

The relationship between urban street configuration and office rent patterns in Berlin

APPENDIX D - KEY TO THE PLANZEICHENVERORDNUNG

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About this thesis

This thesis presents a study of the influence of urban street configuration on the pattern of commercial office rents in Berlin. The hypothesis is that there is a relationship between the two, and that the alteration of the street network with reunification has precipitated a spatial reorganisation of office rents.

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	Residential Land (Wohngebiete)- where the building is principally residential. In Berlin, this leaves the mixture of other uses, particularly in the large blocks of the 'Gründerzeit' (late nineteenth century) unrecorded except for the shop frontage on a residential block.
	Mixed Use Land (Mischgebiete). This category can be a mixture of any or all of the others but is most likely to be a mixture of residential and core (commercial) uses.
	Continuous Shop Frontage (Durchgehende Ladenfront) This category shows the main shopping streets and does not require the rest of the building use to be consigned to commercial uses, consequently within residential areas a more detail land use breakdown is possible.
	Core (commercial) Land (Kerngebiete) This designates a building that is principally of commercial use (office and retail).
	Industrial Land (Gewerbe- und Industriegebiete)
	Special Area (Besondere Gebiete)
	Local Authority Land (Gemeindebedarfsflächen)
	Military Land (Militärisch genutzte Flächen)
	Servicing and Utilities Land (Ver- und Entsorgungsflächen)
	Green Area (Grünflächen)
	Farming Area (Landwirtschaftsflächen)
	Gardening Area (Gärtenbauflächen)
	Marshland (Feuchtgebiete)
	Forest (Waldflächen)
	Water (Wasserflächen)
	Building Site (Bauflächen)
	Use Unknown or Land Unused (Nutzung nicht ermittelbar oder Flächen nicht genutzt)
	Principal Traffic Routes (Hauptverkehrsstraßen)
	Rail Routes

Table 13.1: Key to the Planzeichenverordnung (PlanzVO)