There are some rich people that live here.
2. The Sector model was made in 1939 by Homer Hoyt. It says a city develops gradually by sectors and not by rings. Certain areas or sectors are more attractive due to environmental/preference factors. The center is the CBD.
   1. There is a high-class housing district that is established towards the outer edge. It has rich and expensive houses for the upper class, and is connected to the downtown. (like a ray from the CBD)
   2. The CBD is connected to a line that is a river/ railyard/harbor
   3. There is lower class housing next to the river/railyard/harbor for close proximity to their jobs.
   4. The middle-class housing, or suburbs fill in the empty spots on the circle.

These 2 models were influenced by the changing patterns in Chicago.

1. The multiple nuclei model was made in 1945 by Chauncey Harris and Edward Ullman. This is the most commonly seen model in NA. They say that a city is a complex structure with not just one center, it has multiple centers that work accordingly together as one city. So, there are lots of centers (CBDs), and each has equal importance to each other. There is more than one commercial center in the city. Suburban CBDs emerged after WW2, so there are “new CBDs”. There are sectors for:
   1. Manufacturing and warehousing
   2. New manufacturing/industrial park
   3. Working-class housing
   4. Middle-class housing
   5. Upper-class housing.
2. These sectors are arranged with the manufacturing and warehousing near the CBD, with working-class housing next to the manufacturing and warehousing. Upper class people live near the “New CBD”, or the suburb. Middle-class people live in between the suburbs, and new manufacturing/industrial parks are being built at the outskirts of the city.

These 3 models describe how a city is organized. It is based on data from US censuses. These models can’t explain why different people live in these areas. They were based on cities during the US in WW2 which can have changed dramatically nowadays.

Most cities in Europe are centered around large historical places like churches. Wealthy people typically live near the CBD or the inner portion of the upper-class sector. Concentric zones are different, as newer buildings are tall apartments for immigrants, preserving the countryside and historical areas by conserving space, however, there is a lot of clustering. Suburbs in EU also have a high crime rates. Most residents in suburbs are also immigrants. Housing for low income people have moved from in the CBD to further away from factories.

Larry Ford and Ernest Griffin made the Latin American city model in 1980. It is a international model. Latin American cities have wealthy people push out the CBD in an elite residential sector. Job opportunities are a major pull factor for immigrants, but they are poor and live in the outer ring. So, many people live in the outer ring. There are about a billion-people living in squatter settlements, and there are few services there, the people are poor, and thy lack education, transportation, and hygi­­­­­­ene. Electricity is shared or stolen.

The Latin American Model is an example of the colonial city.

* The CBD is at the center of the model, and is usually a plaza.
* The commercial spine: is a main boulevard that is constructed leading from the plaza of the city to the outskirts of it.
* The zone of elite housing is an area that leads outward from the city center.
* The zone of maturity: is a middle to upper class housing that surrounds most of the CBD
* The zone of In Situ Accretion is an area at the outside of the city limits where people of indigenous descent made their homes
* The Zone of Peripheral Squatter Settlements:

Precolonial cities were made in Africa, Asia, or Latin America before the Europeans arrived. These were made near rivers and the ocean.

After the Europeans invaded, there were more housing, and cities were re-worked to suit how Europeans wanted their own cities to look like.

Cities since independence. Cities have become the focal points of change in developing countries. Cities have been developing and many people migrate for job opportunities.