



## Lesson Plan

Date:

Duration: 2 hours

<p>No. of participants: Level: <b>Beginner level</b> Topic: <b>Securing a Rental Property and Tenants Rights/Responsibilities in ACT</b></p>	
<p><b>Lesson aims:</b> By the end of the lesson participants should understand steps to secure a rental property and be aware of rights and responsibilities of tenants in ACT</p>	
<p><b>Specific learning outcomes:</b> By the end of the lesson, participants should be able to understand and say:</p> <ul style="list-style-type: none"><li>• Housing plan</li><li>• Rent in advance</li><li>• Properties</li><li>• “For lease”</li><li>• “Open for inspection”</li><li>• Application form</li><li>• Tenancy agreement</li><li>• Tenant and Landlord</li><li>• Bond</li><li>• Property Inspection</li><li>• Maintenance and repair</li></ul>	<p><b>Assessment methods:</b> Facilitators to listen to participants pronunciation and check understanding on key vocabularies related to housing and tenancy in ACT.</p>
<p><b>Previous knowledge assumed:</b> low</p>	
<p><b>Materials and equipment required:</b> Whiteboard, markers, “How to secure a rental property” and “Tenants’ Rights and Responsibilities (Beginner)” handouts</p>	
<p><b>Room layout:</b> U and O shapes</p>	
<p><b>General notes on differentiation / learning styles:</b> facilitating techniques involve auditory, visual and kinaesthetic methods.</p>	
<p><b>Anticipated problems and solutions:</b></p> <ul style="list-style-type: none"><li>• <b>Some participants may have difficulty pronouncing “inspection”, “tenancy”, “advocacy”, “administrative tribunal”</b><ul style="list-style-type: none"><li>○ Model and drill the pronunciation many times.</li></ul></li></ul>	



- **Some participants may have difficulty understanding “health and safety”, “tenancy agreement”, “bond”, “property inspection” concepts**
  - Facilitators to spend a bit more time explaining these concepts.
  - Provide participants with an example of tenancy/lease agreement and condition report.

Time	Facilitator activity	Participant Activity	Resources/Reference/ Materials/Equipment
(10-15 min)	Introduction and ice breaker <ul style="list-style-type: none"> <li>• Meet and greet - Introduction of any new participants (if relevant)</li> <li>• Ice breaker game or activity</li> </ul>	Introduce themselves to each other Engage in ice breaker game/activity	Name tags/stickers Ice breaker handouts (if relevant) Pen and paper (if relevant)
(15 min)	Introduce key vocabularies <ul style="list-style-type: none"> <li>• Establish meaning through images and context               <ul style="list-style-type: none"> <li>○ Use “<b>How to secure a rental property</b>” handout</li> <li>○ Go through each picture in the handout with its explanations – ask participants to read the explanations</li> <li>○ Discuss any words participants find difficult</li> </ul> </li> <li>• Pronunciation               <ul style="list-style-type: none"> <li>○ Ask participants to read the handout and repeat certain words they find difficult</li> </ul> </li> </ul>	Look at images Listen Read texts Repeat the words	Use “ <b>How to secure a rental property</b> ” handout
(5-10 min)	<b>Activity 1 - Checking understanding of new vocabularies/concepts</b> <ul style="list-style-type: none"> <li>• <u>Cut pictures</u> from the “How to secure a rental property” and <u>ask participants to explain each step</u> according to the pictures</li> </ul>	Look at images Explain images Listen	<b>Pictures</b> from “How to secure a rental property” <b>as cues</b>
(15 min)	Introduce key vocabularies <ul style="list-style-type: none"> <li>• Establish meaning through images and context               <ul style="list-style-type: none"> <li>○ Use “<b>Tenants’ Rights and Responsibilities (Beginner)</b>” handout</li> </ul> </li> </ul>	Look at images Listen Read texts Repeat the words	<b>“Tenants’ Rights and Responsibilities”</b> handout



	<ul style="list-style-type: none"><li>○ Go through each picture in the handout with its explanations – ask participants to read the explanations</li><li>○ Discuss any words participants find difficult</li><li>● Pronunciation<ul style="list-style-type: none"><li>○ Ask participants to read the handout and repeat certain words they find difficult</li></ul></li></ul>		
(5-10 min)	<b>Activity 2 - Checking understanding of new vocabularies/concepts</b> <ul style="list-style-type: none"><li>● <u>Cut pictures</u> from the “Tenants’ Rights and Responsibilities”</li><li>● Ask participants to write an example of rights/responsibilities of a tenant according to the pictures, on the board</li></ul>	Look at images Explain images Listen	<b>Pictures</b> from “Tenants’ Rights and Responsibilities” <b>as cues</b>
(5-10 min)	Break – Morning tea		
(40 min)	<b>Conversation</b> - Break into small groups <b>Questions:</b> <ol style="list-style-type: none"><li>1. Do you own or rent a house? How did you find the house you live in at the moment? Was it from the internet, real estate agent or newspaper? Share your experience of finding properties.</li><li>2. Did you inspect some houses before putting an application? How did you make an appointment for house inspection?</li><li>3. When you inspect the houses, what things do you look at? Did you find any damages or stain or something that is not right? Share your experience.</li></ol>	Discuss and answers questions in their small group	N/A



	<ol style="list-style-type: none"><li>4. Share your experience when applying for a property in the past. Who helped you complete an application form?</li><li>5. Was your first application successful? How did you feel after receiving an answer for your application?</li><li>6. Did you do a condition report? Did you find something broken or dirty but not noted in the report? What were they?</li><li>7. Have you ever requested for a repair to your agent or landlord? What was it? How did you do it?</li><li>8. Did you ever have problems with your agent or landlord? What happen and what did you do to solve it?</li><li>9. How do you maintain your house in good condition?</li><li>10. How do you think you can be a good neighbour?</li></ol>		
5-10 min	<p>Conclusion and wrap up</p> <ul style="list-style-type: none"><li>• What have you learn today?</li><li>• Information about next class etc</li></ul>		