

## ABSTRACT

The primary focus of this research is on the spatial dynamics of the residential areas in the Eastern Kingston Metropolitan Area. 'Spatial' here may be construed to include both space-occupying systems, and those theoretical and/or philosophical systems which are responsible for the organization of space. Neither structure nor movement can be identified as exclusively causal or effectual, as form and movement are very closely interrelated.

The dynamics of residential areas are stressed here as they relate to transformation. The survey was conducted on a household basis, as the household may be considered as being the vehicle of change within a community. The study is therefore an attempt to analyze the dynamic state of the neighbourhoods in Eastern Kingston, as it relates to change: 'dynamic' because it will include the consideration of growth and decay of areas in response to changing patterns of spatial interaction. The concept here implies that change in one area will affect other areas through a complex chain of reactions.

A purpose of this study is to determine the underlying causes of the gradual deterioration of the neighbourhoods of the Eastern Kingston Metropolitan Area, to explain those trends and patterns, and to compare trends in the communities. The intention is to establish a descriptive framework for further analysis.

The ten communities selected were in varying stages of deterioration. The questionnaire administered determined the demographics and critical housing indicators, for example, age of structure, structural types and personal data as they relate to housing. All of the factors suggest that the residential mosaic of a city, especially one with considerable freedom of choice, for at least some individuals who are reliant upon market operations, will be far from clear cut in its pattern. However, developing effective policies for urban neighbourhoods which have undergone spatial and temporal changes requires current information on the number, size and composition of these neighbourhoods, as well as an understanding of how they are changing.

In an attempt to determine this, a series of statistical tests was carried out. An analysis was made of five selected socio-spatial variables by means of Pearson's correlation techniques to determine if there was a tendency for deterioration of structures to be associated with the oldest sections of the study area, and if divided tenure is directly correlated with deterioration of housing structures. A chi-square test was also administered to determine the independence of the variables, age of dwelling and condition of structure, in the data set.

It is theorized herein that the concept of residential satisfaction and propensity to move relates to residential mobility, and is a prime cause of negative transformation in some areas. A step-wise

multiple regression of ten selected variables in the analysis of residential area satisfaction was done. Three separate dimensions of satisfaction were isolated in an attempt to explain causal relationships among the variables.

The baseline information may serve as a barometer to measure the changing demographic and socio-economic factors of inner-city areas in other sections of the Kingston Metropolitan Area. The study of the spatial dynamics of the Eastern Kingston Metropolitan Area neighbourhoods, it is hoped, will also help urban policy makers to target assistance programmes based on the extent and change of concentrated poverty and neighbourhood deterioration. The results presented herein should raise numerous questions for further research on the causes and consequences of urban poverty and neighbourhood deterioration.