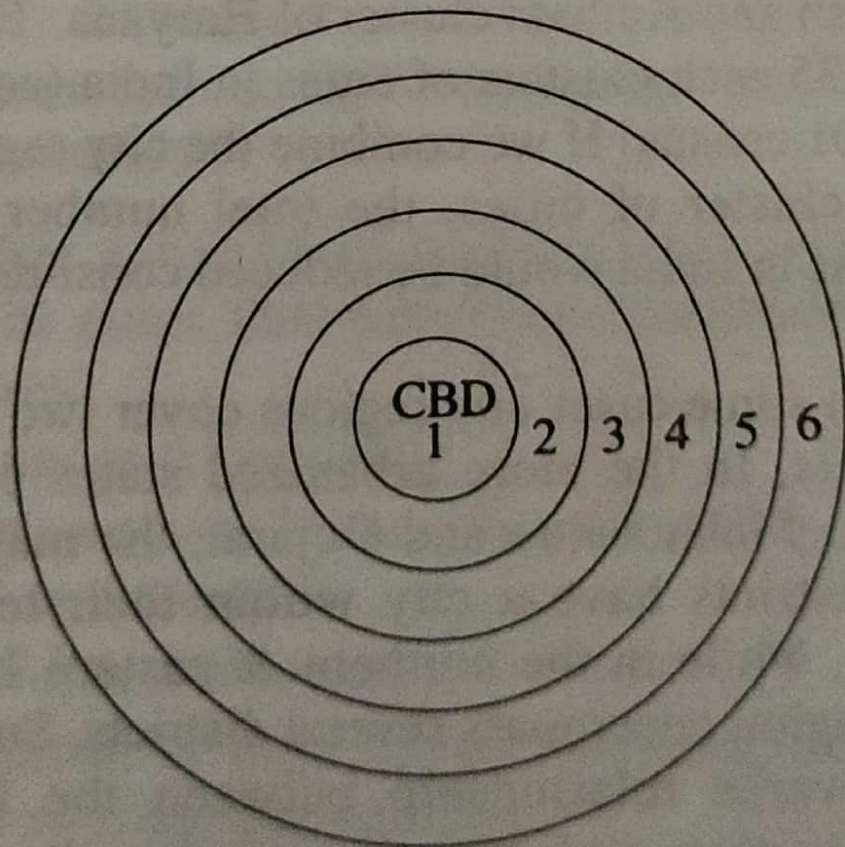


The Concentric Zone Theory—This theory was given by E. Burgers in the year 1925. He discussed about the development of a city outwards from a centre in concentric zones. But he made certain assumption for this, which are as follows :

(i) City grows outwards in the concentric zones or rings if there are no physical barriers, such as rivers or hills to distort the pattern.

(ii) The city has a single centre

(iii) Growth is accomplished by a simple extension of each zone outwards into the next zone.



1. Central Business District
2. Wholesale and Light Manufacturing

3. Low Class Residential
4. Middle Class Residential
5. High Class Residential
6. Commuter Zone

Zone 1. The Central Business District Zone—The CBD is the heart of the urban community where the commercial, social and civic activities are concentrated. It also has office buildings, departmental stores, theatres, hotels, banks and civic government buildings.

Zone 2. Wholesale and Light Manufacturing Zone—This zone is adjacent to the zone of CBD. Here the light manufacturing of household industries are generally established. Surplus from the other zones are generally distributed from here as this zone also performs the work of wholesale trading.

Zone 3. Low class Residential Zone—Here workers working in light manufacturing industries in zone 2 who need to stay close to their working place reside. There are moderately developed housing societies, people here stay in chawls or slums.

Zone 4. Middle Class Residential Zone—Here middle class people stay, houses are bigger and better than they are in zone (2). It is the area of less densely populated people and mostly government employees stays here.

Zone 5. High Class Residential Zone—In this zone rich people reside, who have their own means of transportation. This zone is very less densely populated and generally free from pollution.

Zone 6. Commuter Zone—It is the zone where super high class people prefer to stay. They have their very spacious bungalows, farms etc. They have the ability to commute Central Business District (CBD) everyday. It is generally located beyond the city limit and the area generally turn in to suburbs.