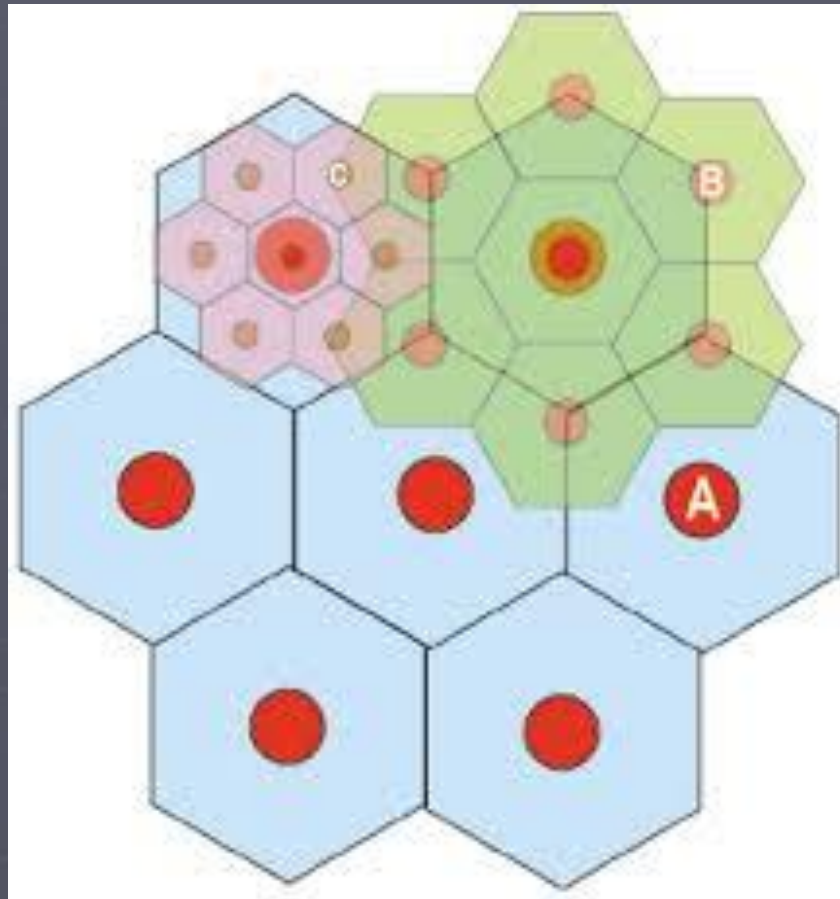


Central Place Theory

Models of Urban Development

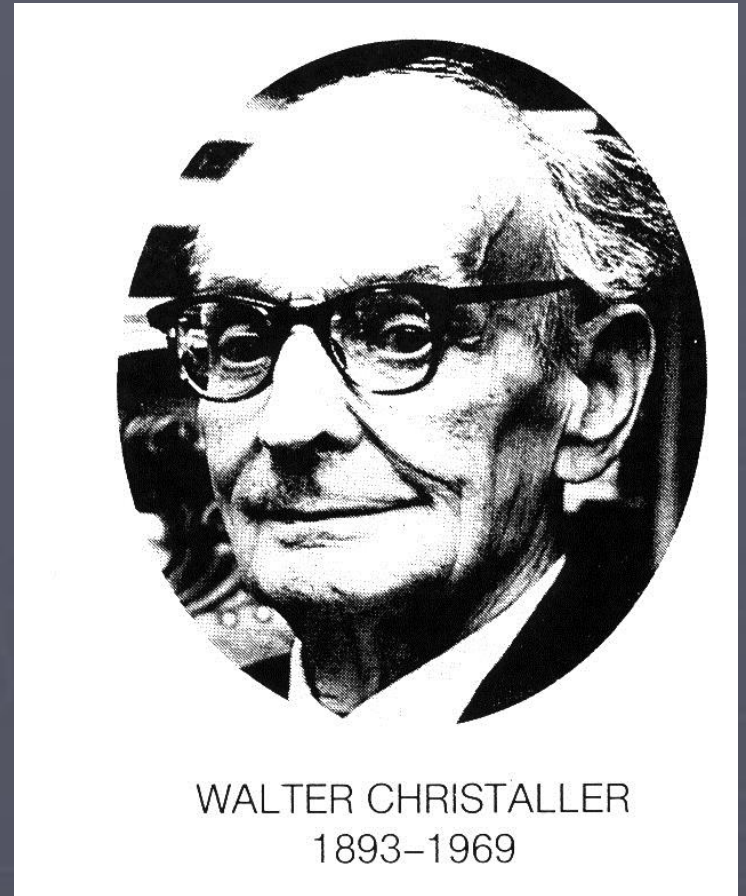


The Central Place Theory



The Central Place Theory: Background

- Based off the observations of German Geographer Walter Christaller in 1933
 - Made observations based off Southern Germany
- Concluded two things
 - People gather together in cities to share goods and ideas
 - Cities exist for purely economic reasons

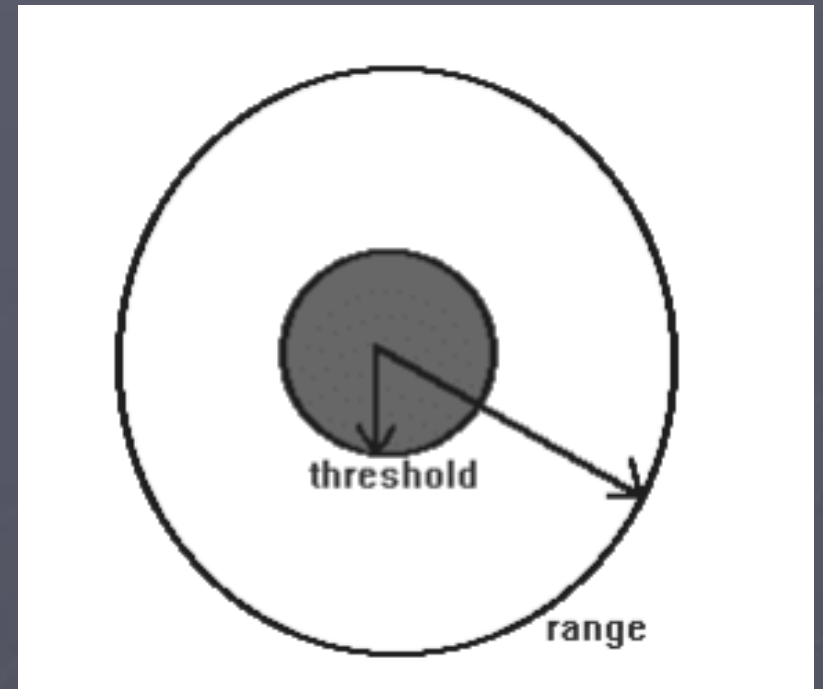


Christaller's Assumptions

1. Humans will always purchase goods from the closest place that offers the good
2. Whenever demand for a certain good is high, it will be offered in close proximity to the population
 - Example: Groceries
3. Can only exist on Isotopic Plain with equal distance between units
4. Evenly distributed resources and population

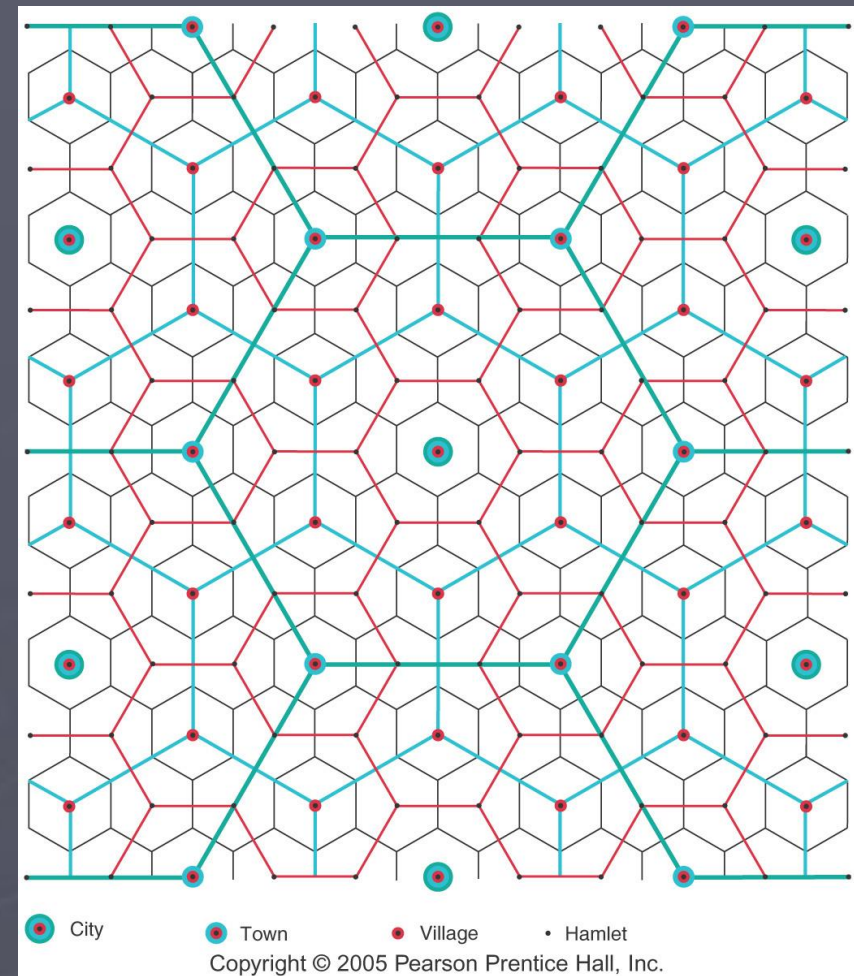
Two Important Principles

- Threshold – The minimum number of people required to justify a certain good/service
- Range – The Maximum distance a consumer will travel for a good/service



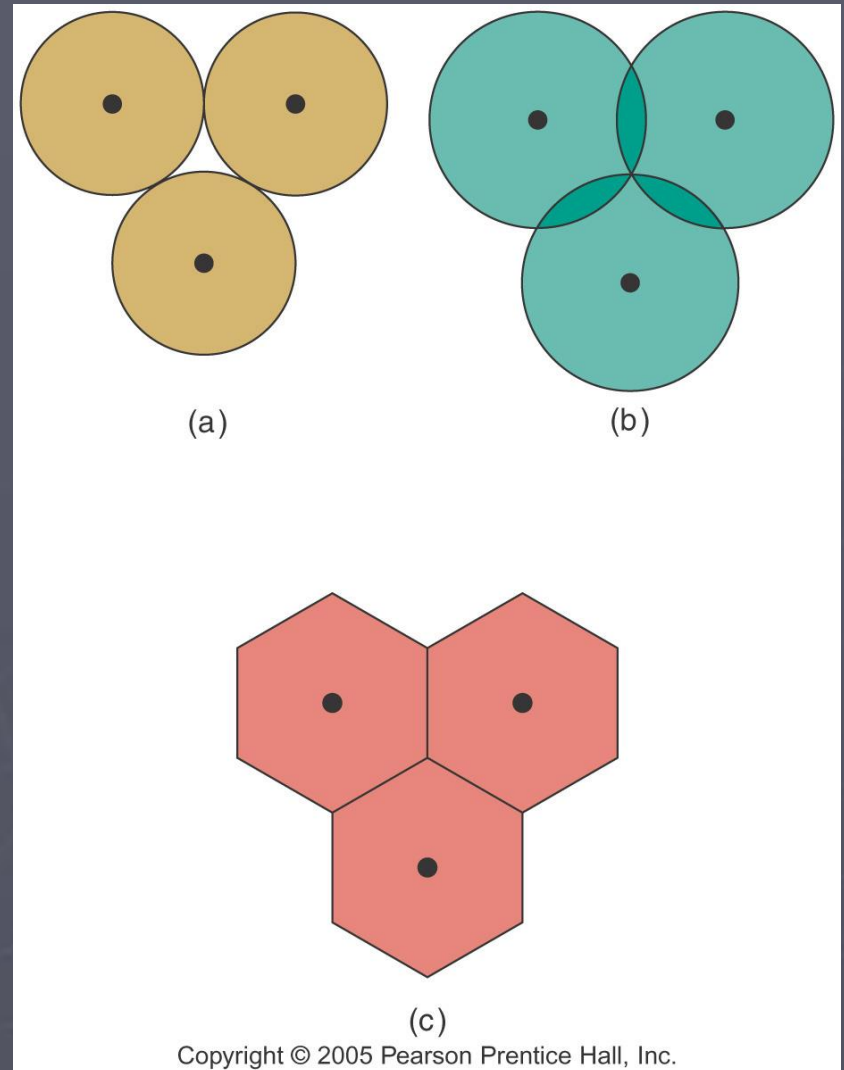
Christaller's Classifications

- Helps explain the distribution patterns, size, and number of cities/towns
- Categorizes cities into 5 levels
 - Regional Capital
 - City
 - Town
 - Village
 - Hamlet



Central Place Theory

- The central place is located at the vertexes of equilateral triangles that form into hexagons
 - Displays assumption customers will go to closest place
 - No overlapping of market influence, and no one left out of influence

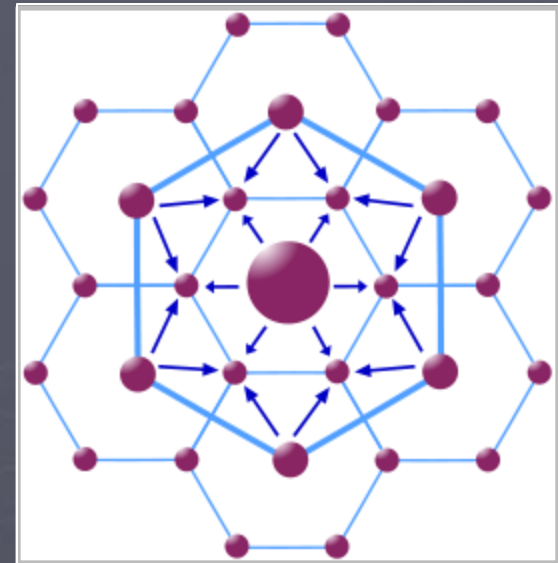


The Three Principles in the Arrangement of the Central Place

1. The marketing principle (K=3 system)

– The lower the order of the city the more of them there are. The bigger the city the bigger the market area

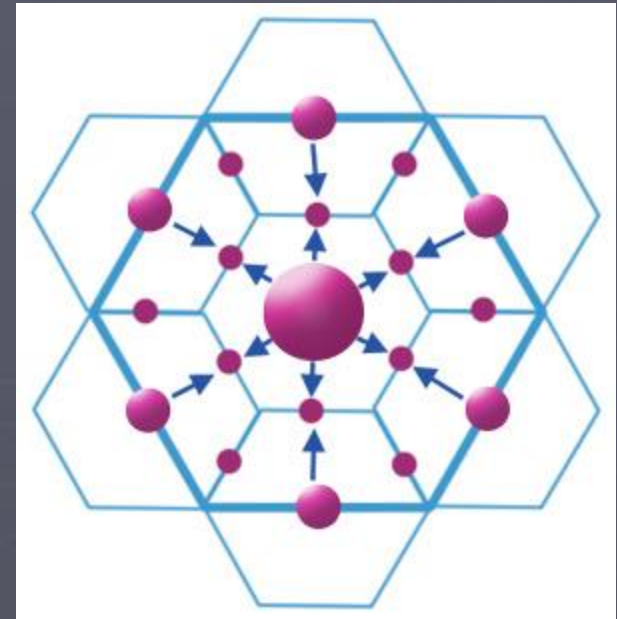
- Ex. There will be 3 times more towns than city's, but a city's market size will be 3 times bigger



The Three Principles in the Arrangement of the Central Place

2. The transportation principle (K=4 system)

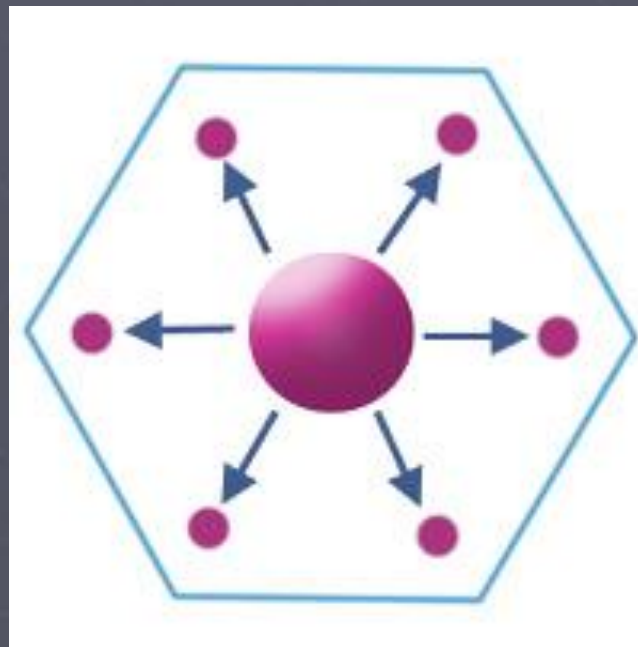
- Arrangement of cities to connect as many important places as straightly and cheaply as possible
 - Lower order centers located along edges, not corners of hexagons



The Three Principles in the Arrangement of the Central Place

3. The administrative principle (K=7 system)

- Theorized problems in sharing centers so lower order centers are located entirely within the hexagon of higher order centers



Application of the Central Place Theory

- Help us understand the reasoning for the location of retail in urban areas
 - Low Order Goods – Everyday items that can be purchased anywhere
 - Ex. Groceries
 - High Order Goods – Specialty items that people are willing to travel longer distances for
 - Ex. Automobiles
- Displays relationship between small towns and cities

The Central Place Theory Re-examined

