

9 Housing

Speakers	Web DVD	Video Summary	Page No.	E1	E2	E3	L1 L2
Simeon Perry	048	Simeon talks about the benefits of council housing, what to do if you have financial difficulties and what to do if you have noisy neighbours.	2	✗	✓	✓	✓
Gary Start	049	Gary discusses what is meant by homelessness and the role of the homeless shelter St George's Crypt.	12	✗	✓	✓	✓
John Battle MP	050	John talks about the changes to homes caused by divorce.	21	✗	✓	✓	✓
Wendy Godden	051	Wendy talks about the many homes she has rented, the reasons for this as well as her favourite and least favourite homes.	29	✗	✓	✓	✓
Monira Khan	052	Someone asks for further information about renting a flat and the landlord provides information.	57	✓	✓	✓	✓

To download videos, audio files and a Microsoft Word version of this teaching workbook please visit: www.esoluk.co.uk/download.html

Answer key to multiple-choice questions: **page 69**

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Speaker: 048 Simeon Perry

Job: Council Housing Officer



Skill	Suggested Activities
Speaking:	Students could think of types of housing in the UK. What types of rented accommodation are there and how can they find somewhere to live?
Listening:	Listen for answers to tutor's questions about council housing.
Reading:	Read housing adverts and council housing leaflets and information.
Writing:	Write to a friend telling them the advantages of being a council house tenant or about a problem with your neighbours.

Transcript:

1. **Wendy:** What are the advantages of being a council house tenant?
2. **Simeon:** Well I think the first is that it's a tenancy for life, as long as you behave according to the tenancy agreement, which is, is really, the sort of the rules of being a council tenant, then you have the right to live there until you die, quite frankly.
3. The tenancy agreement states what the council will do for you while you're a tenant and what the council expects you will do for being a tenant, in essence. And some of the main advantages of a council tenant are that the council will provide an affordable home, with a good repair service, that is a decent quality home, and will also give you lots of opportunities to be involved in the future shape and running of your home and your neighbours

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around you. And clearly we want you to get more and more involved in the local community and then work with the council to improve, not only your home and the services it provides, but the local community.

4. **Wendy:** And what happens if you don't follow the tenancy agreement?
5. **Simeon:** Well, the council will work with you and inform you as soon as it is aware you've breached the tenancy. And it will come and visit you, or write to you to warn you what the problem is and what you need to do to rectify the problem. But if you continue to break, breach the tenancy agreement or break it, you know, for example, by not paying your rent, then ultimately the council can go to Court, which could ultimately lead to you losing your home. But, the important thing is, that the council will try and work with you and give you lots of support and bring in other people if necessary, so that you can resolve your financial difficulties and help with benefits advice and so forth.
6. And then we'll enable you to pay a little bit off your rent, above what your rent is so, for example, your rent plus two or three pounds per week, which you then are expected to keep to, and then there will be no further action.
7. Alternatively, if you are a perpetrator of anti social behaviour, then again it will give you several warnings and expect you, or your children, or friends that visit the household, whom ever is causing the anti social behaviour to stop it. But, if that continues, then again the council does have the powers to ultimately evict you, and it will do so. But, it wants to try and ensure that you have support and do prevent that kind of thing happening.
8. So, in essence, it's about, if you play by the rules and accept the support given by the council, then it will be your home for life. If you don't, the council will try and provide resources to assist you but, if you ignore those, then ultimately the council could take your home away from you.
9. **Wendy:** If I have a noisy neighbour or people causing me trouble where I live, what can I do about it?
10. **Simeon:** Well the first thing I would say is to try and talk to your neighbour and, see if you can resolve it locally. If you can't or if you're scared of doing it, well of course you can contact the Police, who may be able to visit your neighbour.
11. But the council provide a number of services that maybe able to support you. For a start, there's the Noise Nuisance Service, and that telephone number is available in the phonebook or on the council website. And, they are open at night and you can ring them, and they have a mobile patrol unit that will be able to visit your neighbour, you know, for example, if it's a party, or if it's your neighbour playing regular loud music.

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12. If your neighbour is a council tenant then the local...or a housing association tenant, then their landlord will be involved and they could then take various action on your behalf. And that action could ultimately lead to Court, for which evidence will need to be gathered from people, including you and maybe other neighbours. Or, they could take out an Injunction which, in essence, means that your neighbour must stop doing whatever they were doing, for example, loud music noise and, if they continue doing that, they are then in breach of the Injunction and could then end up back in Court, and it could be a higher offence.
13. If your neighbour owns their own property then, again, the council could get out an Injunction, but it would have to be working through a different council team for that. So I think the important thing is to start recording it and dealing with it, and in essence the council try and resolve most of these complaints locally.
14. There's an organisation called the Leeds Mediation Service, for which the council may invite you and your neighbour that you're not getting on with, to attend meetings, facilitated by an independent person, a mediator, to talk through the difficulties, so you can arrange...so you can understand what the problem is and resolve it locally. But, ultimately, the council and the law do have a lot of powers, which could mean taking legal action and some of that legal action could be quite severe legal action.
15. **Wendy:** Thanks

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048 Questions: answers at back or visit www.esoluk.co.uk

- 1) At number 2, what is meant by 'the tenancy agreement'?
 - a. an agreement between tenants
 - b. rules you agree to follow as a council tenant
 - c. the items you agree to put in your house

- 2) At number 5, what is meant by 'you've breached the tenancy'?
 - a. its time to move out of your home
 - b. you've broken the rule
 - c. you have obeyed the rules
 - d. the end of your contract is up

- 3) At number 5, what is meant by 'ultimately'?
 - a. a decision by the court
 - b. a decision by the council
 - c. eventually, in the end
 - d. at the start

- 4) At number 5, what is meant by 'resolve your financial difficulties'?
 - a. lend money to friends
 - b. to be given a new credit card
 - c. try to solve any money problems
 - d. to be taken to court for money owed

- 5) At number 7, what is meant by 'perpetrator of anti social behaviour'?
 - a. the victim of noisy neighbours
 - b. the council who solve the problems
 - c. someone who creates problems for other people, like noise or fighting
 - d. someone who stops tenants misbehaving

- 6) At number 8, what is meant by 'if you play by the rules'?
 - a. if you follow the rules
 - b. if you only follow the ones you want too
 - c. if you ignore the rules
 - d. if you obey the rules for a short time

- 7) At number 10, what is meant by 'you can resolve it locally'?
 - a. you can solve problems yourself without official help
 - b. you can resolve it through contacting your local police force
 - c. you can resolve problems through your council

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d. problems can be resolved through other agencies

8) At number 11, what is meant by 'a mobile patrol unit'?

- a. using a mobile phone to contact people
- b. local police
- c. council employees who walk around at night
- d. official people in a car who drive around

9) At number 12, what is meant by 'take out an injunction'?

- a. ask the police to warn to noisy neighbours
- b. ask the council warn to noisy neighbours
- c. get a court order stopping someone from doing something

10) At number 12, what is meant by 'in breach of the injunction'?

- a. someone who changes a court order
- b. someone who agrees to a court order
- c. someone who breaks a court order

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048 listening/reading gapfill:

The words removed below are the key words used most by this speaker.

- Listen to a small section at a time and try to hear the missing words, **or/and**
- read the text and fill in the gaps.
- Interactive gapfill and spelling test at: www.esoluk.co.uk/048.html

Words: *tenant injunction resolve rent noise advantages locally loud*

1. **Wendy:** What are the [1] _____ of being a council house tenant?
2. **Simeon:** Well I think the first is that it's a tenancy for life, as long as you behave according to the tenancy agreement, which is, is really, the sort of the rules of being a council [2] _____, then you have the right to live there until you die, quite frankly.
3. The tenancy agreement states what the council will do for you while you're a [3] _____ and what the council expects you will do for being a [4] _____, in essence. And some of the main [5] _____ of a council [6] _____ are that the council will provide an affordable home, with a good repair service, that is a decent quality home, and will also give you lots of opportunities to be involved in the future shape and running of your home and your neighbours around you. And clearly we want you to get more and more involved in the local community and then work with the council to improve, not only your home and the services it provides, but the local community.
4. **Wendy:** And what happens if you don't follow the tenancy agreement?
5. **Simeon:** Well, the council will work with you and inform you as soon as it is aware you've breached the tenancy. And it will come and visit you, or write to you to warn you what the problem is and what you need to do to rectify the problem. But if you continue to break, breach the tenancy agreement or break it, you know, for example, by not paying your [7] _____, then ultimately the council can go to Court, which could ultimately lead to you losing your home. But, the

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important thing is, that the council will try and work with you and give you lots of support and bring in other people if necessary, so that you can [8] _____ your financial difficulties and help with benefits advice and so forth.

6. And then we'll enable you to pay a little bit off your [9] _____, above what your [10] _____ is so, for example, your [11] _____ plus two or three pounds per week, which you then are expected to keep to, and then there will be no further action.

7. Alternatively, if you are a perpetrator of anti social behaviour, then again it will give you several warnings and expect you, or your children, or friends that visit the household, whom ever is causing the anti social behaviour to stop it. But, if that continues, then again the council does have the powers to ultimately evict you, and it will do so. But, it wants to try and ensure that you have support and do prevent that kind of thing happening.

8. So, in essence, it's about, if you play by the rules and accept the support given by the council, then it will be your home for life. If you don't, the council will try and provide resources to assist you but, if you ignore those, then ultimately the council could take your home away from you.

9. **Wendy:** If I have a noisy neighbour or people causing me trouble where I live, what can I do about it?

10. **Simeon:** Well the first thing I would say is to try and talk to your neighbour and, see if you can [12] _____ it [13] _____. If you can't or if you're scared of doing it, well of course you can contact the Police, who may be able to visit your neighbour.

11. But the council provide a number of services that maybe able to support you. For a start, there's the [14] _____ Nuisance Service, and that

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telephone number is available in the phonebook or on the council website. And, they are open at night and you can ring them, and they have a mobile patrol unit that will be able to visit your neighbour, you know, for example, if it's a party, or if it's your neighbour playing regular [15] _____ music.

12. If your neighbour is a council [16] _____ then the local ... or a housing association [17] _____, then their landlord will be involved and they could then take various action on your behalf. And that action could ultimately lead to Court, for which evidence will need to be gathered from people, including you and maybe other neighbours. Or, they could take out an [18] _____ which, in essence, means that your neighbour must stop doing whatever they were doing, for example, [19] _____ music [20] _____ and, if they continue doing that, they are then in breach of the [21] _____ and could then end up back in Court, and it could be a higher offence.

13. If your neighbour owns their own property then, again, the council could get out an [22] _____, but it would have to be working through a different council team for that. So I think the important thing is to start recording it and dealing with it, and in essence the council try and [23] _____ most of these complaints [24] _____.

14. There's an organisation called the Leeds Mediation Service, for which the council may invite you and your neighbour that you're not getting on with, to attend meetings, facilitated by an independent person, a mediator, to talk through the difficulties, so you can arrange ... so you can understand what the problem is and [25] _____ it [26] _____. But, ultimately, the council and the law do have a lot of powers, which could mean taking legal action and some of that legal action could be quite severe legal action.

15. **Wendy:** Thanks.

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048 punctuation activity:

1. Replace all the commas (,) full-stops (.) apostrophes (') question marks (?)
2. When punctuating, underline difficulties where spoken English does not follow the same 'rules' as written English.
3. Replace capital letters where needed.
4. Check your answers by reading the full text.

wendy: what are the advantages of being a council house tenant

simeon: well i think the first is that its a tenancy for life as long as you behave according to the tenancy agreement which is is really the sort of the rules of being a council tenant then you have the right to live there until you die quite frankly

the tenancy agreement states what the council will do for you while youre a tenant and what the council expects you will do for being a tenant in essence and some of the main advantages of a council tenant are that the council will provide an affordable home with a good repair service that is a decent quality home and will also give you lots of opportunities to be involved in the future shape and running of your home and your neighbours around you and clearly we want you to get more and more involved in the local community and then work with the council to improve not only your home and the services it provides but the local community

wendy: and what happens if you dont follow the tenancy agreement

simeon: well the council will work with you and inform you as soon as it is aware youve breached the tenancy and it will come and visit you or write to you to warn you what the problem is and what you need to do to rectify the problem but if you continue to break breach the tenancy agreement or break it you know for example by not paying your rent then ultimately the council can go to court which could ultimately lead to you losing your home but the important thing is that the council will try and work with you and give you lots of support and bring in other people if necessary so that you can resolve

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Speaker: 049 Gary Start

Job: Manager of St. George's Crypt (shelter for homeless people.)



Skill	Suggested Activities
Speaking:	Students could discuss various statements eg: there are many homeless people in the UK. Many people do not have a permanent home. What problems do homeless people face? If students have been or are homeless tutors need to be sensitive to their feelings.
Listening:	Listen for Gary's definition of homelessness. What does he believe people need from their accommodation?
Reading:	Look at nouns and adjectives such as homeless and homelessness. Look at other words with the same pattern. Read about people's experiences of homelessness.
Writing:	Write about a good place you have lived in, what made it special?

Transcript:

1. **Wendy:** Can you define homelessness for me? What is it?
2. **Gary:** Homelessness, by the nature of the word, means the lack of something, it's the lack of this thing that we call a home. There's a debate that surrounds what a home is, and for many years within the sector there's been a recognition that a home is more than a roof. And certainly the appeal that we began almost a decade ago to reorder the building, to bring the facilities that we have up to a high enough standard to serve the, the people that we see day by day, was called the More Than a Roof Appeal. And it's in the recognition that, that a home is more than a roof, it's a place

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where we find our identity, where we find our basic needs met, it's a place where we can grow and flourish, not just on our own but in relationships with other people, whether they be friends or family.

3. So homelessness is the lack of those things that provide us with the context, the atmosphere where we can grow and flourish and find who we are as members of society, I think.
4. **Wendy:** Yeah, so you would class temporary accommodation as...somebody living in temporary accommodation could be homeless?
5. **Gary:** I, I think there's a, there's a big distinction between rooflessness and homelessness. There are a number of people in the city who are roofless, so they will be rough sleeping, and they would be sleeping in derelict buildings, in, in public places, in streets, in, in bus stops and parks, that's a small percentage of the people in the city who are homeless.
6. There's a larger percentage of people who are in temporary accommodation provided by the Local Authority, temporary accommodation provided in the voluntary or community sector, temporary accommodation provided by family and friends, a great number of people who stay for a few weeks with one friend, a few weeks with another, and on somebody else's sofa. But all of those people lack that place that we would call home, and that place where we can grow and flourish.
7. **Wendy:** One place...how many people are there homeless in Leeds? Unless it's...
8. **Gary:** Oh, the million dollar question. The last official headcount by the Local Authority, the city council, which, which we have on record, which was March, April 2006, said that they had identified one rough sleeper in the city of Leeds. I say nothing about that, apart from the fact that it was the official headcount.
9. Those agencies that we work with day by day, we never work alone, we work with all the other people who support those who are homeless in the city, would say that there are probably somewhere in the region of sixty to eighty people sleeping rough. We have an average of a hundred and thirty to a hundred and fifty people a day who come to drop in, to chat, to use the services that we offer here at the Crypt. Most of those, if not all, will be in accommodation which is temporary or insecure for some reason.
10. The number of people who don't come here, who choose not to access our services, is also great. So to establish an exact figure of the number of people who will be classed as homeless is, is really tough to do, but it's probably more in the hundreds than it's in the tens.
11. **Wendy:** Yes.

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049 Questions: answers at back or visit www.esoluk.co.uk

1) At number 2, what is meant by 'a debate that surrounds what a home is'?

- a. a discussion held by many people
- b. how many people live in one household
- c. arguments that start at home
- d. confrontation over living arrangements

2) At number 2, what is meant by 'within the sector'?

- a. people who fit into certain stereotypes
- b. areas which people live in
- c. a problem in housing
- d. shared by people in a particular area, like housing

3) At number 2, what project helped to rebuild the homeless shelter at St George's Crypt?

- a. The Home Appeal
- b. More Than a Home Appeal
- c. More Than a Roof Appeal
- d. the Rooflessness Appeal

4) At number 2, what is meant by 'grow and flourish'?

- a. find friends
- b. be happy and develop as an individual
- c. live in a house with a garden
- d. have a happy family

5) At number 5, what is meant by 'rooflessness'?

- a. someone who does not have anywhere to live
- b. a house which needs repairs on the roof
- c. someone whose house does not have a roof
- d. someone who needs a roof

6) At number 6, what type of temporary accommodation might people stay in?

- a. local authority and community and friends
- b. local authority, community and friends
- c. local authority, family and friends
- d. local authority, community, family and friends

7) At number 8, what is meant by 'million dollar question'?

- a. a very difficult question to answer

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- b. a question which gets asked all the time
- c. a very easy question to answer
- d. a popular question

8) At number 8, what is meant by 'last official headcount'?

- a. counting the number of heads
- b. counting of people by a government agency
- c. counting the number of people who work in the building

9) At number 9, what is meant by 'accommodation which is insecure'?

- a. somewhere that is not safe or not suitable
- b. a place which is situated in an unknown area
- c. somewhere that is safe to live
- d. a place which the person does not like

10) At number 10, what is meant by 'really tough to do'?

- a. something that requires a lot of people to do
- b. something which is easy to do
- c. something which people don't like to do
- d. something which is difficult to do

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049 listening/reading gapfill:

The words removed below are the key words used most by this speaker.

- Listen to a small section at a time and try to hear the missing words, **or/and**
- read the text and fill in the gaps.
- Interactive gapfill and spelling test at: www.esoluk.co.uk/049.html

Words: *appeal authority grow homeless official provided recognition sleeping*

1. **Wendy:** Can you define homelessness for me? What is it?
2. **Gary:** Homelessness, by the nature of the word, means the lack of something, it's the lack of this thing that we call a home. There's a debate that surrounds what a home is, and for many years within the sector there's been a [1] _____ that a home is more than a roof. And certainly the [2] _____ that we began almost a decade ago to reorder the building, to bring the facilities that we have up to a high enough standard to serve the, the people that we see day by day, was called the More Than a Roof [3] _____. And it's in the [4] _____ that, that a home is more than a roof, it's a place where we find our identity, where we find our basic needs met, it's a place where we can [5] _____ and flourish, not just on our own but in relationships with other people, whether they be friends or family.
3. So homelessness is the lack of those things that provide us with the context, the atmosphere where we can [6] _____ and flourish and find who we are as members of society, I think.
4. **Wendy:** Yeah, so you would class temporary accommodation as ... somebody living in temporary accommodation could be homeless?
5. **Gary:** I, I think there's a, there's a big distinction between rooflessness and homelessness. There are a number of people in the city who are roofless, so they will be rough [7] _____, and they would be [8] _____ in

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derelict buildings, in, in public places, in streets, in, in bus stops and parks, that's a small percentage of the people in the city who are [9] _____.

6. There's a larger percentage of people who are in temporary accommodation [10] _____ by the Local [11] _____, temporary accommodation [12] _____ in the voluntary or community sector, temporary accommodation [13] _____ by family and friends, a great number of people who stay for a few weeks with one friend, a few weeks with another, and on somebody else's sofa. But all of those people lack that place that we would call home, and that place where we can [14] _____ and flourish.

7. **Wendy:** One place ... how many people are there [15] _____ in Leeds? Unless it's ...

8. **Gary:** Oh, the million dollar question. The last [16] _____ headcount by the Local [17] _____, the city council, which, which we have on record, which was March, April 2006, said that they had identified one rough sleeper in the city of Leeds. I say nothing about that, apart from the fact that it was the [18] _____ headcount.

9. Those agencies that we work with day by day, we never work alone, we work with all the other people who support those who are [19] _____ in the city, would say that there are probably somewhere in the region of sixty to eighty people [20] _____ rough. We have an average of a hundred and thirty to a hundred and fifty people a day who come to drop in, to chat, to use the services that we offer here at the Crypt. Most of those, if not all, will be in accommodation which is temporary or insecure for some reason.

10. The number of people who don't come here, who choose not to access our services, is also great. So to establish an exact figure of the number of people

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who will be classed as [21] _____ is, is really tough to do, but it's probably more in the hundreds than it's in the tens.

11. **Wendy:** Yes.

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049 punctuation activity:

1. Replace all the commas (,) full-stops (.) apostrophes (') question marks (?)
2. When punctuating, underline difficulties where spoken English does not follow the same 'rules' as written English.
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4. Check your answers by reading the full text.

wendy: can you define homelessness for me what is it

gary: homelessness by the nature of the word means the lack of something its the lack of this thing that we call a home theres a debate that surrounds what a home is and for many years within the sector theres been a recognition that a home is more than a roof and certainly the appeal that we began almost a decade ago to reorder the building to bring the facilities that we have up to a high enough standard to serve the the people that we see day by day was called the more than a roof appeal and its in the recognition that that a home is more than a roof its a place where we find our identity where we find our basic needs met its a place where we can grow and flourish not just on our own but in relationships with other people whether they be friends or family

so homelessness is the lack of those things that provide us with the context the atmosphere where we can grow and flourish and find who we are as members of society i think

wendy: yeah so you would class temporary accommodation as...somebody living in temporary accommodation could be homeless

gary: i i think theres a theres a big distinction between rooflessness and homelessness there are a number of people in the city who are roofless so they will be rough sleeping and they would be sleeping in derelict buildings in in public places in streets in in bus stops and parks thats a small percentage of the people in the city who are homeless

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Speaker: 050 John Battle MP

Job: Member of Parliament



Skill	Suggested Activities
Speaking:	Students could think of reasons for the shortage of housing in the UK. They could discuss the issue of family breakdown raised in the video.
Listening:	Listen for the reasons for shortages which John identifies.
Reading:	Read stories and plays or watch TV soaps about family breakdowns.
Writing:	Write a script for a short play about a family breaking up.

Transcript:

1. **John:** It's still a massive issue in my neighbourhood, because there's a shortage of affordable housing to rent and we can't carry on saying everybody buy, because for young people it's difficult but, more than that, there's a big social change as well. And that's about relationships.
2. If I were to say to you relationships in my neighbourhood between young couples, maximum, last three years, so they're very short term. But then what happens, they split up, they've two kids. For a young man now to get access to his kids he needs a two bedroom house.
3. Now, in the past, a young man split with his wife or partner, he'd go live in a bed-sit and visit the kids maybe. Now he needs access and a place for them to stay with him. So, every time a couple split up you need two

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houses, every time they split up again you need two more houses. So, it's geometric progression not...so the demands on housing is massive, and we're not really addressing that question.

4. Two things to do, one is stabilise relationships, can they hang out there a bit longer please because life not...ought not to be that desperate, and can we help young couples sustain their relationships. But there is a shortage of a decent, affordable rent in housing, and that's a campaign we've got to still have at national level.
5. **Mary:** Ah-ha, thank you.

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050 Questions: answers at back or visit www.esoluk.co.uk

- 1) At number 1, what is meant by 'massive issue'?
 - a. a cold or virus
 - b. a big problem
 - c. many arguments and fighting
 - d. an issue that can easily be solved

- 2) At number 1, what is meant by 'big social change'?
 - a. something that goes on between friends
 - b. something that changes between families
 - c. something that changes across the country
 - d. something that happens between couples

- 3) At number 2, what is meant by 'short term'?
 - a. something is temporary
 - b. something that lasts a long time
 - c. something that is permanent
 - d. something that does not last very long

- 4) At number 3, what is meant by 'he needs access'?
 - a. he needs to be able to see
 - b. he needs food and water
 - c. he needs money and a job
 - d. he needs keys to his home

- 5) At number 3, what is meant by 'geometric progression'?
 - a. a mathematical equation
 - b. increasing in numbers
 - c. moving to a different area
 - d. decreasing in numbers

- 6) At number 3, what is meant by 'not really addressing that question'?
 - a. not helping people with housing problems
 - b. not understanding a question
 - c. not trying to understand and fix a problem

- 7) At number 4, what is meant by 'stabilise relationships'?
 - a. can a married couple live together without arguing and problems
 - b. get married couples to move back to the same address
 - c. have a happy family

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8) At number 4, what is meant by 'can they hang out there a bit longer'?

- a. can friends talk and hang about with each other for longer
- b. can a married couple stay together a bit longer
- c. can a married couple stop arguing for a bit longer
- d. can they socialise for a bit longer

9) At number 4, what is meant by 'sustain their relationships'?

- a. two people who break up after a short time
- b. two people who can keep their marriage going
- c. to help stop arguments
- d. two people who decide to get married

10) At number 4, what is meant by 'campaign we've got to still have at national level'?

- a. discussing something with the local people in the community
- b. discussing something of importance with friends and family
- c. discussing something of importance to the whole country
- d. discussing something of importance with co workers

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050 listening/reading gapfill:

The words removed below are the key words used most by this speaker.

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- read the text and fill in the gaps.
- Interactive gapfill and spelling test at: www.esoluk.co.uk/050.html

Words: *access couples desperate housing massive relationships shortage split*

1. **John:** It's still a [1] _____ issue in my neighbourhood, because there's a [2] _____ of affordable [3] _____ to rent and we can't carry on saying everybody buy, because for young people it's difficult but, more than that, there's a big social change as well. And that's about [4] _____.

2. If I were to say to you [5] _____ in my neighbourhood between young [6] _____, maximum, last three years, so they're very short term. But then what happens, they [7] _____ up, they've two kids. For a young man now to get [8] _____ to his kids he needs a two bedroom house.

3. Now, in the past, a young man [9] _____ with his wife or partner, he'd go live in a bed-sit and visit the kids maybe. Now he needs [10] _____ and a place for them to stay with him. So, every time a couple [11] _____ up you need two houses, every time they [12] _____ up again you need two more houses. So, it's geometric progression not ... so the demands on [13] _____ is [14] _____, and we're not really addressing that question.

4. Two things to do, one is stabilise [15] _____, can they hang out there a bit longer please because life not ... ought not to be that [16] _____, and can we help young [17] _____ sustain their [18] _____. But there is a [19] _____ of a decent, affordable

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rent in [20] _____, and that's a campaign we've got to still have at national level.

5. **Mary:** Ah-ha, thank you.

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050 punctuation activity:

1. Replace all the commas (,) full-stops (.) apostrophes (') question marks (?)
2. When punctuating, underline difficulties where spoken English does not follow the same 'rules' as written English.
3. Replace capital letters where needed.
4. Check your answers by reading the full text.

john: its still a massive issue in my neighbourhood because theres a shortage of affordable housing to rent and we cant carry on saying everybody buy because for young people its difficult but more than that theres a big social change as well and thats about relationships

if i were to say to you relationships in my neighbourhood between young couples maximum last three years so theyre very short term but then what happens they split up theyve two kids for a young man now to get access to his kids he needs a two bedroom house

now in the past a young man split with his wife or partner hed go live in a bed-sit and visit the kids maybe now he needs access and a place for them to stay with him so every time a couple split up you need two houses every time they split up again you need two more houses so its geometric progression not...so the demands on housing is massive and were not really addressing that question

two things to do one is stabilise relationships can they hang out there a bit longer please because life not...ought not to be that desperate and can we help young couples sustain their relationships but there is a shortage of a decent affordable rent in housing and thats a campaign weve got to still have at national level

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Speaker: 051 Wendy Godden

Job: ESOL Tutor



Skill	Suggested Activities
Speaking:	Students could compare different housing and accommodation they have lived in.
Listening:	Listen for particular housing vocabulary such as rented, landlord, repossessed, private, mortgage, basement, lodgers, cooperative, attic.
Reading:	Read housing adverts and descriptions.
Writing:	Write descriptions of houses or accommodation you've lived in.

Transcript:

1. **Mary:** So Wendy, I understand that you've had to move many times and you've lived in lots and lots of different types of accommodation, how, how many different times have you moved?
2. **Wendy:** I've...I counted it up as, as sixteen.
3. **Mary:** Sixteen...
4. **Wendy:** At one time but...
5. **Mary:** ...different times, right.
6. **Wendy:** it's a probably few times since then.

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7. **Mary:** And why, why have you had to move so often?
8. **Wendy:** Well I grew up in Essex and I moved to Leeds to come to university. So there was the university accommodation when I started as a student. And then in the second year I moved into privately rented accommodation.
9. **Mary:** Okay.
10. **Wendy:** And then I just seemed to move every couple of terms due to different problems with the accommodation, or with the landlord asking us to move because he wanted to move in different people, maybe more people who would pay more rent, or the landlord would be not paying his mortgage and so his house would actually be repossessed, and so we might be forced to move. So, it wasn't my fault, but we did end up moving a lot.
11. **Mary:** Right, okay, so, so you lived with your parents, then you moved to university accommodation, then after a year you moved to private...
12. **Wendy:** Privately rented...
13. **Mary:** ...privately rented accommodation, and there it sounds like there were a quite of problems with landlords. You said, houses being repossessed?
14. **Wendy:** Hmm hmm, yes, well that was actually when I was teaching, that wasn't...I wasn't a student then.
15. **Mary:** Okay, right, so the landlord hadn't paid his mortgage?
16. **Wendy:** That's right.
17. **Mary:** And so you lost...
18. **Wendy:** And so we had to move because...
19. **Mary:** You had to move.
20. **Wendy:** ...he lost the house.
21. **Mary:** Right, and sometimes you said he asked other tenants to move in because they could pay more than you could?
22. **Wendy:** Hmm hmm, yes.
23. **Mary:** What, what other problems, what other problems?
24. **Wendy:** Just bad housing, so maybe a basement kitchen would have very bad floors and earthworms and things would crawl in...

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25. **Mary:** Right, okay.
26. **Wendy:** ...things would grow in the bathroom, like mushrooms.
27. **Mary:** Okay, so the house wasn't, wasn't fit to live in?
28. **Wendy:** Not really, no.
29. **Mary:** Right, was that the same house or was that two different houses?
30. **Wendy:** That was the same house.
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37. **Mary:** Tell us about those, what kinds of accommodation did you live in?
38. **Wendy:** Well in Berkshire, when I was a teacher, I had to live in three houses.
39. **Mary:** Right.
40. **Wendy:** And the first time the landlord asked me to move out because his girlfriend moved in and didn't want any more lodgers.
41. **Mary:** Okay.
42. **Wendy:** And then we had the problem with the repossession, and then I had a room in a...one of the other teacher's mother's house for the rest of the year. Then I moved back to Huddersfield, which was in a row of farmhouse cottages...
43. **Mary:** Okay, a farmhouse.

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44. **Wendy:** ...which was lovely.
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47. **Mary:** Wow, that sounds extraordinary.
48. **Wendy:** ...which was extremely cheap, and beautiful scenery and very nice. So I lived there for a while.
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50. **Wendy:** Hmm.
51. **Mary:** ...what's that?
52. **Wendy:** Yes, that's...that was after the farmhouse, I moved to Leeds because I was working in Leeds and commuting was quite bad.
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56. **Wendy:** They held meetings and would look after the house altogether and the gardens, very big garden.
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59. **Mary:** So you had lots of people living in one big house taking...
60. **Wendy:** Yes, there were sixteen flats.
61. **Mary:** ...Sixteen flats, but those people met together to take kind of joint responsibility...
62. **Wendy:** Yes.
63. **Mary:** ...for the...
64. **Wendy:** For looking after it, yeah...
65. **Mary:** For looking after it.

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66. **Wendy:** Although it was actually owned by a Housing Association then, so they were kind of managing the rent, it had kind of evolved from its origins as a co-op, but was still partly...
67. **Mary:** Oh right okay, which...
68. **Wendy:** And after that I bought a house.
69. **Mary:** You bought a house.
70. **Wendy:** After all those experiences.
71. **Mary:** And have you moved since then or...
72. **Wendy:** Yes, I've had two houses.
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84. **Wendy:** Oh probably the worst, some of the ones in Berkshire, because I didn't like the city as well, it was...
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86. **Wendy:** ...just very modern.
87. **Mary:** Okay, so you've obviously had lots of experience of having to find accommodation and often maybe at quite short notice. So how, how do you go about finding accommodation?

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88. **Wendy:** I think the most common way was looking at adverts in newspapers or in estate agents' windows, to let signs, but also word of mouth, if friends were moving from one house, or had a room in their house, then you could join them.
89. **Mary:** Right, okay, so word of mouth and finding adverts and usually that was through newspapers, you said?
90. **Wendy:** Yes or, yeah, or estate agents, and then you'd go and view the houses and meet the landlords, sometimes they'd want to interview you to see if they...
91. **Mary:** Right, so you'd meet them and check out the property and they'd make sure that you matched what they were looking for as well. Did you ever, did you ever use the internet to try to find...
92. **Wendy:** No, it was before the internet.
93. **Mary:** Before the internet, okay, thank you. Okay, so before you move in to a property what kind of things do you have to do?
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102. **Wendy:** And the same with the telephone, as you don't want to pay someone else's bill, you want it from your...in your name from the start. And changing address with all sorts of family and friends and organisations that you associated with.
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106. **Wendy:** And then they should give it back to you. It's often a bond, so they give it back to you at the end of your time staying there, if you haven't broken anything.
107. **Mary:** You haven't wrecked the property.
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109. **Mary:** And, what about the actual process of moving, was that difficult to do, moving your...
110. **Wendy:** Belongings?
111. **Mary:** ...your belongings?
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114. **Wendy:** ...and removal people, so a mixture of things.
115. **Mary:** Okay, thank you. Just coming back to some of the things when you were talking about the different types of accommodation, you used some really interesting words there, you talked about sub-letting, you talked about the co-operatives, you talked about basement flats and so on. So, the basement flat, that's down at the bottom?
116. **Wendy:** Hmm hmm, hmm hmm.
117. **Mary:** Yeah?
118. **Wendy:** The basement flat I was in, in the co-op...
119. **Mary:** Yes.
120. **Wendy:** ...the house you'd go in at one level at the front door...
121. **Mary:** Right.
122. **Wendy:** ...and then you'd go downstairs and there was the flat, but it was actually the same level as the garden.
123. **Mary:** Right.
124. **Wendy:** But it was right at the bottom of the, the flats.

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125. **Mary:** The bottom of the, of the flats, right.
126. **Wendy:** Whereas some of the basement kitchens were definitely underground, so there might be just very small windows...
127. **Mary:** Right.
128. **Wendy:** ...to get a bit of daylight, but not full size windows.
129. **Mary:** Right, and so there were problems with damp there?
130. **Wendy:** Hmm hmm.
131. **Mary:** And your worms, okay. And you said a, a Victorian house, so that's obviously quite an old house.
132. **Wendy:** Hmm hmm.
133. **Mary:** What about...and the farmhouse...
134. **Wendy:** Which would have a damp problem...
135. **Mary:** Which would have damp problems, and the farmhouse, was, was that quite old as well?
136. **Wendy:** Yeah, very old, yes.
137. **Mary:** Right, what about...
138. **Wendy:** I think that was about five hundred years old.
139. **Mary:** Was it, right.
140. **Wendy:** Was a row of cottages.
141. **Mary:** Right, okay. Did you live in a...what about like the university accommodation, was that much more modern?
142. **Wendy:** No that was an old Victorian terrace as well.
143. **Mary:** Right, right.
144. **Wendy:** And most of the accommodation I lived in as a student was old houses around Headingley and...
145. **Mary:** Right, so houses which have been converted?
146. **Wendy:** Brick houses, yeah, converted into flats.
147. **Mary:** Right, right.

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148. **Wendy:** Yeah, sometimes lived in attics, not always in basements, or first floors...
149. **Mary:** Right, so whereabouts is an attic for me?
150. **Wendy:** Attic, right at the top, so sometimes you'd have just a skylight window...
151. **Mary:** Right.
152. **Wendy:** ...rather than...
153. **Mary:** Okay.
154. **Wendy:** ...side windows.
155. **Mary:** Okay.

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051 Questions: answers at back or visit www.esoluk.co.uk

- 1) At number 8, what did Wendy move to Leeds?
 - a. to find her new home
 - b. to start teaching
 - c. to start university
 - d. to meet new friends

- 2) At number 10, why did the landlord ask Wendy to leave her property?
 - a. he wanted to move into the home with his family
 - b. he wanted people to move in who would pay more rent
 - c. he wanted to re-decorate the house
 - d. he wanted to put the house up for sale

- 3) At number 10, what is meant by 'repossessed'?
 - a. your home is taken away from you
 - b. new tenants move into the building
 - c. where you buy a new house
 - d. your house goes up for sale

- 4) At number 32, what do some people find it difficult to live together?
 - a. some people only like to live with the same gender
 - b. some people find it difficult to live with people who snore
 - c. some people like to live with people who have the same job
 - d. some people like to be very busy and other people don't

- 5) At number 40, why did the landlord ask Wendy to leave the house?
 - a. because he wanted to sell
 - b. because his home was going to be repossessed
 - c. his girlfriend wanted to move in
 - d. because he had new tenants who would pay more rent

- 6) At number 52, what is meant by 'commuting'?
 - a. socialising
 - b. travelling to work
 - c. talking with friends and family
 - d. communicating through email

- 7) At number 55, what is meant by 'cooperative housing'?
 - a. a group of people who live in the same building and make decisions about the property

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- b. a housing charity
- c. a house
- d. a business specialising in one type of housing

8) At number 66, what is meant by 'evolved from its origins'?

- a. couldn't stay the same
- b. changed from when it first began
- c. changed completely

9) At number 88, what is meant by 'word of mouth'?

- a. speaking aloud
- b. speaking to other people
- c. hear about something from another person telling you
- d. a word from your mouth

10) At number 107, what is meant by 'wrecked the property'?

- a. someone who did not like the property
- b. broke lots of things in the house
- c. someone who did not pay rent
- d. kept everything clean and new in the house

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051 listening/reading gapfill:

The words removed below are the key words used most by this speaker.

- Listen to a small section at a time and try to hear the missing words, **or/and**
- read the text and fill in the gaps.
- Interactive gapfill and spelling test at: www.esoluk.co.uk/051.html

Words: *advertises basement cottages damp flats floors froze landlord landlords privately*

1. **Mary:** So Wendy, I understand that you've had to move many times and you've lived in lots and lots of different types of accommodation, how, how many different times have you moved?

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3. **Mary:** Sixteen.

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7. **Mary:** And why, why have you had to move so often?

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move because he wanted to move in different people, maybe more people who would pay more rent, or the [3] _____ would be not paying his mortgage and so his house would actually be repossessed, and so we might be forced to move. So, it wasn't my fault, but we did end up moving a lot.

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122. **Wendy:** ... and then you'd go downstairs and there was the flat, but it was actually the same level as the garden.

123. **Mary:** Right.

124. **Wendy:** But it was right at the bottom of the, the [24] _____.

125. **Mary:** The bottom of the, of the [25] _____, right.

126. **Wendy:** Whereas some of the [26] _____ kitchens were definitely underground, so there might be just very small windows.

127. **Mary:** Right.

128. **Wendy:** ... to get a bit of daylight, but not full size windows.

129. **Mary:** Right, and so there were problems with [27] _____ there?

130. **Wendy:** Hmm hmm.

131. **Mary:** And your worms, okay. And you said a, a Victorian house, so that's obviously quite an old house.

132. **Wendy:** Hmm hmm.

133. **Mary:** What about ... and the farmhouse.

134. **Wendy:** Which would have a [28] _____ problem.

135. **Mary:** Which would have [29] _____ problems, and the farmhouse, was, was that quite old as well?

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136. **Wendy:** Yeah, very old, yes.

137. **Mary:** Right, what about.

138. **Wendy:** I think that was about five hundred years old.

139. **Mary:** Was it, right.

140. **Wendy:** Was a row of [30] _____.

141. **Mary:** Right, okay. Did you live in a ... what about like the university accommodation, was that much more modern?

142. **Wendy:** No that was an old Victorian terrace as well.

143. **Mary:** Right, right.

144. **Wendy:** And most of the accommodation I lived in as a student was old houses around Headingley and.

145. **Mary:** Right, so houses which have been converted?

146. **Wendy:** Brick houses, yeah, converted into [31] _____.

147. **Mary:** Right, right.

148. **Wendy:** Yeah, sometimes lived in attics, not always in basements, or first [32] _____.

149. **Mary:** Right, so whereabouts is an attic for me?

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150. **Wendy:** Attic, right at the top, so sometimes you'd have just a skylight window.

151. **Mary:** Right.

152. **Wendy:** ... rather than.

153. **Mary:** Okay.

154. **Wendy:** ... side windows.

155. **Mary:** Okay.

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051 sequencing activity:

Conversation requires the skilful use of a number of language features.

1. Read the conversation and underline discourse markers (e.g. okay, yes, well, now, right, so, anyway, uh-huh) and think about the purpose of each one.
2. Underline key words and phrases spoken at the end of one paragraph and repeated by the next speaker.
3. Underline any other turn-taking patterns and conventions.
4. Place the paragraphs in the correct order, e.g. 1, 2, 3, 4, 5 ... **or** cut out and re-sequence.
5. Check answers by watching the video or read the full text.
6. Find a friend and practise speaking aloud the full conversation.

Mary: Okay, so you've obviously had lots of experience of having to find accommodation and often maybe at quite short notice. So how, how do you go about finding accommodation?

Wendy: I think the most common way was looking at adverts in newspapers or in estate agents' windows, to let signs, but also word of mouth, if friends were moving from one house, or had a room in their house, then you could join them.

Mary: Right, okay, so word of mouth and finding adverts and usually that was through newspapers, you said?

Mary: Right, so you'd meet them and check out the property and they'd make sure that you matched what they were looking for as well. Did you ever, did you ever use the internet to try to find...

Mary: Before the internet, okay, thank you. Okay, so before you move in to a property what kind of things do you have to do?

Wendy: The companies.

Wendy: No, it was before the internet.

Wendy: Yes or, yeah, or estate agents, and then you'd go and view the houses and meet the landlords, sometimes they'd want to interview you to see if they...

Mary: Right, okay.

Mary: Right.

Wendy: Well you need to check that the gas and electricity bills are in your name.

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Wendy: And that they've been cancelled from whoever was in the house before otherwise it's going to be difficult paying your bill. So you, you have someone come round to read the meter, so that it's from the day that you are in the house.

Mary: Okay, how do you arrange that?

Wendy: I can't remember very well, I must have phoned...

Mary: The gas company...

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051 punctuation activity:

1. Replace all the commas (,) full-stops (.) apostrophes (') question marks (?)
2. When punctuating, underline difficulties where spoken English does not follow the same 'rules' as written English.
3. Replace capital letters where needed.
4. Check your answers by reading the full text.

mary: so wendy i understand that youve had to move many times and youve lived in lots and lots of different types of accommodation how how many different times have you moved

wendy: ive...i counted it up as as sixteen

mary: sixteen...

wendy: at one time but...

mary: ...different times right

wendy: its a probably few times since then

mary: and why why have you had to move so often

wendy: well i grew up in essex and i moved to leeds to come to university so there was the university accommodation when i started as a student and then in the second year i moved into privately rented accommodation

mary: okay

wendy: and then i just seemed to move every couple of terms due to different problems with the accommodation or with the landlord asking us to move because he wanted to move in different people maybe more people who would pay more rent or the landlord would be not paying his mortgage and so his house would actually be repossessed and so we might be forced to move so it wasnt my fault but we did end up moving a lot

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Speaker: 052 Monira Khan

Job: Landlord



Skill	Suggested Activities
Speaking:	Role-play conversations between tenants or prospective tenants and landlords. They could pretend to be on the telephone.
Listening:	Listen for housing vocabulary and the language use compared to students' role-plays.
Reading:	Read advertisements for rented accommodation. Read descriptions of flats.
Writing:	Write an advertisement for rented accommodation or describe a flat you know.

Transcript:

1. **Wendy:** I'm looking for a property to rent, I understand that you have one?
2. **Monira:** Yes, we have a very nice property, it's six hundred and fifty pound a month.
3. **Wendy:** Hmm hmm, and do you need a deposit with that?
4. **Monira:** Yes, I need a three month deposit if possible.
5. **Wendy:** Right, yeah. What kind of property, is it a flat?
6. **Monira:** It's a flat, it's two bedroom flat. It's a very nice area.
7. **Wendy:** Hmm hmm, is it a ground floor or...

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8. **Monira:** First floor flat.
9. **Wendy:** First floor flat.
10. **Monira:** Yes.
11. **Wendy:** Does it have its own kitchen?
12. **Monira:** Yes, it's nice modern kitchen, fitted kitchen, yes.
13. **Wendy:** And does it have its own bathroom or is it shared?
14. **Monira:** Yes, no, it's two bedroom flat, but if you taking the whole property then you don't have to share, it's your...
15. **Wendy:** Hmm hmm, it's within the flat.
16. **Monira:** Yeah, within the flat, yes.
17. **Wendy:** Okay, is it furnished or unfurnished...
18. **Monira:** Yes, it's fully furnished property.
19. **Wendy:** Hmm hmm, so it has beds and...
20. **Monira:** Yeah, bed and wardrobe fitted in both room.
21. **Wendy:** Hmm hmm and the living room has...
22. **Monira:** Yes, nice living room and kitchen area.
23. **Wendy:** Hmm hmm, does it have central heating, is it...
24. **Monira:** Yes, is central heated, the whole house.
25. **Wendy:** Hmm hmm, and double glazing?
26. **Monira:** Yes, double glazed.
27. **Wendy:** Okay, if things go wrong, breakdown, can you repair them?
28. **Monira:** Yes we do, you have to contact the agent and they repair for you. We just pay the bill.
29. **Wendy:** Hmm hmm, does it have smoke detectors?
30. **Monira:** Yes.
31. **Wendy:** Great, are bills included in the rent, electricity, gas bills?

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32. **Monira:** Most bill are included but, you know, like telephone not included and gas not included, but other things are included.
33. **Wendy:** Is it near to transport, bus stops...
34. **Monira:** Yes, five minute walk to bus stop, yes.
35. **Wendy:** Are any shops nearby?
36. **Monira:** Yes, some shops, but not big supermarket, small shops are nearby.
37. **Wendy:** Is it the near city centre or?
38. **Monira:** One bus go to city centre, yes, it's near the bus stop.
39. **Wendy:** Okay, and what are the neighbours like, are they quiet or?
40. **Monira:** Oh very nice, very nice, we've never had any problem with anybody, any of our lodgers.
41. **Wendy:** Right, okay, thank you.
42. **Monira:** Okay, thank you, please let us know if you like to see the house, okay, thank you.

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052 Questions: answers at back or visit www.esoluk.co.uk

- 1) At number 2, how much is the property to rent?
 - a. £560
 - b. £650 per year
 - c. £650 every 3 months
 - d. £650 per month

- 2) At number 4, how much deposit do you have to give the landlord?
 - a. £1950 for 3 months
 - b. £650 for 1 month
 - c. £650 for 3 months
 - d. £650 a month for 3 months

- 3) At number 6, what type of property is it?
 - a. 2 bedroom bedsit
 - b. 2 bedroom flat
 - c. 3 bedroom flat
 - d. 2 bedroom house

- 4) At number 12, what is meant by 'fitted kitchen'?
 - a. where appliances fit neatly into spaces
 - b. a kitchen that has being done by a professional
 - c. a kitchen which has cupboards fitted and a cooker
 - d. a kitchen which has no cupboards or appliances

- 5) At number 18, what is meant by 'fully furnished property'?
 - a. a brand new property
 - b. a property that is decorated
 - c. a property that has no furniture
 - d. the property has furniture

- 6) At number 28, who should you call for repairs?
 - a. the agent
 - b. the landlord
 - c. the double-glazers
 - d. the neighbour

- 7) At number 29, what are 'smoke detectors'?
 - a. small alarms on the ceiling which make a noise if there is a fire
 - b. an alarm which senses if anybody is smoking in the building

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- c. an alarm which puts out a fire
- d. a small device for making smoke

8) At number 32, what bills are not included in the rent?

- a. gas and electric
- b. gas and telephone
- c. electric and telephone
- d. gas

9) At number 34, how far away are the bus stops?

- a. far away
- b. very close
- c. not far
- d. five minutes if you walk

10) At number 40, what is meant by 'lodgers'?

- a. neighbours near the flat
- b. people
- c. repair men
- d. people at the shops

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052 listening/reading gapfill:

The words removed below are the key words used most by this speaker.

- Listen to a small section at a time and try to hear the missing words, **or/and**
- read the text and fill in the gaps.
- Interactive gapfill and spelling test at: www.esoluk.co.uk/052.html

Words: *centre deposit flat furnished included nearby nice repair shops*

1. **Wendy:** I'm looking for a property to rent, I understand that you have one?
2. **Monira:** Yes, we have a very [1] _____ property, it's six hundred and fifty pound a month.
3. **Wendy:** Hmm hmm, and do you need a [2] _____ with that?
4. **Monira:** Yes, I need a three month [3] _____ if possible.
5. **Wendy:** Right, yeah. What kind of property, is it a flat?
6. **Monira:** It's a [4] _____, it's two bedroom [5] _____. It's a very [6] _____ area.
7. **Wendy:** Hmm hmm, is it a ground floor or ...
8. **Monira:** First floor [7] _____.
9. **Wendy:** First floor [8] _____.
10. **Monira:** Yes.
11. **Wendy:** Does it have its own kitchen?

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12. **Monira:** Yes, it's [9] _____ modern kitchen, fitted kitchen, yes.
13. **Wendy:** And does it have its own bathroom or is it shared?
14. **Monira:** Yes, no, it's two bedroom [10] _____, but if you taking the whole property then you don't have to share, it's your.
15. **Wendy:** Hmm hmm, it's within the [11] _____.
16. **Monira:** Yeah, within the [12] _____, yes.
17. **Wendy:** Okay, is it [13] _____ or unfurnished.
18. **Monira:** Yes, it's fully [14] _____ property.
19. **Wendy:** Hmm hmm, so it has beds and.
20. **Monira:** Yeah, bed and wardrobe fitted in both room.
21. **Wendy:** Hmm hmm and the living room has.
22. **Monira:** Yes, [15] _____ living room and kitchen area.
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9 Housing

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35. **Wendy:** Are any [23] _____ nearby?
36. **Monira:** Yes, some [24] _____, but not big supermarket, small [25] shops are [26] _____.
37. **Wendy:** Is it the near city [27] _____ or?
38. **Monira:** One bus go to city [28] _____, yes, it's near the bus stop.
39. **Wendy:** Okay, and what are the neighbours like, are they quiet or?

9 Housing

40. **Monira:** Oh very [29] nice, very [30] _____, we've never had any problem with anybody, any of our lodgers.

41. **Wendy:** Right, okay, thank you.

42. **Monira:** Okay, thank you, please let us know if you like to see the house, okay, thank you.

9 Housing

052 sequencing activity:

Conversation requires the skilful use of a number of language features.

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Wendy: I'm looking for a property to rent, I understand that you have one?

Monira: Yes, I need a three month deposit if possible.

Wendy: First floor flat.

Monira: It's a flat, it's two bedroom flat. It's a very nice area.

Wendy: Hmm hmm, is it a ground floor or...

Wendy: Right, yeah. What kind of property, is it a flat?

Monira: Yes, no, it's two bedroom flat, but if you taking the whole property then you don't have to share, it's your...

Monira: Yes, we have a very nice property, it's six hundred and fifty pound a month.

Monira: Yes.

Wendy: Does it have its own kitchen?

Monira: First floor flat.

Monira: Yeah, within the flat, yes.

Wendy: Hmm hmm, it's within the flat.

Monira: Yes, it's nice modern kitchen, fitted kitchen, yes.

Wendy: Hmm hmm, and do you need a deposit with that?

Wendy: And does it have its own bathroom or is it shared?

9 Housing

052 punctuation activity:

1. Replace all the commas (,) full-stops (.) apostrophes (') question marks (?)
2. When punctuating, underline difficulties where spoken English does not follow the same 'rules' as written English.
3. Replace capital letters where needed.
4. Check your answers by reading the full text.

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monira: yes we have a very nice property its six hundred and fifty pound a month

wendy: hmm hmm and do you need a deposit with that

monira: yes i need a three month deposit if possible

wendy: right yeah what kind of property is it a flat

monira: its a flat its two bedroom flat its a very nice area

wendy: hmm hmm is it a ground floor or...

monira: first floor flat

wendy: first floor flat

monira: yes

wendy: does it have its own kitchen

monira: yes its nice modern kitchen fitted kitchen yes

wendy: and does it have its own bathroom or is it shared

monira: yes no its two bedroom flat but if you taking the whole property then you dont have to share its your...

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Answer key to questions

048: 1) b 2) b 3) c 4) c 5) c 6) a 7) a 8) d 9) c 10) c

049: 1) a 2) d 3) c 4) b 5) a 6) d 7) a 8) b 9) a 10) d

050: 1) b 2) c 3) d 4) a 5) b 6) c 7) a 8) b 9) b 10) c

051: 1) c 2) b 3) a 4) d 5) c 6) b 7) a 8) b 9) c 10) b

052: 1) d 2) a 3) b 4) c 5) d 6) a 7) a 8) b 9) d 10) a

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Filming, editing, web design: Stephen Woulds

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