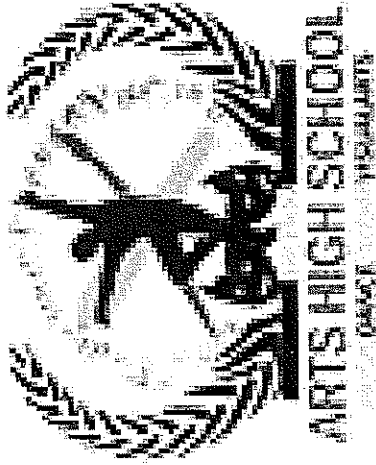


ARTS

High School

English I - ELA



FRESHMEN SUMMER PACKET

Gentrification vs. Revitalization

Scholars will read an article and view a video clip in order to identify pros and cons of gentrification



Opening quick write prompt:

When you hear the word “gentrification” what comes to mind?
Does it have a positive or negative connotation, or both?
Explain your answer.

WHAT YOU NEED TO KNOW ABOUT GENTRIFICATION

Cold-pressed juice bar where the laundromat used to be? Check. Dog grooming service where a corner store once stood? Check.

OK, so maybe those aren't definitive indications of gentrification. But they are some pretty telltale signs that your neighborhood is changing.

Gentrification — derived from the word gentry, or people of high social class — describes the economic and cultural transition that often occurs when wealthier people begin to move into predominantly poor inner-city neighborhoods.

The term 'gentrification' was coined in 1964 by British sociologist Ruth Glass, in reference to changes she observed in certain areas of inner London. "One by one, many of the working class quarters have been invaded by the middle class," Glass said. "Once this process of 'gentrification' starts in a district it goes on rapidly until all or most of the working class occupiers are displaced and the whole social character of the district is changed."

This shift typically pumps economic investment into the neighborhood, spurring new development and services that cater to higher-earning residents, while prompting rapid increases in rents and property values.

While this boost in resources can result in improved safety and services, it also invariably alters the character and culture of an established community. In many instances, long-term residents in the neighborhood are priced out and forced to move to more affordable communities farther afield.

Gentrification can also heighten racial tensions in many neighborhoods, as the arrival of wealthier, mostly white newcomers can indirectly result in the eventual displacement of lower-income communities of color that have lived there for generations.

"To me it's primarily a racial justice story," said Rebecca Carroll, a WNYC producer and reporter for a podcast about gentrification in Brooklyn called "There Goes the Neighborhood." "It's a cycle of migration for black and brown people," she said in an interview with WNYC's *The Takeaway*. "Always moving according to when white people — who are largely the people with money — decide that they want to reclaim a neighborhood or a space."

Welcome to the hot-button topic of gentrification, a process that has swept through neighborhoods in cities across the country in recent decades, as interest in urban living has grown. It's a loaded term, generally used negatively to connote displacement and "yuppification."

Some cities have made strides than others to slow the pace of gentrification, namely by safeguarding the supply of affordable housing and enforcing rent control laws. But it's proven a tricky balance to maintain, and anti-gentrification activists commonly accuse city governments of falling short in these efforts.

It should come as little surprise then, that the San Francisco Bay Area — one of the most expensive regions in the country with a rapidly growing population and a major dearth of affordable housing — has long been a gentrification hotbed. Particularly during economic booms, like the current tech boom, the cost of living skyrockets.

As once lower-income neighborhoods in San Francisco, Oakland, San Jose and other major Bay Area cities become increasingly desirable and expensive, populations have shifted, in some cases dramatically. The resulting exodus of long-established, low-income communities of color to the region's cheaper peripheries has literally changed the face of many communities.

An oft-cited example is San Francisco's Mission District. Long known as an artistic enclave and hub of Latino culture and community, the neighborhood has undergone an accelerated level of gentrification during this latest economic boom. Rents and home prices have skyrocketed. New condominium developments dot the landscape. And scores of older businesses and galleries have been replaced by high-end restaurants and shops. Without an adequate affordable housing supply, low-income residents, many of them Latino, have been increasingly pushed out of a neighborhood they've lived in for generations.

The Bay Area's African-American population has been more impacted by gentrification than perhaps any other group. Consider these figures:

In 1970, African-Americans made up 13.4 percent of San Francisco's population, according to census data. By 2010, that population had shrunk to just 6.1 percent. Meanwhile, African-Americans in 1970 made up just .1 percent of the total population in the small city of Antioch, on the far northeastern edge of the Bay Area. By 2010, Antioch was 17.3 percent African-American.

See the map below, which shows changes in the region's black population, by census tract, since 1970.

The new KQED podcast American Suburb explores this outward migration. It tells the story of modern Antioch, where entire communities of African-Americans, many from Oakland and San Francisco, have relocated in recent decades.

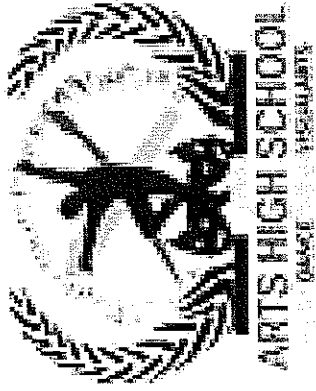
Video:
The Pros and Cons of Gentrification

Directions:

*Fill in the T-chart with the pros and cons you hear in the video.
Do not worry if you don't get them all, just record as many as you can.*

YouTube Clip: <https://www.youtube.com/watch?v=5nyDbHi1YQE&t=66s>

The Pros and Cons of Gentrification



Everybody Reads & Everybody Writes:

Step 1

- Read “What You Need to Know about Gentrification”

Step 2

- Write down your answer to the following question:
 - 1) What happens to residents in established communities when newcomers move in?

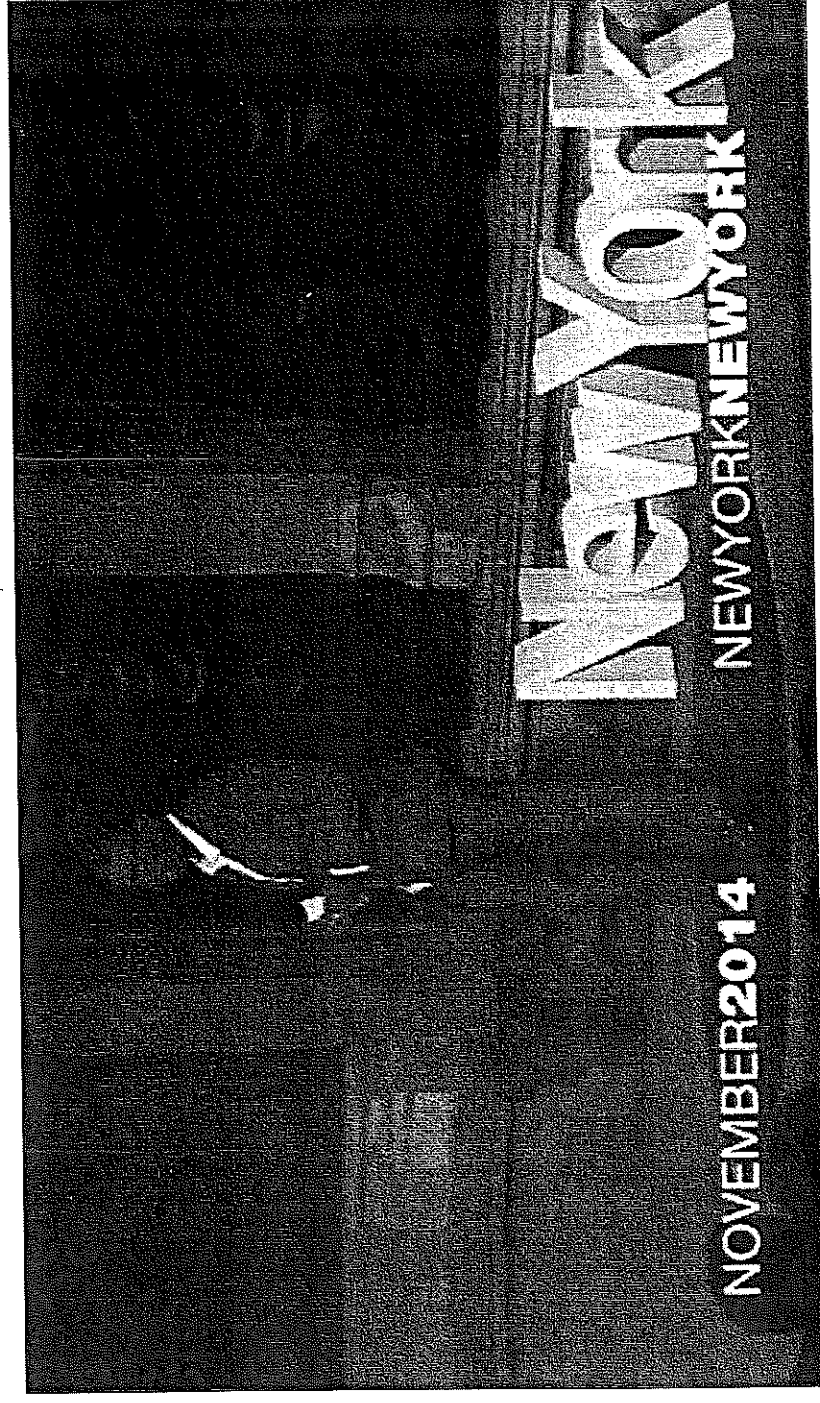
Stacey Sutton: *What We Don't Understand about Gentrification*

Go to TEDTalk and type in

Stacey Sutton: What We Don't Understand about Gentrification.

As you watch & listen, jot down notes.

You will use them to help construct your essay.



Video Clip

Stossel: Liberals should stop trying to fight gentrification

JOHN STOSSEL | Saturday, March 28, 2015, 9:00 p.m.

EMAIL NEWSLETTERS

Sign up for one of our email newsletters.

No matter what you do, modern liberals will tell you you're wrong.

For decades, liberals complained that American society is segregated because rich white people don't want to live in ethnically mixed neighborhoods. Sometimes, liberals had a point.

From the 1930s to the 1960s, as rich white people moved into New York City, urban planner Robert Moses got city bureaucrats to condemn and destroy busy black neighborhoods as “blighted.” They moved many of the poor into rent-subsidized “projects.” Many quickly became slums.

Now, times have changed. Some rich white people want to move into poorer non-white neighborhoods because they like diversity (and cheaper real estate). So today, the newcomers are attacked by liberals because they cause “gentrification.”

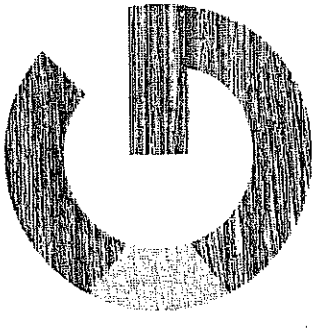
Columbia University urban planning professor Stacey Sutton calls gentrification a “manifestation of inequality” that may “fundamentally alter the culture and character of the neighborhood” in ways that hurt the poor.

Yet her own school did something worse. Columbia colluded with politicians to use eminent-domain law to take pieces of its surrounding neighborhood. In court, the school argued it had the right to take neighbors' land because it would “benefit West Harlem.”

Who owns the land is something that ought to be decided not by government but by free people making their own decisions about where they wish to live. When gentrification happens that way, spontaneously, price rises are often accompanied by drops in crime, new job opportunities and better connections to the rest of the culture. What the left calls “gentrification” is often called “improvement” by people who live there.

Research and Decide

Two different perspectives were presented... Gentrification **hurts neighborhoods and hurts the poor and redevelopment improves a neighborhood and basically transformation cannot be stopped.** Decide who you more agree with – Stacey Sutton or John Stossel. Consider the articles and videos and you may also do some quick “Google” research. You should decide if gentrification harms a neighborhood or improves a neighborhood. **Everyone should take notes to support their point(s).**





Respond to the following short response questions:

1. What are the pros and cons of gentrification?
2. **What happens to residents in established communities when newcomers move in?**
3. Are the effects of gentrification mostly positive or mostly negative?

Write a well-developed argumentative essay based on your position on the topic.

Are the effects of gentrification mostly positive or mostly negative?

Tug-of-War

