

READING

# Gentrification

**LEVEL**

Upper-Intermediate  
(B2)

**NUMBER**

EN\_B2\_2034R

**LANGUAGE**

English



## Learning outcomes

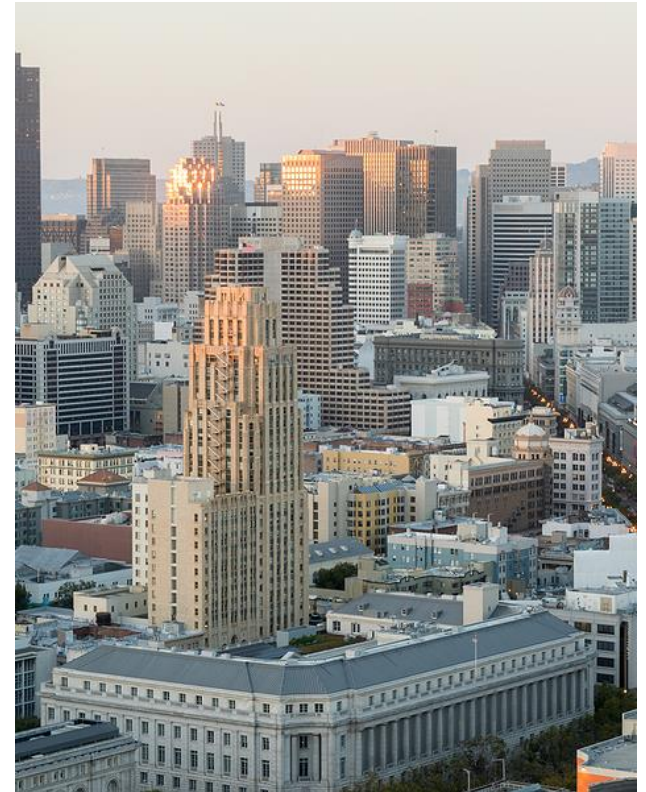
- I can read and understand the main points of a text on gentrification.
- I can share my thoughts and opinions on gentrification and social issues.



## Warm-up

**In your opinion, what  
makes a city exciting?  
What makes a city  
interesting?**

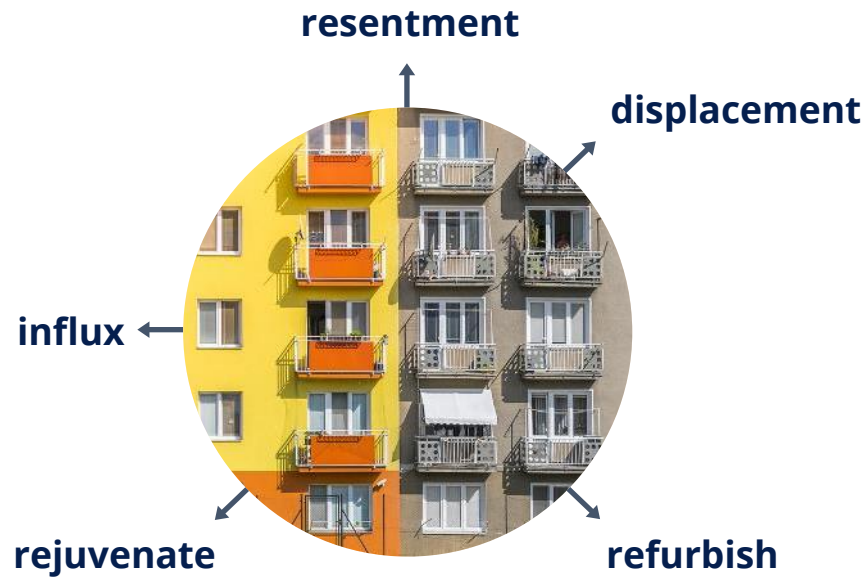
**Share your ideas with the rest  
of the class!**





# Vocabulary

1. **Read** the words below.
2. Are any new to you?
3. **Try to use** the words in a sentence.





# Fill in the gaps

Fill in the **gaps** with the correct word.

- 1 The high cost of rent in gentrified neighbourhoods \_\_\_\_\_ many people from their homes. They can no longer afford to pay.
- 2 Many people argue that gentrification helps \_\_\_\_\_ rundown neighbourhoods by bringing in new businesses and people.
- 3 Old buildings are \_\_\_\_\_ and then sold for a much higher price.
- 4 Gentrification causes \_\_\_\_\_ among longtime residents, angry with the changes they have been forced to accept in their neighbourhoods.
- 5 In many gentrified neighbourhoods, there is an \_\_\_\_\_ of wealth.

refurbished  
displaces  
influx  
resentment  
rejuvenate



# Gentrification (1/3)

**Read** the first part of the text.

During the past decades, people have poured into Berlin due to its relative affordability compared to other major European cities. However, Berlin is also becoming more like other capitals with gentrification at the centre of the issue.

Gentrification is the process by which a neighbourhood undergoes an urban renewal. This means that what were once considered poorer neighbourhoods attract residents with higher incomes. It brings with it property renovations, commercial construction, newer shops and restaurants and as a result, higher prices. The resulting increase in prices of rent and everyday goods forces out many of the lower income residents, who may have been there their whole lives and once made up a majority of the neighbourhood.



# Gentrification (2/3)

**Read** the second part of the text.

While gentrification has been seen as a normal occurrence in bigger cities, a big problem in Berlin is the speed at which it is happening, especially in relation to wages. Up to 85% of the population of Berlin are renters and not owners of their apartments or houses, so a steep and sudden increase in rent prices could affect renters in a big way.

With many foreign investors scooping up relatively cheap real estate to renovate and profit from, many long-term residents of certain neighbourhoods have been forced to move out. The lack of living space is also becoming a big problem, with hundreds of people applying to live in the same apartment, the homeowners have the upper hand.





## Gentrification (3/3)

1. **Read** the third part of the text.
2. **Answer** the questions below.

To avoid the path taken by cities like London or San Francisco, where only the upper-class wealthy can afford to live comfortably, local authorities are attempting to tame this housing crisis.

Councils have reinforced rent controls and banned some luxury renovations – and kicked out private homeowners that rent out their places like hotels. Some are even considering large tax increases to deter foreign investors hoping that gentrification can benefit all citizens fairly.

What is the housing situation in Berlin?

How are local authorities dealing with the housing crisis in big cities?

What do you think will happen to Berlin in ten years?





# True of false

1. **Read** the statements.
2. **Decide** if they are true or false.

		true	false
1	Gentrification is known as the process by which a lower-class neighbourhood undergoes an urban renewal.	<input type="checkbox"/>	<input type="checkbox"/>
2	Increases in prices of rent and everyday goods do not affect lower income residents in gentrified neighbourhoods.	<input type="checkbox"/>	<input type="checkbox"/>
3	The rate of gentrification in Berlin has been relatively slow.	<input type="checkbox"/>	<input type="checkbox"/>
4	Most people living in Berlin own their own apartments or houses.	<input type="checkbox"/>	<input type="checkbox"/>
5	Hundreds of people in Berlin apply to live in the same apartment.	<input type="checkbox"/>	<input type="checkbox"/>



The homeowners  
**have the upper hand.**

How does **having the upper hand**  
benefit the homeowners in the  
context of the text you've just read?



# Discuss

Answer the questions below.

**Which do you think is better—owning or renting a place to live?**



**Is it easy or difficult to find a place to live in your city?**

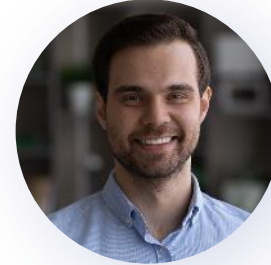
# What's your opinion?

1. **Read** the two statements below.
2. **Tell** your classmates which one you agree with more. Why?



**Marianne**

Gentrification helps eradicate violence, strengthens the local economy, and encourages diversity in neighbourhoods separated by racial lines.



**George**

Gentrification leads to displacement, eviction, forced homelessness, police violence, and destroys communities.



# Ask a classmate

1. **Read** the questions below.
2. In breakout room or together as a class, **ask** a classmate these questions.
3. How are your answers **similar**? How are they **different**?

1 Do you own a house/flat or do you pay monthly rent?

2 What is the procedure of buying or renting a house/flat in your city or town?

3 Is your city or town affordable?





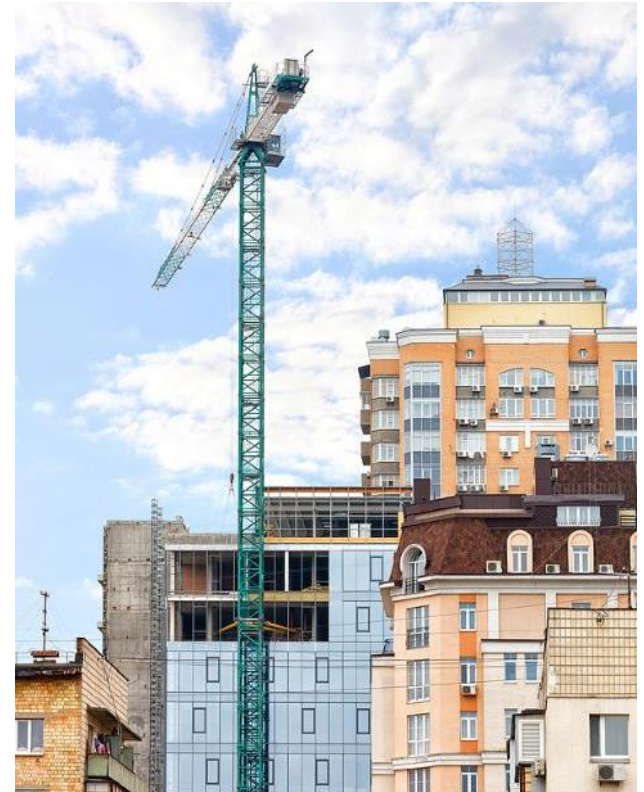


# If I were the mayor, I would...

**Answer** the question below.

**If you were the mayor of a city undergoing rapid gentrification, what would you do to protect the residents?**

**Share your ideas with the rest of the class!**





# End of the lesson

Idiom

***An uphill battle***

**Meaning:** something that is difficult to achieve because of obstacles

**Example:** Fighting gentrification in the city is going to be an uphill battle.



# Additional practice



# Matching

**Match** the words with their definition.

**1** influx

**2** to refurbish

**3** to rejuvenate

**4** to displace

**5** resentment

**a** a lot of people or things arriving at the same time

**b** to make someone or something look young and lively again

**c** feeling angry because you have been forced to accept something you do not like

**d** to make a building look new again

**e** to force someone to leave their home

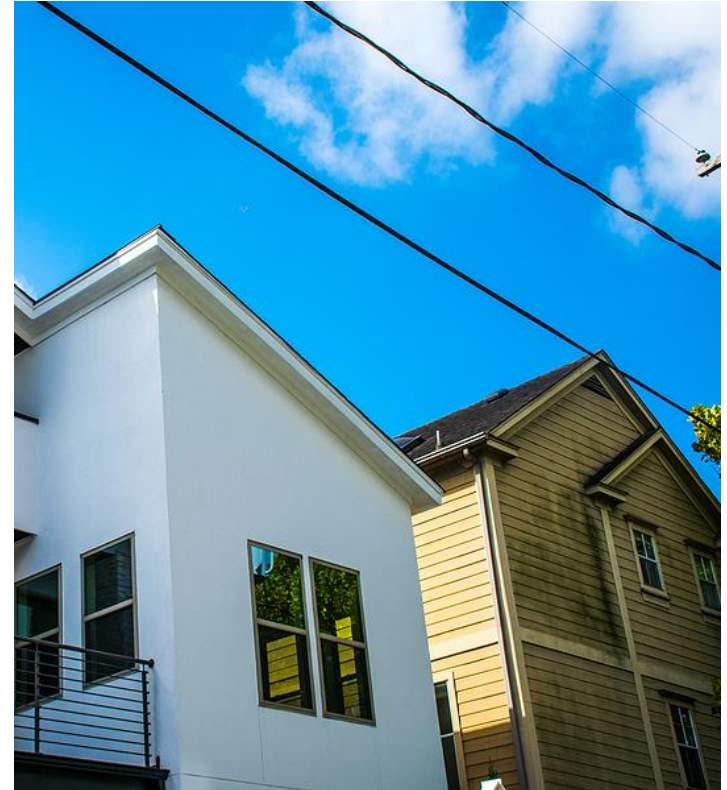




# Complete the sentences

**Complete the sentences** about gentrification with what you have learned in the lesson.

- 1 Some argue that gentrification helps rejuvenate rundown neighbourhoods by...
- 2 There is an influx of wealth in gentrified cities because...
- 3 A lot of people have resentment towards foreign investors because...
- 4 Some things people can do to refurbish a house or building are...





# Discuss

**Answer** the two questions below.

**Are there any cities in your country impacted by gentrification?**



**Do you think gentrification is a necessary step in urban revitalisation?**



## Answer key

**P.5:** 1.) displaces 2.) rejuvenate 3.) refurbished 4.) resentment 5.) influx

**P.9:** 1.) true 2.) false 3.) false 4.) false 5.) true

**P.18:** 1.) a 2.) d 3.) b 4.) e 5.) c



# Summary

## Gentrification

- *resentment; displacement; to refurbish; to rejuvenate; influx; to have the upper hand*
- *Old buildings can be **refurbished**.*
- *There is often an **influx** of wealth into these areas.*



# Vocabulary

resentment

displacement

to refurbish

to rejuvenate

influx

to have the upper hand



