



School of Planning and Architecture, Vijayawada
 (An Institution of National Importance under the Ministry of Education, Govt. of India)
 S.No. 4/4, ITI Road, Vijayawada – 520008, Andhra Pradesh, India

Course: **ARC316 - Theory of Settlement Planning** Class: **V Sem. B.Arch. 2026-27 A.Y** Section: **B**
 Instructors: **Prof. Dr. Amitava Sarkar** Contact Periods/week: **03 (55 min. each)** Timetable: **Tuesday, 9:00 – 11.45 AM**
 Internal Assessment Marks: **50** External Theory Exam: **50** Total Marks: **100**
 Attendance: **75% Min.** Min. Passing Marks: **As per the Academic Ordinance and SPAV Regulations**

Objective

The Course imparts Students an exposure of the historical evolution of urban settlements and connected development theories towards a clear understanding of the morphological dimensions of urban patterns and spaces. The course is intended to provide the students an overview and understanding of the land related theories and policy making in cities. It also helps in understanding of varied dimension related to housing demand-supply challenges and land-use planning.

Outcomes

Students completing this course will be able to:

1. Understand the social, economic and spatial dimensions at the national, regional and local levels as a premise in which an architectural product is likely to be placed.
2. Make appropriate choices for further studies in related domains of education.

S.No.	Week No.	TOPIC OF CLASS LECTURE & DISCUSSION	CLASS ACTIVITY & ASSIGNMENTS
1	Week 1 21/07/2026	Unit 1: Introduction - Origin, evolution and growth of settlements as pastures of human existence. - Factors influencing formation and consolidation of settlements.	Lecture and Group Discussion
2	Week 2 28/07/2026	Unit 1: Introduction - Types of cities by virtue of formation, habitation, scale, function and location. - Problems of Indian Cities. - Difference between Urban and Rural settlements.	Assignment-I on “Origin and growth of ancient settlements”
3	Week 3 04/08/2026	Unit 2: Planning History - Basic elements of the city, concepts of space, time, scale of cities. - Timeline of ancient civilizations.	Lecture and Discussion
4	Week 4 11/08/2026	Unit 2: Planning History Town planning in ancient India - Vedic Towns by Form and character.	Lecture and Discussion
5	Week 5 18/08/2026	Unit 2: Planning History Medieval, renaissance, industrial and post, industrial cities.	Lecture and Discussion
6	Week 6 22/08/2026 – 30/08/2026	Field Work / Case Study visits	
7	Week 7 01/09/2026	Unit 2: Planning History - Principles of settlement planning in classical Greece and Rome. - Comparative study of the origin and growth of settlements	Lecture and Discussion
8	Week 8 08/09/2026	Unit 3: Planning Theories - Planning theories by the Nineteenth century viz., Ebenezer Howard’s Garden City Concept. - Patrick Geddes’ Folk-Work-Place theory, Soria Y Mata’s Linear City.	Lecture and Discussion
9	Week 9 15/09/2026	Unit 3: Planning Theories - Concentric Zone Theory, Sector Theory, Multiple Nuclei Theory. - Theories enunciated by Ludwig Hilberseimer, Raymond Unwin.	Submission of Assignment-I
10	Week 10 22/09/2026	Mid Semester Assessment	Internal Assessment – II
11	Week 11 29/09/2026	Unit 3: Planning Theories Theories enunciated by Clarence Perry, Clarence Stein,	Assignment-II on “Origin and growth of modern

		Henry Wright, F.L. Wright etc.	settlements"
12	Week 12 06/10/2026	Unit 4: Housing - Housing as a key vivid component of urban and rural settlements. - Housing need, demand, supply and density.	Lecture and Discussion
13	Week 13 13/10/2026	Unit 4: Housing - Problems of housing - proliferation of slums and squatters in urban areas; causative factors and effects. - Housing under Five-Year Plans.	Lecture and Discussion
14	Week 14 20/10/2026	Unit 4: Housing Group Housing - URDPFI guidelines, relevant norms as per the National Building Code of India and as per Development Control Regulations.	Lecture and Discussion
15	Week 15 27/10/2026	Unit 5: Land Use - Social structure and its influence on spatial planning. - Land use as a key determinant of spatial planning.	Submission of Assignment-II
16	Week 16 03/11/2026	Unit 5: Land Use Types of Land use, detailed description of constituents of different land uses.	Lecture and Discussion
17	Week 17 10/11/2026	Revision All Units	Lecture and Discussion

Tentative break-up of Internal Assessment Marks:

S.No.	Categories of Evaluation*	Marks
1	Assignment-I	10
2	Mid Semester Test	20
3	Assignment-II	20
	Total	50

* The Marks allotted against each category are tentative. Categories of evaluation are only indicative and may increase or decrease.

Reference Books:

1. A.B. Gallion, S. Eisner. (1993) "The Urban Pattern".
2. F. S. Hudson (1970) "Geography of Settlements" Macdonald and Evans Ltd. Estover.
3. G. K. Bandopadhyaya (2000) "Text Book of Town Planning".
4. Glenn H. Beyer (1958) "Housing: A factual analysis", The Macmillan Company, New York.
5. M. Harris (1978) "Economic Development, Cities and Planning" Oxford University Press, Mumbai.
6. Monto, L.S. Ganesh & K. Verghese (2005) "Sustainability and Human Settlements: Fundamental Issues, Modeling and Simulation", SAGE Publications Pvt. Ltd, New Delhi.
7. N. Jayapalan (2002) "Urban Sociology", Atlantic Publishers & Distributors, New Delhi.
8. P. K. Guha (1999) "Housing an Indian Perspective", New Central Book agency Pvt. Ltd.

Sd/-
Signature of Subject Teacher

Sd/-
Signature of Head of the Department