Chapter 13 Settlement Change

Factors affecting settlements

Functions of settlements

Key term

Functions of settlement – the reason why a settlement first develops in an area.

Residential
A major function of many settlements is to give people a place to live. In some settlements this is its main function. They are often found close to larger towns or cities where the inhabitants work. Another type of residential function is one that provides for retired people. A number of settlements along the south coast of England, such as Eastbourne, have taken on this function.

Strategic
Strategic settlements were built in locations that used physical geography to protect them from attack:
- on top of hills for defensive purposes
- on the inside of meander bends
- beside a gap in a range of hills
- on an island in a river.

Administrative
The main function of a number of settlements is as an administrative centre. These settlements are often county towns that employ a large number of people as civil servants and are centres of local government.

Market centres
A market centre's main function is to provide services for the local area. They are often found in fertile farming areas and in the past farmers would have brought their produce to sell in the town. These settlements have good transport links and many were centred on a bridging point over a river, giving access to both sides of the river. The market centre contained many services and usually a market place where the weekly market would be held.

Industrial
The main function of industrial settlements is the past was to provide jobs in secondary industry. They were located on coastlines and had good access to railways and roads for transport. Many of them were built on wastelands in north Staffordshire, such as today's new Birmingham.

Tourist resorts
Tourist resorts developed with the arrival of the railways which meant that people were able to travel around the country more easily.
- Some developed in coastal locations in settlements like Brighton on the south coast and Blackpool on the north-west coast. They developed to provide for the population who want a place to visit for recreational purposes by the sea.
- Others grew around spa towns such as Bath.
- More recently settlements in National Parks have developed as tourist resorts.
- Major cities are now tourist resorts.

Check your understanding

1. Give an example for each of the strategic settlements.
2. Why do tourists visit spa towns and major cities?

Exam practice

Outline three functions of settlements. (6 marks)

Answers online

www.therevisionbutton.co.uk/myrevisionnotes
How the functions of a UK settlement have changed over time

The functions of a settlement can change over time as society develops. Aberfan is a small settlement in South Wales which has seen its function change over time.

An agricultural settlement grew in the bottom of the valley close to the River Taff, approximately 5 miles from Merthyr Tydfil.

Merthyr Vale coal mine was opened in 1875. This changed the main function of the village and the village became an industrial settlement. There were still farms and agricultural workers in the village but the majority of the population worked in the mine.

In 1989 the coal mine was closed and the function of the settlement changed to being a residential settlement. It is a commuter village with the people who live there working in local towns and cities such as Merthyr Tydfil. It is also a retirement settlement as the age structure of the population shows a larger number of people in the retirement age groups. There are still a number of farms close to the village but the main function is residential.

Exam tip

When the command word compare is used, you should state the similarities between the photographs or figures that have been given. However, examiners at GCSE will also credit comments about the differences (contrasts).

Exam practice

For a named example, describe how the functions of a settlement have changed over time. (4 marks)

Answers online

Check your understanding

List the functions that Aberfan has provided over the years.

Go online for answers

Changes to rural communities

Counter-urbanisation

Changes to rural areas can be positive and negative.

Environmental changes

- Many of the migrants still work in urban areas, causing pollution.
- Villages become ghost towns during the day.
- Old derelict farm buildings are turned into habitable dwellings which adds to the aesthetic value and community well-being.

Social changes

- The traditions of the village are not valued by the newcomers.
- Many church parishes have been amalgamated as the ‘newcomers’ do not go to church.
- Local schools have an increase in pupils and are able to stay open.
Economic changes

- House prices in rural areas may rise as demand increases. This may mean that local people cannot afford to buy a house and have to move away from their local area.
- Many of the migrants do not support local businesses and do their shopping in the urban areas where they work.
- Some local services are supported such as public houses, local tradesmen (for example, builders).

Demographic changes

The people who tend to move to rural areas are the more affluent. They either have a young family or are retired.

Counter-urbanisation example: Austrey in Warwickshire

- People moved out of the city of Birmingham and the local town of Tamworth into this village during the 1970s. It caused a growth in population from 300 in 1961 to 1000 in 2001.
- The environment of the village changed with a number of new housing estates being built such as St Nicholas Close and Elms Drive on previous farmsteads. There used to be eighteen farms in the village; only two are left. The buildings of the others have been converted into houses meaning that the village has lost some of its original character.
- The village school has opened on a new site with 120 children on roll; in 1961 there were sixteen children.
- The village pub, 'The Bird in Hand' is thriving and has become a meeting place for the local community.
- Many of the people who live on the new estates work in Birmingham and most families have two cars, although the newcomers do use the village shop for their provisions.

Check your understanding

Categorise the changes that occurred to Austrey under the following headings: demographic, economic, social and environmental changes.

Go online for answers

Exam practice

Explain the changes that have occurred to rural communities due to counter-urbanisation. Use an example in your answer. (4 marks)

Answers online
Depopulation of remote rural areas

Demographic changes
There has been a decline in population for the age bands up to 40 in all remote rural areas. Young adults leave the area which means that there are fewer young children. The population then develops an older structure.

Economic changes
As the population becomes older there will be less money going into the running of public services such as waste treatment and water. This can cause problems for local councils.

The economy of the area also decreases as less money is going into the economy because fewer people of working age live there.

Environmental changes
In some remote rural areas there are signs of neglect and derelict buildings which can be unappealing. The decrease in population is, however, a bonus for the wildlife of the area.

Social changes
This movement out of remote rural areas has meant that the population who remain there have seen a decline in service provision. In 2001 there were 600,000 people living in what can be classed as remote rural areas; 45 per cent of these people did not live within 4 km of a doctor’s surgery or a post office and were also without a bus service.

This situation will continue to worsen as many post offices are closing in rural areas in the UK as they are not profitable. In Cornwall 25 per cent and in Devon 22 per cent of post offices are set to close, while the county average for the UK is 18 per cent.

The decline in rural services has also seen the closure of many primary schools such as Satterthwaite and Rusland School and Lowick School, both near Ulverston in the Lake District. They were closed in 2006.

Exam tip

Foundation Tier
For questions that ask for examples, your answer will be marked as follows:

- Each point will receive a mark.
- If your answer does not contain a specific point about an example you will lose 1 mark.

Higher Tier

- If the command word is outline or describe, these questions will usually be marked out of 4 marks.
- Each point will receive a mark.
- If your answer does not include specific points about an example you will only receive 2 marks.
- If examples are asked for and you only give one you will lose 1 mark.
Changing land use in urban areas

Land use in urban areas in the UK has shown a dramatic change over the last 30 years. This is due to two significant trends:

- An increased demand for housing by the UK population
- Deindustrialisation – manufacturing has moved from urban areas in the UK to LICs where production costs are much lower.

### Social
- People are now marrying later in life – the average age has gone up from 24 in 1960 to 30 in 2010.
- People are having fewer children, later in life, which has also impacted on the type of houses that are demanded. More flats and smaller houses are now being built.
- There has also been a rise in the number of divorces which means that a family are not living as a group but are living in two different dwellings.
- Many people now live on their own or with their spouse until they are in their 70s and 80s – this means that more houses are needed for the younger generation.

### Economic
- The population is wealthier, therefore young people can afford to rent flats at an earlier age and no longer have to live with their parents.
- Until recently people were encouraged to buy their own properties because 100 per cent mortgages were available.

### Political
- The population of the UK is increasing. It is predicted to rise by 4.1 million between 2001 and 2021.
- The government has promised that 3 million new homes will be built by 2020. The growth will take place in certain areas of the country. One of the developments in the south-east is in Bracknell.
- There has been a large influx of EU nationals since the relaxation of borders between EU countries.

### Check your understanding
List the social reasons for the increase in demand for housing.

### Exam practice
Using examples, explain changes in land use that have occurred in urban areas in the UK. (4 marks)

### Exam tip
You could be asked questions that require recall of knowledge. You should learn at least one specific social, economic and political reason.
A large site in Norwich comprising 17 hectares is located south-east of Norwich city centre on the banks of the River Wensum, close to the railway station and the football ground at Carrow Road. The site has been redeveloped over a number of years into an entertainment complex including a fourteen-screen cinema, a large shopping centre and over 200 residential units.

Bracknell in Berkshire is seeing significant growth with a large new housing development on a greenfield site to the west of the town. Peacock Farm estate is situated next to the A329M and is close to the M4 for easy access for residents. The development includes 14,000 new homes, 91 acres of country parkland, a doctor’s surgery and two primary schools.

Redevelopment of old office and industrial premises
Manufacturing industry is moving to LICs where production costs are lower. This has led to many buildings being left derelict.

Urban sprawl and the development of greenfield sites

Consequences of the need for more housing and industrialisation

The development of gated suburbs

Some areas have seen the development of ‘gated suburbs’. This is the concept which originated in countries such as South Africa to protect residents. A number of housing developments, for example in the south-east and the north-west, now have gates to protect them from perceived threats such as burglars.

**Check your understanding**

Outline what is meant by a gated suburb.

**Go online for answers**

**Key terms**

**Redevelopment** – when buildings in a city, which are no longer of use, are demolished and replaced with buildings that are in current demand.

**Renewal** – when old buildings are renovated and brought up to date, combining the best of the old with the new.

**Brownfield site** – an area within a city, which is no longer used. It may contain old factories and housing, or it may have been cleared ready for redevelopment.

**Greenfield site** – an area on the edge of the city, which has never been developed in any way.

**Exam tip**

You may be asked questions about the consequences of the increase in demand for housing with reference to a photograph or other resource. In this case you will have to apply your knowledge about the consequences to the area shown.

**Exam practice**

Outline the difference between a brownfield and a greenfield site. (3 marks)

**Answers online**

Online
### The advantages and disadvantages of brownfield sites

<table>
<thead>
<tr>
<th>Advantages</th>
<th>Disadvantages</th>
</tr>
</thead>
<tbody>
<tr>
<td>Planning permission is easier to get; the government is actively encouraging the use of these sites.</td>
<td>Complete environmental survey needed because of past usage is costly and time consuming.</td>
</tr>
<tr>
<td>Infrastructure, such as gas, electricity and water, is already present.</td>
<td>Brownfield sites have to be cleared and in some cases decontaminated, which adds to the construction costs.</td>
</tr>
<tr>
<td>Sites are easier to market because of access to entertainment and other facilities.</td>
<td>Cities may have social problems, such as anti-social behaviour and crime, as well as higher levels of pollution and congestion which could make marketing more difficult.</td>
</tr>
<tr>
<td>No building on greenfield sites so lessens urban sprawl.</td>
<td>Land costs are higher as it is closer to the city centre.</td>
</tr>
</tbody>
</table>

### The advantages and disadvantages of greenfield sites

<table>
<thead>
<tr>
<th>Advantages</th>
<th>Disadvantages</th>
</tr>
</thead>
<tbody>
<tr>
<td>Originally unoccupied therefore developers can build as they wish.</td>
<td>Infrastructure, such as gas, electricity and water, will not be present.</td>
</tr>
<tr>
<td>Plenty of space for car parking and landscaping to improve the working environment.</td>
<td>Urban sprawl uses up green spaces on the edge of urban areas.</td>
</tr>
<tr>
<td>Cheaper land due to it being further from the city centre.</td>
<td>It is more difficult to get planning permission as the government tends to be against it.</td>
</tr>
<tr>
<td>Lower construction costs as there is nothing to knock down or renew.</td>
<td>Building could disturb natural habitats and wildlife.</td>
</tr>
<tr>
<td>Easy to market to potential buyers because of pleasant environment.</td>
<td>Living on the edge of the city may increase the commute for some people.</td>
</tr>
<tr>
<td>Access to the development is easier as roads are not congested.</td>
<td>People may not want to live away from the city centre because of their social life.</td>
</tr>
</tbody>
</table>

### Check your understanding

1. Explain the difference between redevelopment and renewal.
2. Outline three advantages and three disadvantages of developing on brownfield sites.

### Exam practice

State the advantages of building on a greenfield site. (3 marks)

**Answers online**

Go online for answers
Attitudes of central and local government to development

<table>
<thead>
<tr>
<th>Housing minister</th>
<th>&quot;Due to the increase in the population we have put policies in place to cope with the increased demand for housing. There will be growth in certain areas of the south-east such as Ashford in Kent.&quot;</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bracknell Forest Councillor</td>
<td>&quot;We were very sorry to lose the greenbelt land at Peacocks Farm but new development is good for the town, bringing in more people and businesses.&quot;</td>
</tr>
<tr>
<td>Shadow housing minister</td>
<td>&quot;The government must realise that there has been a change in the population structure with people living longer and marrying later. This means that more smaller housing needs to be built.&quot;</td>
</tr>
<tr>
<td>Green Party member of Bracknell Forest Council</td>
<td>&quot;This continued development on the greenbelt will mean that we will soon be joined up with Wokingham. There are other places that could be developed within the town which would protect the land on the edge.&quot;</td>
</tr>
</tbody>
</table>

Check your understanding
Which are attitudes of central government and which are attitudes of local government?

Go online for answers

Attitudes of individuals and organisations to development

<table>
<thead>
<tr>
<th>Bracknell resident</th>
<th>&quot;When the Met Office closed a lot of jobs were lost but the building was old and 'run down'. The new apartments are stylish and have made that area of the town look more up to date.&quot;</th>
</tr>
</thead>
<tbody>
<tr>
<td>Peacocks Farm resident</td>
<td>&quot;The new estate is very convenient for the M4. I love living on the outskirts of the town – it gives me the best of both worlds.&quot;</td>
</tr>
<tr>
<td>Norwich resident</td>
<td>&quot;The renewal and redevelopment that has taken place near Carrow Road has really improved that part of Norwich. There are now entertainment facilities and the riverside is great in the summer for a walk along the new paths.&quot;</td>
</tr>
<tr>
<td>Factory owner, Norwich</td>
<td>&quot;It was a shame to see the factory go as it had been in the family for years but we were not making money. The renewed buildings look great and blend in well with the area.&quot;</td>
</tr>
</tbody>
</table>

Exam tip
When you are learning the attitudes to development, remember to learn who made the comment.
Rapid growth in LICs

Reasons for the rapid growth of urban areas in LICs

Urban areas in LICs have experienced a rapid growth since the 1950s. There are two main reasons for this rapid growth:

- The migration from rural to urban areas
  - Lack of jobs in rural areas because of population growth and mechanisation
  - Salaries are lower in rural areas
  - The perception of a better life, including education
  - The development of TNCs and other industry providing jobs in urban areas

- A high natural increase in population in urban areas
  - The youth of the migrants, many of them are of child-bearing age
  - Higher life expectancy due to better living conditions and diet
  - Better medical facilities in urban areas, infant mortality is lower in urban areas in LICs

The effects of rapid growth on a LIC urban area – Cairo

Air pollution
- Air pollution from the 2 million cars and the 200,000 motorbikes.
- In the industrial quarter Shoubra al-Kheima, where many people live close to their work, 37 per cent of the residents suffer from lung problems.
- The Sun’s rays are blocked by smog on the most polluted days which means that many children suffer from a deficiency of vitamin D.

Land pollution
- The inhabitants of Cairo produce 10,000 tonnes of solid waste a day. Only 60 per cent is collected; the rest is left to rot in the streets.
- Large toxic stockpiles of hazardous waste, as much as 50,000 tonnes, from industry which has accumulated in Helwan, Shoubra and Embaba.

Noise pollution
- Noise pollution from the 2 million cars and the 200,000 motorbikes.
- Loud speakers calling Muslims to prayer.
- Noise of nightclubs on the River Nile. It is particularly bad in the Saraya Al Gezira district.

Housing problems
- Approximately 60 per cent of Cairo’s population live in shanty type dwellings. The most famous of these is the ‘City of the Dead’, or Arafa (cemetery) as it is called by the local residents. This four-mile-long cemetery in eastern Cairo is where people live and work among their dead ancestors.
- The government has responded to the housing problem by building cities on the edge of Cairo in the desert. Two of these are 6th of October and 10th of Ramadan. Many Cairo residents, however, want to stay in the city where their jobs are.