

Housing, Neighbourhood Change and Equity

Monday 9:30 AM – 12:20

PF 2165

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Course Outline

Introduction

Where you live is one of the most significant choices you make in life from a social, ecological and economic perspective. Housing is the number one household expenditure in cities across Canada, followed closely by transportation. While the house itself is a significant cost factor, it is not the only one. The city, the neighbourhood and the country you live in are also significant determinants of housing cost. Similarly these same factors are strong determinants of the cost of transportation. In this course will we examine housing, especially its affordability dimension and the relationship of housing affordability to other factors including transportation and employment. We will also examine the process of neighbourhood change, especially in cities like Calgary experiencing significant growth pressures. And finally, we will examine economic dimensions of housing and neighbourhood change with emphasis on distributional and equity concerns.

Objectives

1. Students will gain an understanding of the dynamics of housing development in Canadian cities.
2. Students will gain an understanding of the range of solutions for the provision of affordable housing.
3. Students will understand the complexity of the inter-relationships of transportation, employment and other factors on housing, provision, choice and affordability.
4. Students will understand the dynamics of neighbourhood change in rapidly growing cities.
5. Students will be able to articulate the relationship of equity to housing development, choice and affordability.

Teaching Approach

The course incorporates a variety of teaching and learning approaches and includes lectures, seminars, field-trips and project-based learning. The course is designed to facilitate diverse learning styles. Reflective learning whereby students apply critical and creative thinking to the topics in the course will be encouraged. A seminar format will be used to promote discussion of weekly readings and allow students the opportunity to present and lead discussion on their own research. Field and project-based assignments will provide a hands-on and experiential element to the course.

Content: Topic Areas Will Include

September 12	No Class (Saturday Make-Up to be Determined)
September 19	Markets, Choice and Gentrification
September 26	Co-op Housing and Community Land Trusts
October 3	Co-Housing AND The Ten Year Plan to End Homelessness
October 10:	<i>Thanksgiving Day</i>
October 17	Attainable Homes - Bowness
October 24	The Housing Transportation Food Nexus

October 31	The Triple Mix – Production, Consumption and Reproduction
November 7	Neighbourhood Change: Demographics, Dollars and Density
November 14	The Green Line: Affordability Opportunities
November 21	Laneways, Containers, Modular Homes
November 28	Group Presentations
December 5	Group Presentations

Means of Evaluation

The course evaluation will be based on the assignments completed during the term, which includes written assignments, presentation of work, facilitating discussions and team planning and design project. There will be no final examination. Students must achieve a passing grade in all assignments to complete the course successfully.¹ The EVDS standard grading scale will be used in all evaluations for this course.

Assignment 1: Theory Paper: Alternatives to Conventional Market Housing	20%	Due October 24
Assignment 2: Neighbourhood Change	20%	Mar 28-Apr 11
Assignment 3: Manchester 100 OR The Green Line OR Laneway Housing	30%	Due March 12
Assignment 4: In-Class Presentations	30%	Nov. 25, Dec. 5
Total	100%	

Readings: Course readings: to be provided first week of class

Grading Scale

Grade	Grade Point Value	4-Point Range	Percent	Description
A+	4.00	4.00	95-100	Outstanding - evaluated by instructor
A	4.00	3.85-4.00	90-94.99	Excellent - superior performance showing comprehensive understanding of the subject matter
A-	3.70	3.50-3.84	85-89.99	Very good performance
B+	3.30	3.15-3.49	80-84.99	Good performance
B	3.00	2.85-3.14	75-79.99	Satisfactory performance
B-	2.70	2.50-2.84	70-74.99	Minimum pass for students in the Faculty of Graduate Studies
C+	2.30	2.15-2.49	65-69.99	All final grades below B- are indicative of failure at the graduate level and cannot be counted toward Faculty of Graduate Studies course requirements.
C	2.00	1.85-2.14	60-64.99	
C-	1.70	1.50-1.84	55-59.99	
D+	1.30	1.15-1.49	50-54.99	
D	1.00	0.50-1.14	45-49.99	
F	0.00	0-0.49	0-44.99	

Grading Notes:

- A student who receives a "C+" or lower in any one course will be required to withdraw regardless of their grade point average (GPA) unless the program recommends otherwise. If the program permits the student to retake a failed course, the second grade will replace the initial grade in the calculation of the GPA, and both grades will appear on the transcript.

General Notes:

1. Written work, term assignments and other course related work may only be submitted by e-mail if prior permission to do so has been obtained from the course instructor. Submissions must come from an official University of Calgary (ucalgary) email account.
2. Academic Accommodations. Students who require an accommodation in relation to their coursework or to fulfil requirements for a graduate degree, based on a protected ground other than disability, should communicate this need, preferably in writing, to their Instructor or the designated contact person in EVDS, Jennifer Taillefer (jtaillef@ucalgary.ca). Students who require an accommodation unrelated to their coursework or the requirements for a graduate degree, based on a protected ground other than disability, should communicate this need, preferably in writing, to the Vice-Provost (Student Experience). For additional information on support services and accommodations for students with disabilities, visit www.ucalgary.ca/access/
3. Plagiarism - Plagiarism involves submitting or presenting work in a course as if it were the student's own work done expressly for that particular course when, in fact, it is not. Most commonly plagiarism exists when:(a) the work submitted or presented was done, in whole or in part, by an individual other than the one submitting or presenting the work (this includes having another impersonate the student or otherwise substituting the work of another for one's own in an examination or test),(b) parts of the work are taken from another source without reference to the original author,(c) the whole work (e.g., an essay) is copied from another source, and/or,(d) a student submits or presents work in one course which has also been submitted in another course(although it may be completely original with that student) without the knowledge of or prior agreement of the instructor involved. While it is recognized that scholarly work often involves reference to the ideas, data and conclusions of other scholars, intellectual honesty requires that such references be explicitly and clearly noted. Plagiarism is an extremely serious academic offence. It is recognized that clause (d) does not prevent a graduate student incorporating work previously done by him or her in a thesis. Any suspicion of plagiarism will be reported to the Dean, and dealt with as per the regulations in the University of Calgary Graduate Calendar.
4. Information regarding the Freedom of Information and Protection of Privacy Act (<http://www.ucalgary.ca/secretariat/privacy>) and how this impacts the receipt and delivery of course material
5. Emergency Evacuation/Assembly Points (<http://www.ucalgary.ca/emergencyplan/assemblypoints>)
6. Safewalk information (<http://www.ucalgary.ca/security/safewalk>)
7. 7.
8. Contact Info for: Student Union (<https://www.su.ucalgary.ca/contact/>); Graduate Student representative(<http://www.ucalgary.ca/gsa/>) and Student Ombudsman's Office (<http://www.ucalgary.ca/ombuds/>).