

Towards a Cross-National Database of Rural Gentrification Indicators



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Overall aims of the project

1. Understand the meaning and usage of the term rural gentrification in France, UK and USA through the concept of 'sociologies of translation'.
2. Develop an 'asset-based theorization' of rural gentrification.
3. Map and analyze the geographies of gentrification in rural France, UK and USA.
4. Produce a detailed comparative study of rural gentrification spanning contrasting rural localities in France, UK and USA.



international rural gentrification

France - United Kingdom - United States of America

Overview

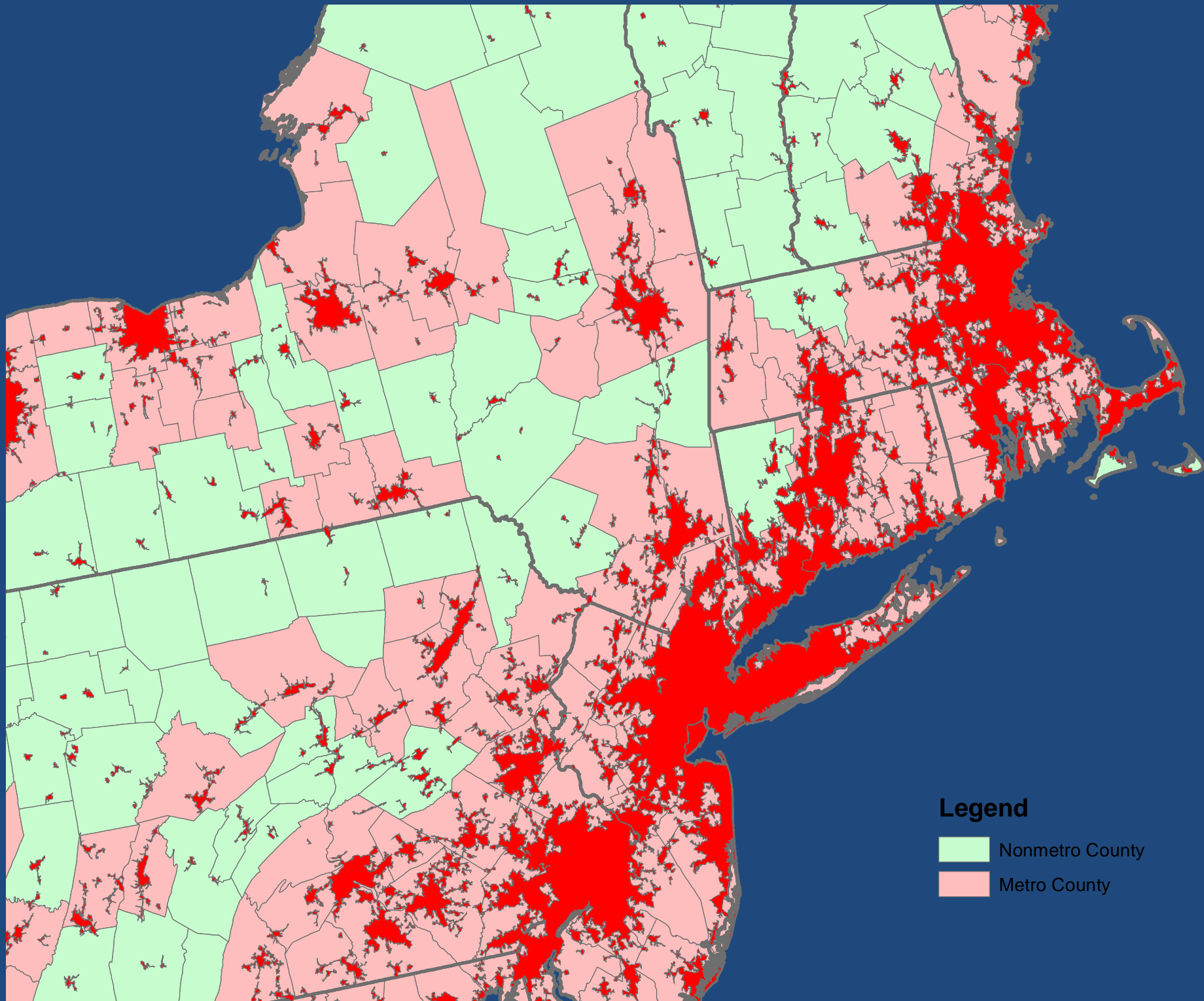
- i. Develop a comparable designation of rural territory across three contexts
- ii. Identify comparable sets of gentrification indicators across three contexts
- iii. Begin to map the extent of gentrification and how it changes over time.

i. Developing a comparable designation of rural territory

County Designation
(metro/nonmetro)

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graph TD; A[County Designation (metro/nonmetro)] --> B[Nonmetropolitan? retain in its entirety];
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Nonmetropolitan?
retain in its entirety





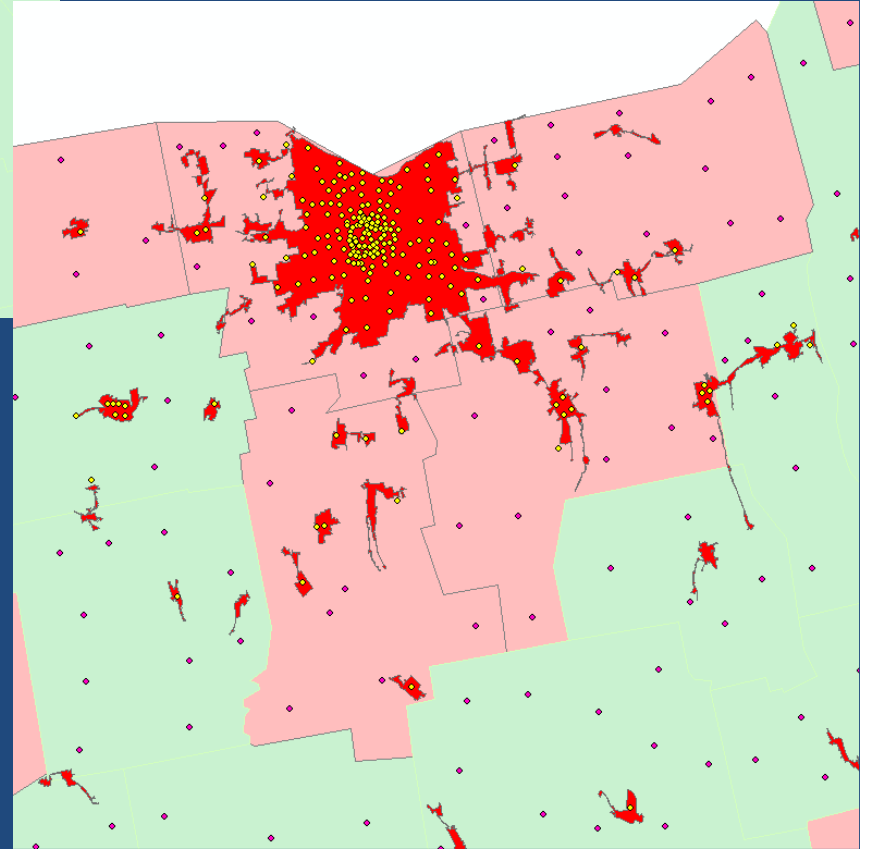
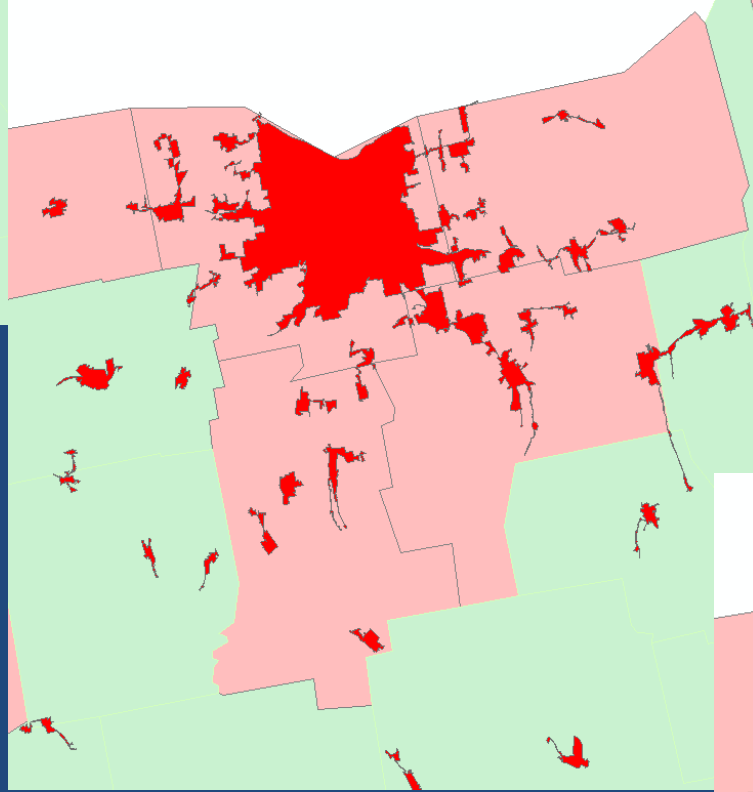
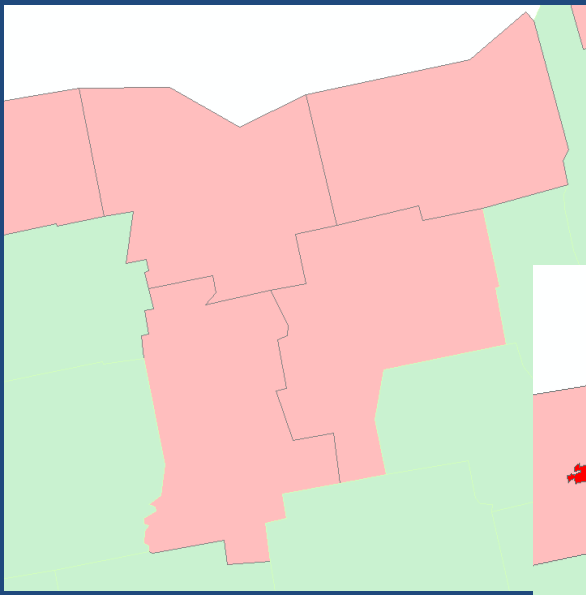
County Designation
(metro/nonmetro)

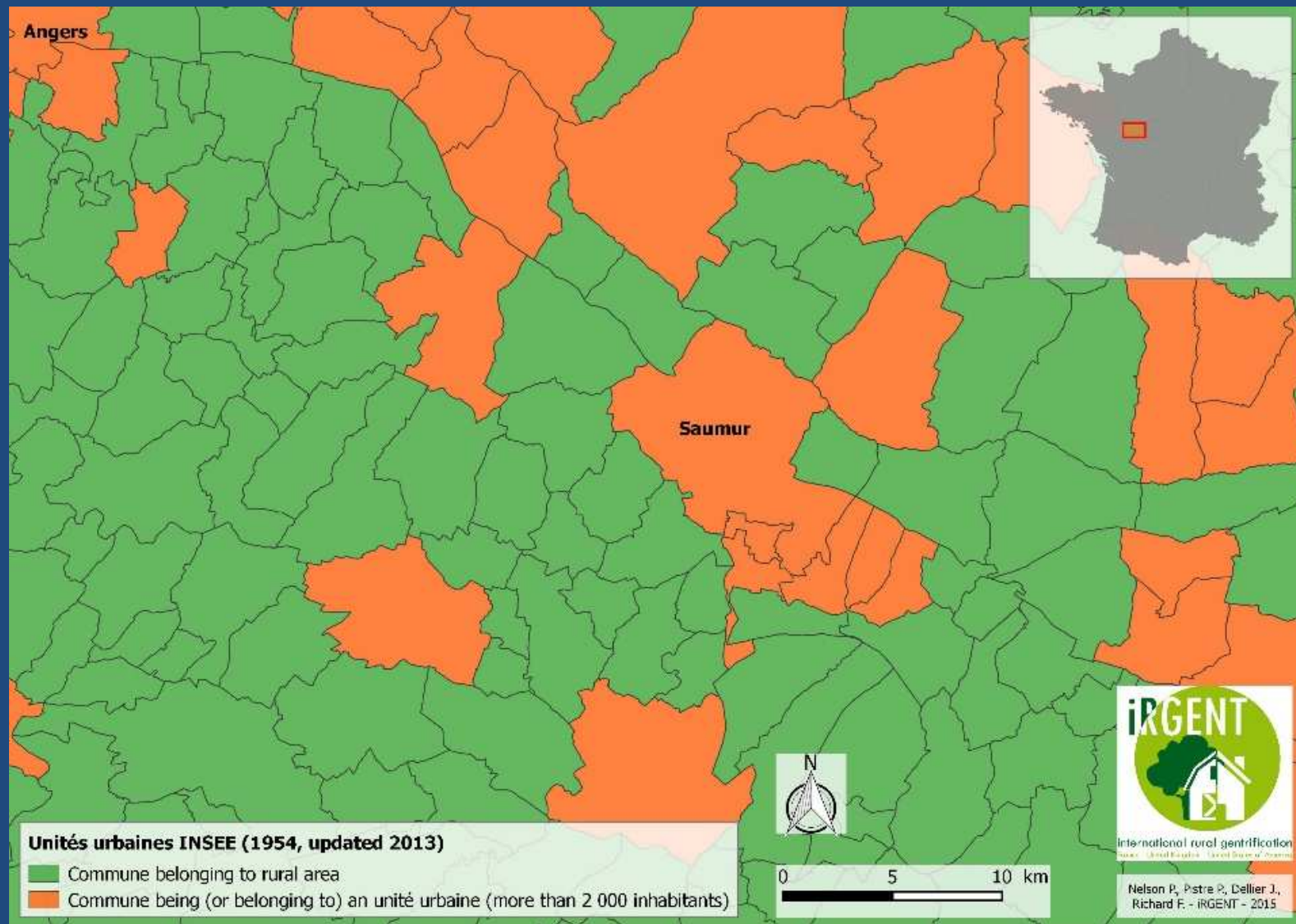
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graph TD; A[County Designation (metro/nonmetro)] --> B[Metropolitan?]; A --> C[Nonmetropolitan? retain in its entirety]; B --> D[Identify rural portions];
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Metropolitan?

Nonmetropolitan?
retain in its entirety

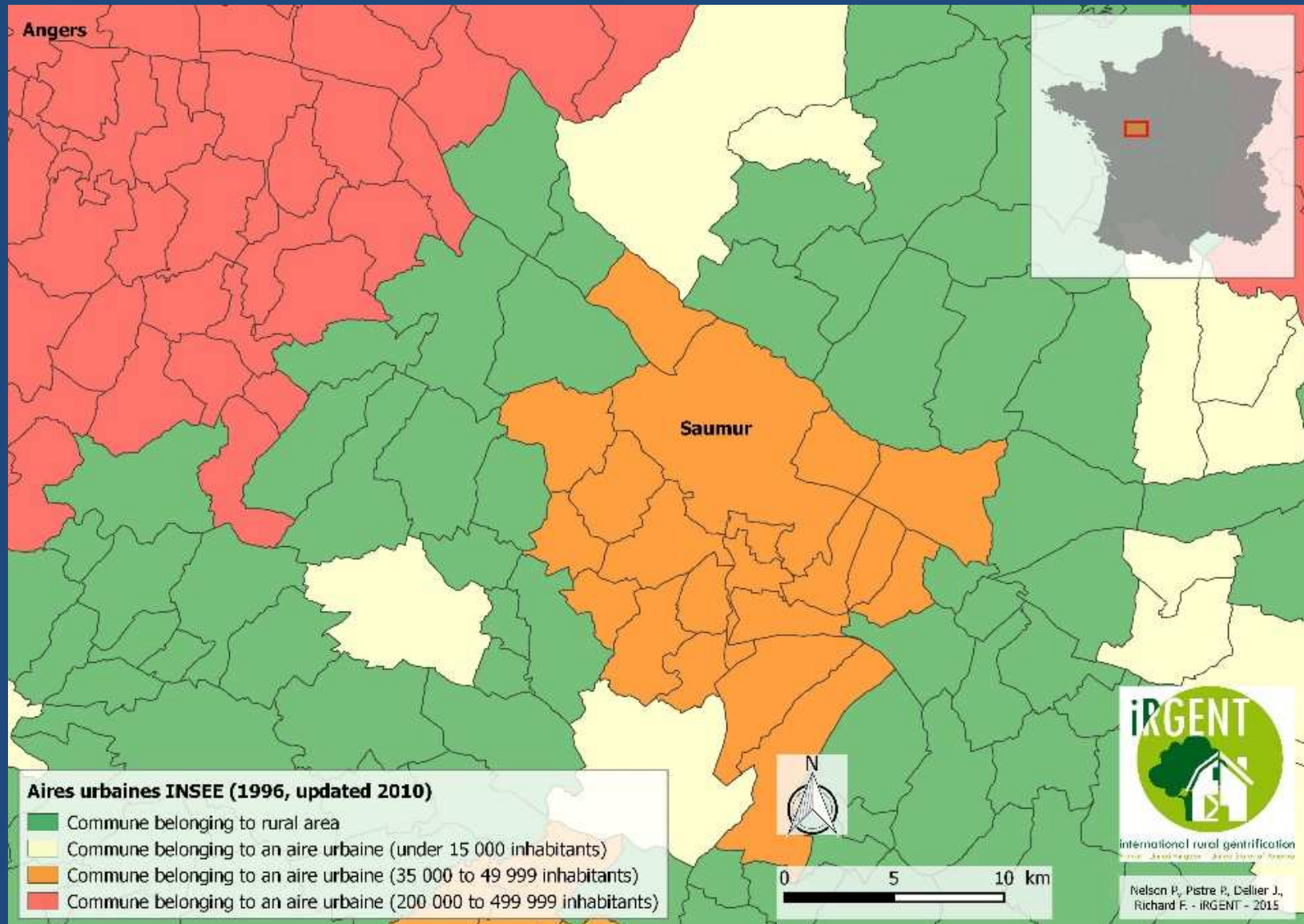
Identify rural portions





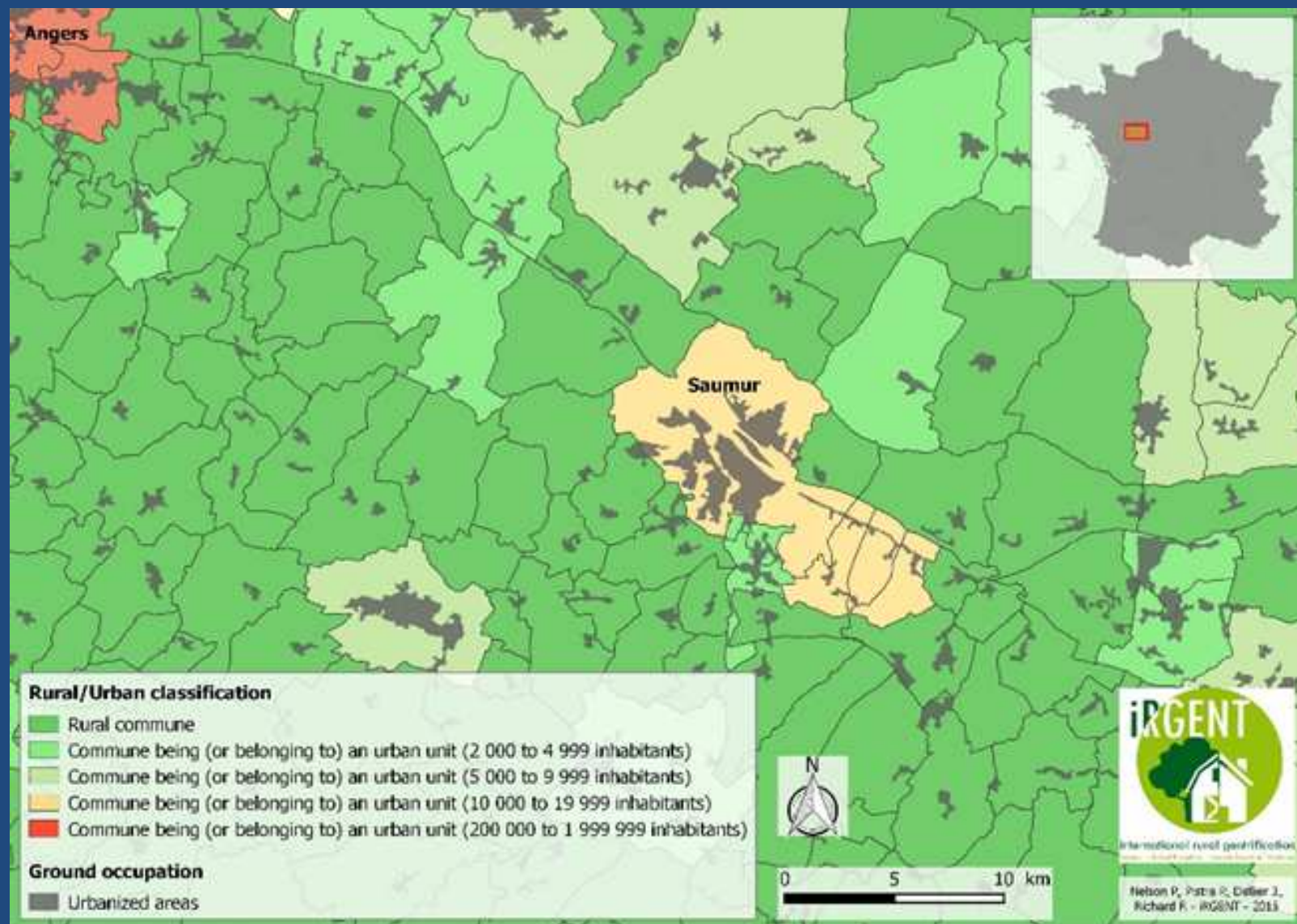
Unites Urbaines

- Contiguous built up area
- Inhabited by 2000+ people



Aires Urbaines

- Ordinal ranking of urbanized territory
- Includes rural communes with high commuting to core



French Team's Classification

- Isolated communes not part of a bigger agglomeration (LT 10,000)
- Includes much previously ignored rural territory
- Contains consistent data collection

ii. Identify comparable sets of gentrification indicators across three contexts

Changing Class Composition

- % with bachelor's degree
- % emp. in prof. occupations

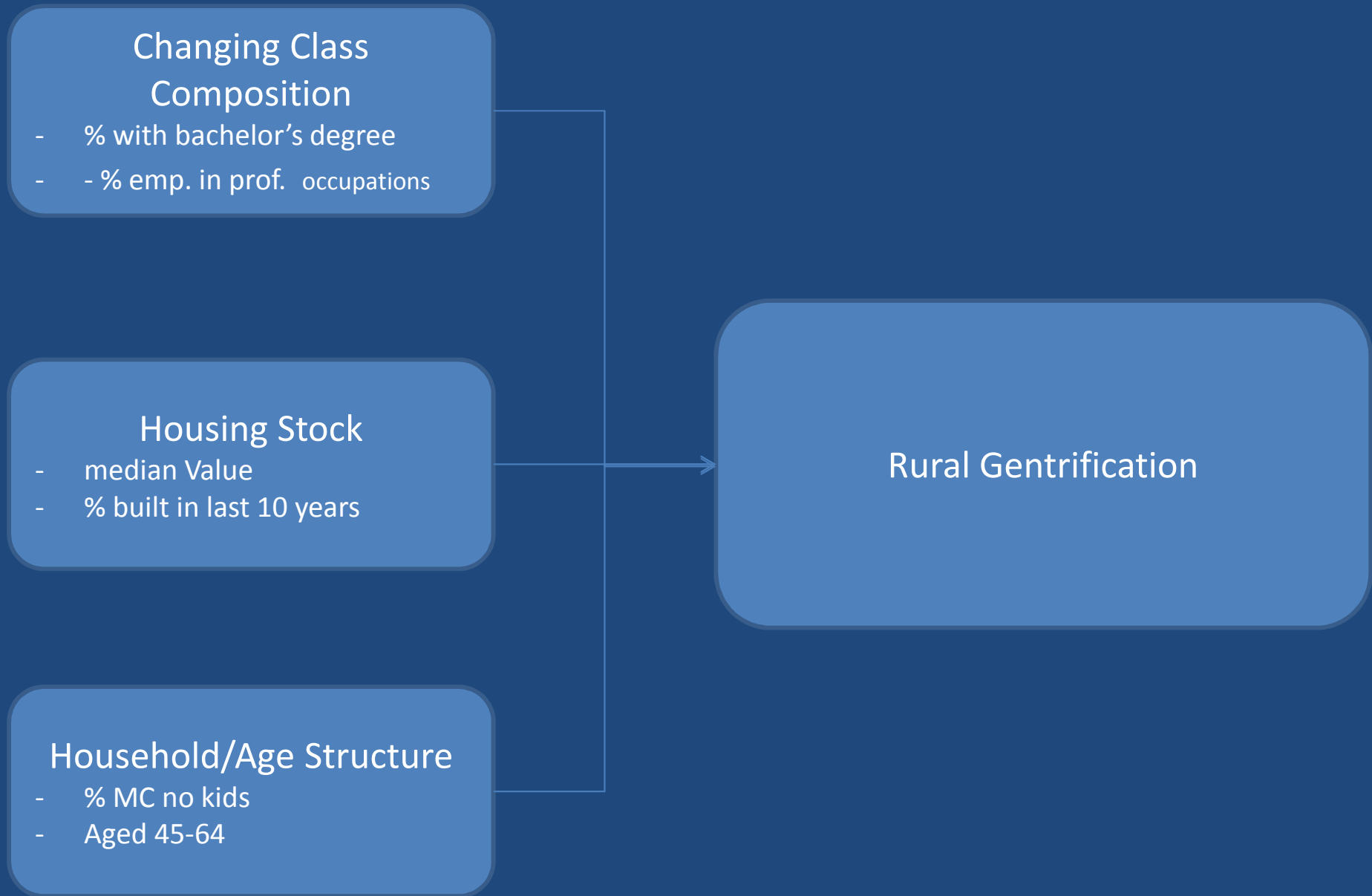
Housing Stock

- median Value
- % built in last 10 years

Household/Age Structure

- % MC no kids
- Aged 45-64

Rural Gentrification



$$Index = \frac{\%MCnoKids_j}{\%MCnoKids_{RuralStateTotal}}$$

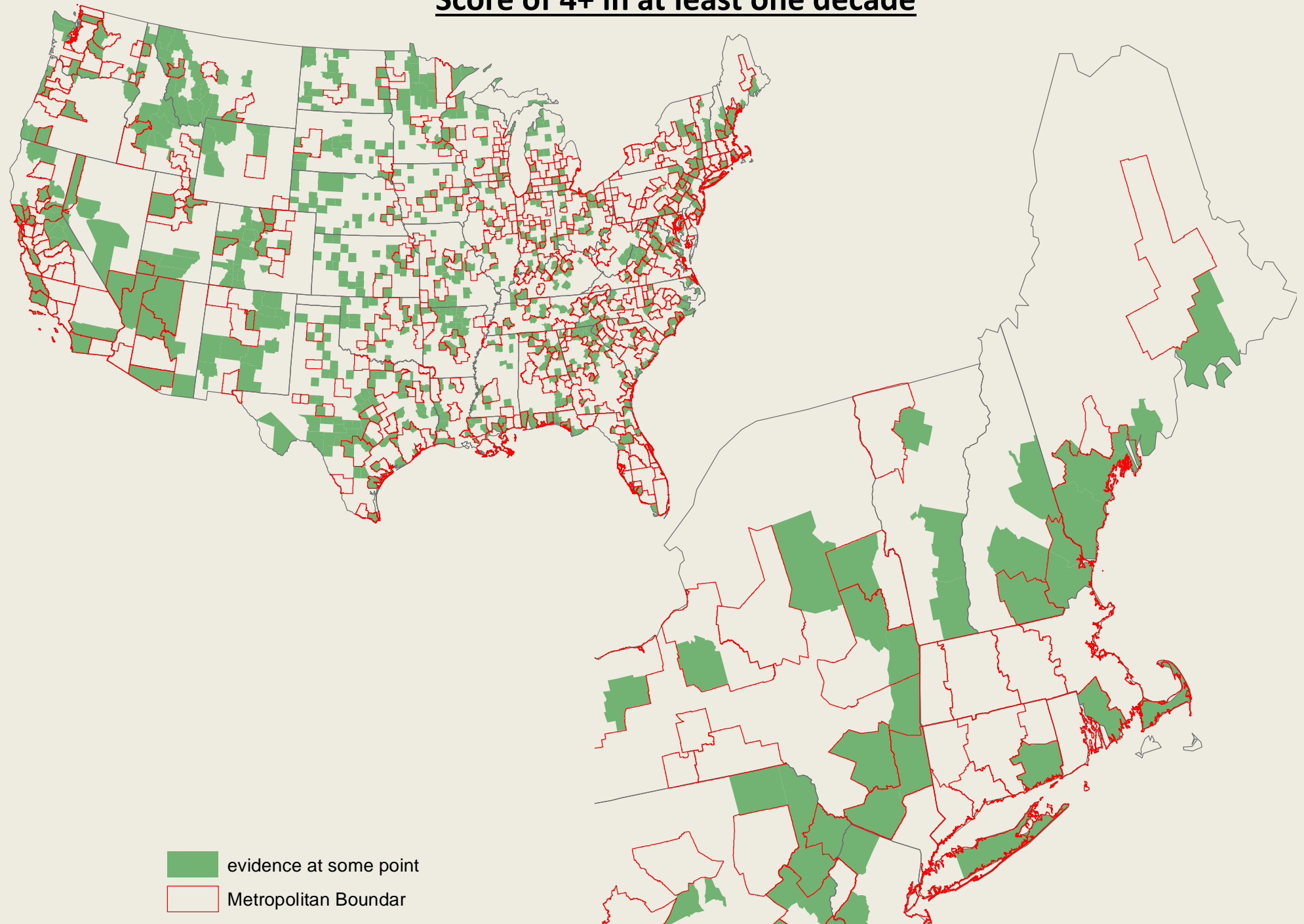
If index ≥ 1.05 , dummy indicator=1

$$Score = \sum_{i=1}^6 dummyindicator_{i,j}$$

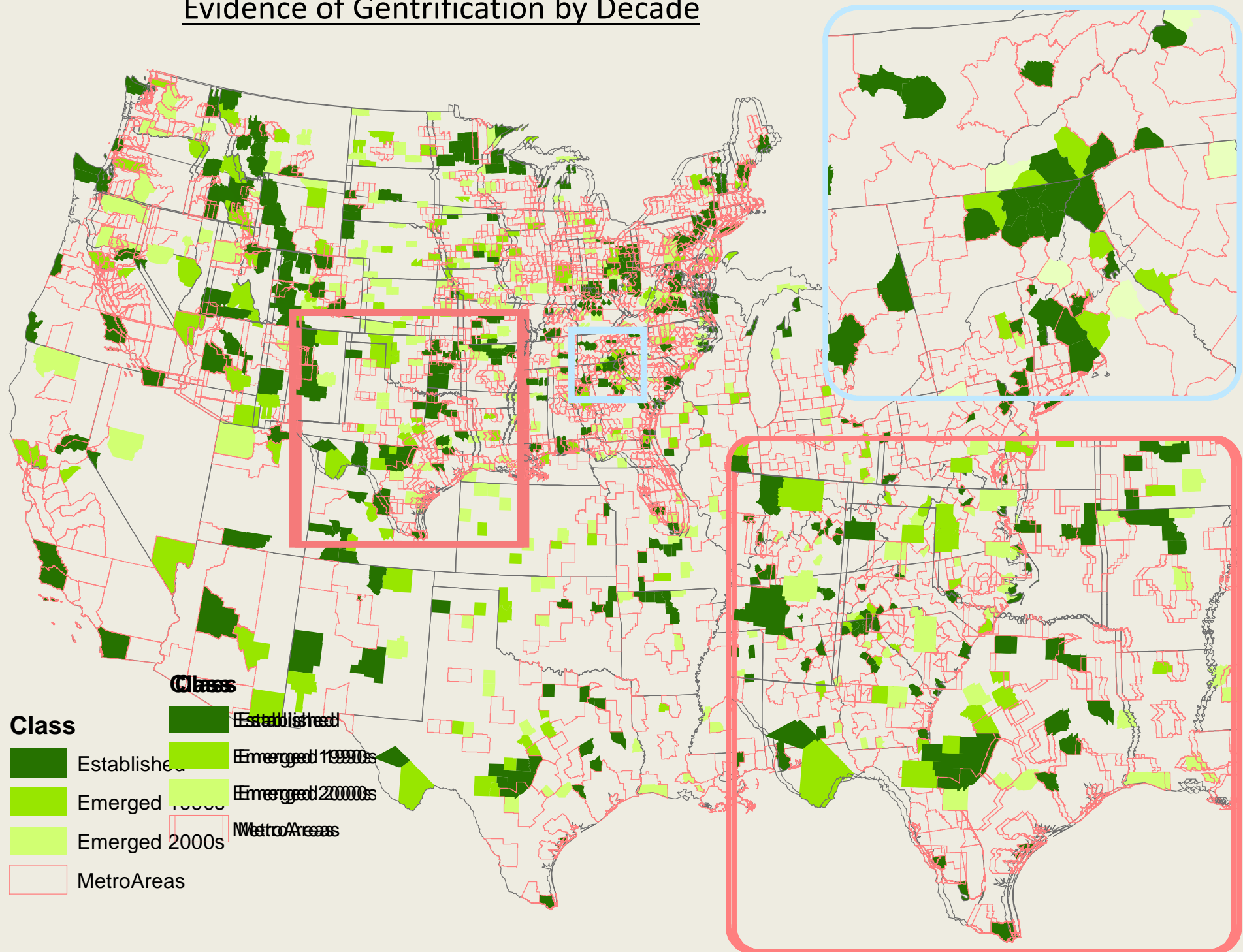
Scores of 4+ indicate evidence of
gentrification

iii. Begin to map the extent of gentrification and how it changes over time.

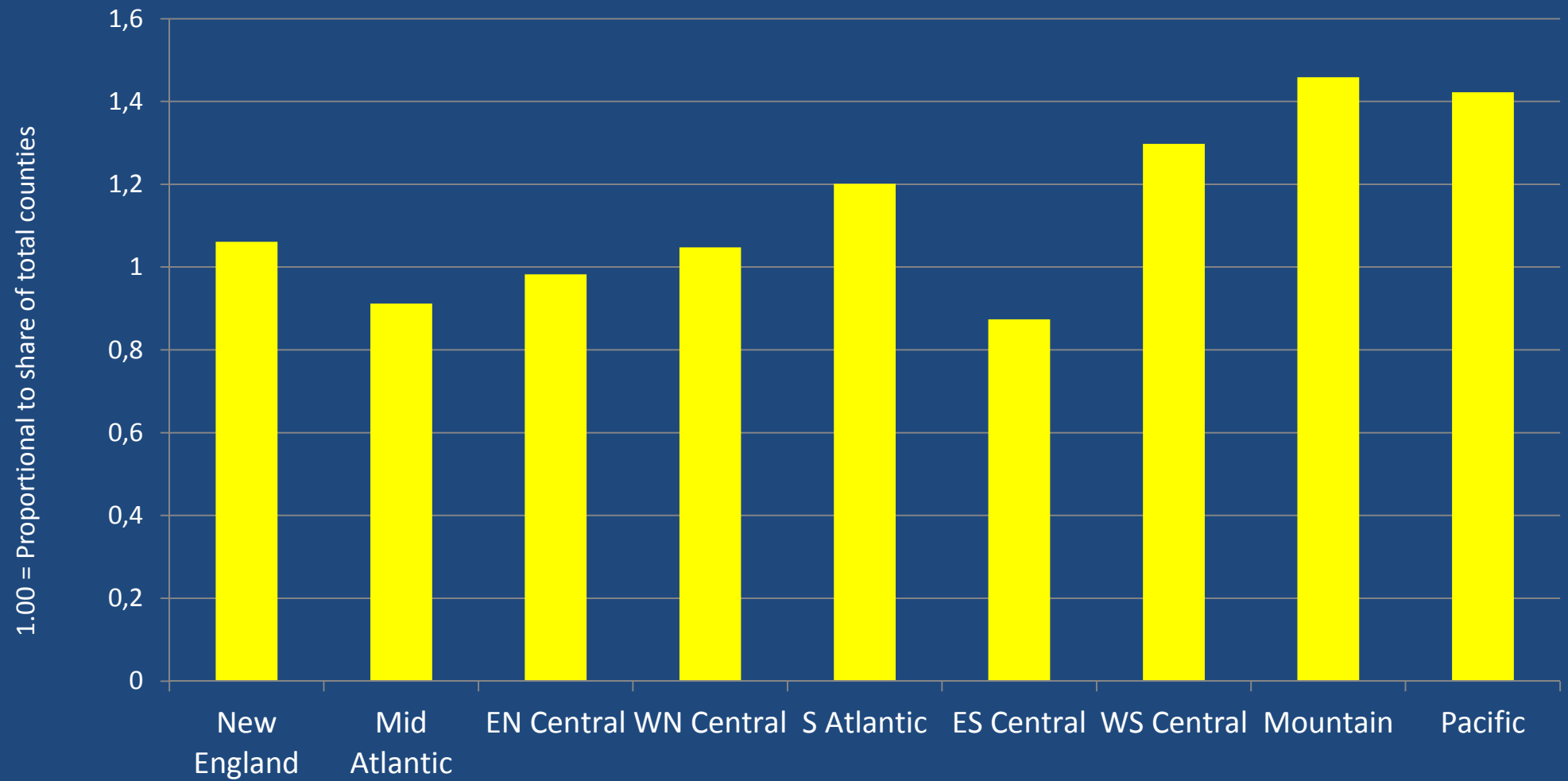
Score of 4+ in at least one decade



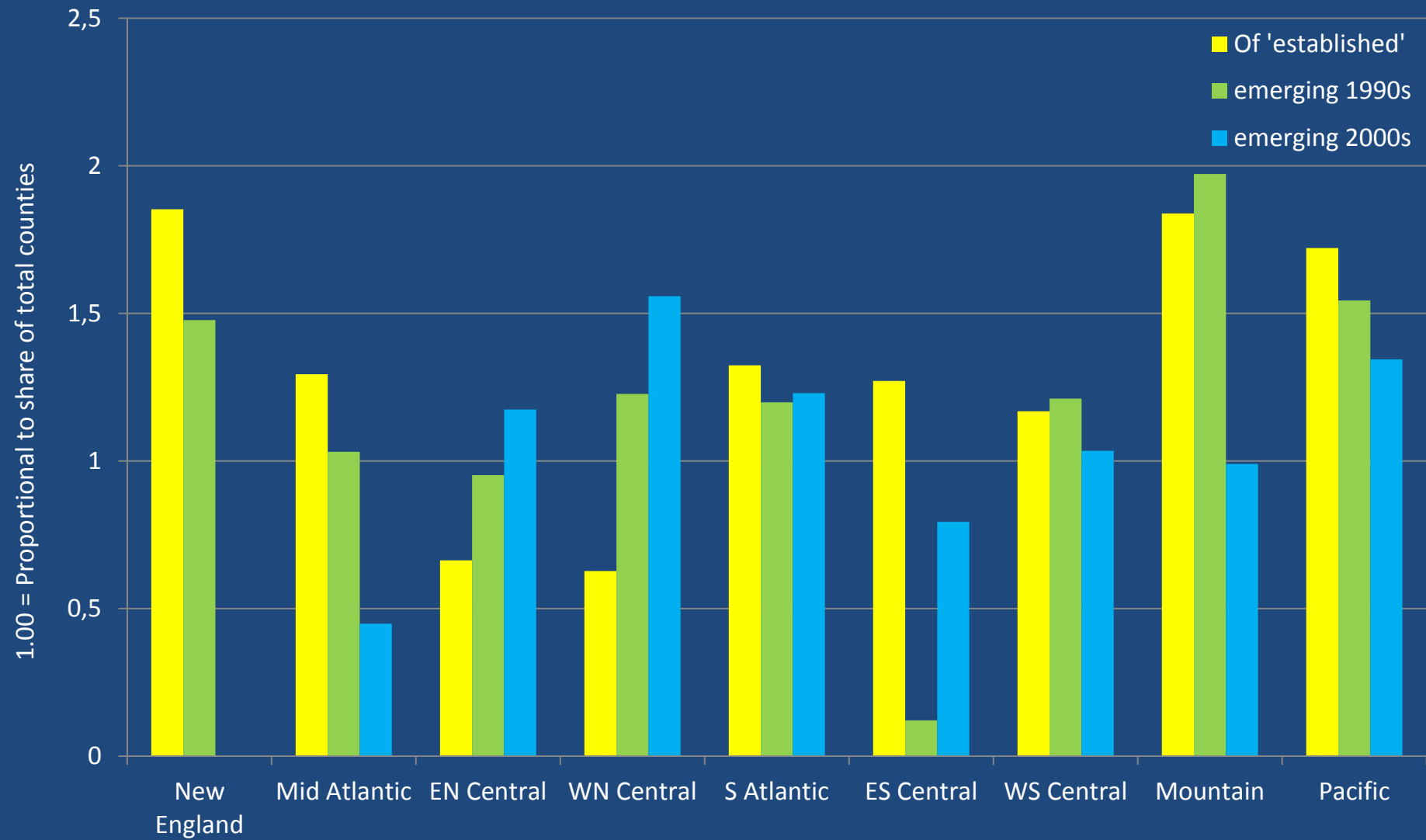
Evidence of Gentrification by Decade



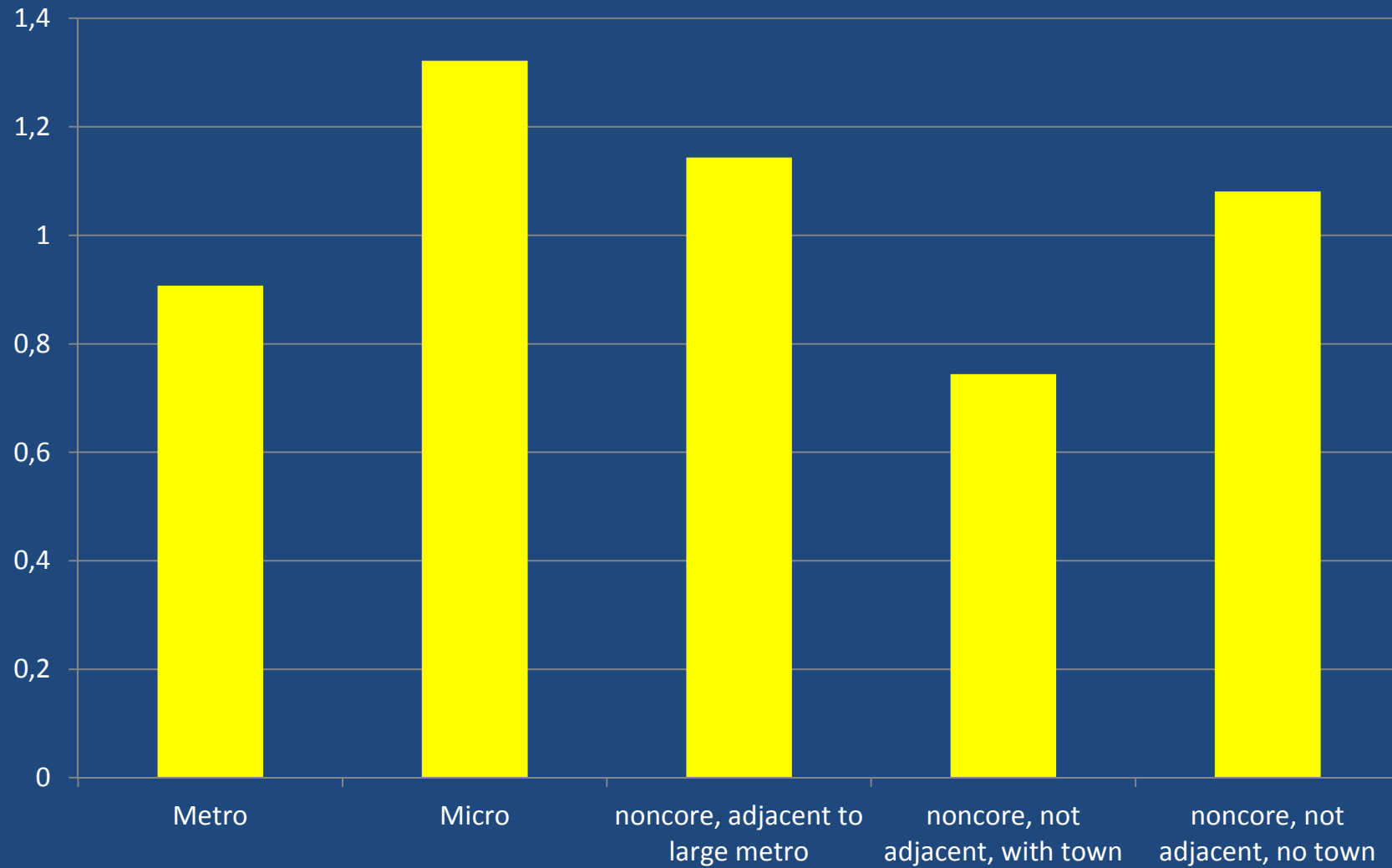
Relative distribution of Counties with some evidence of gentrification



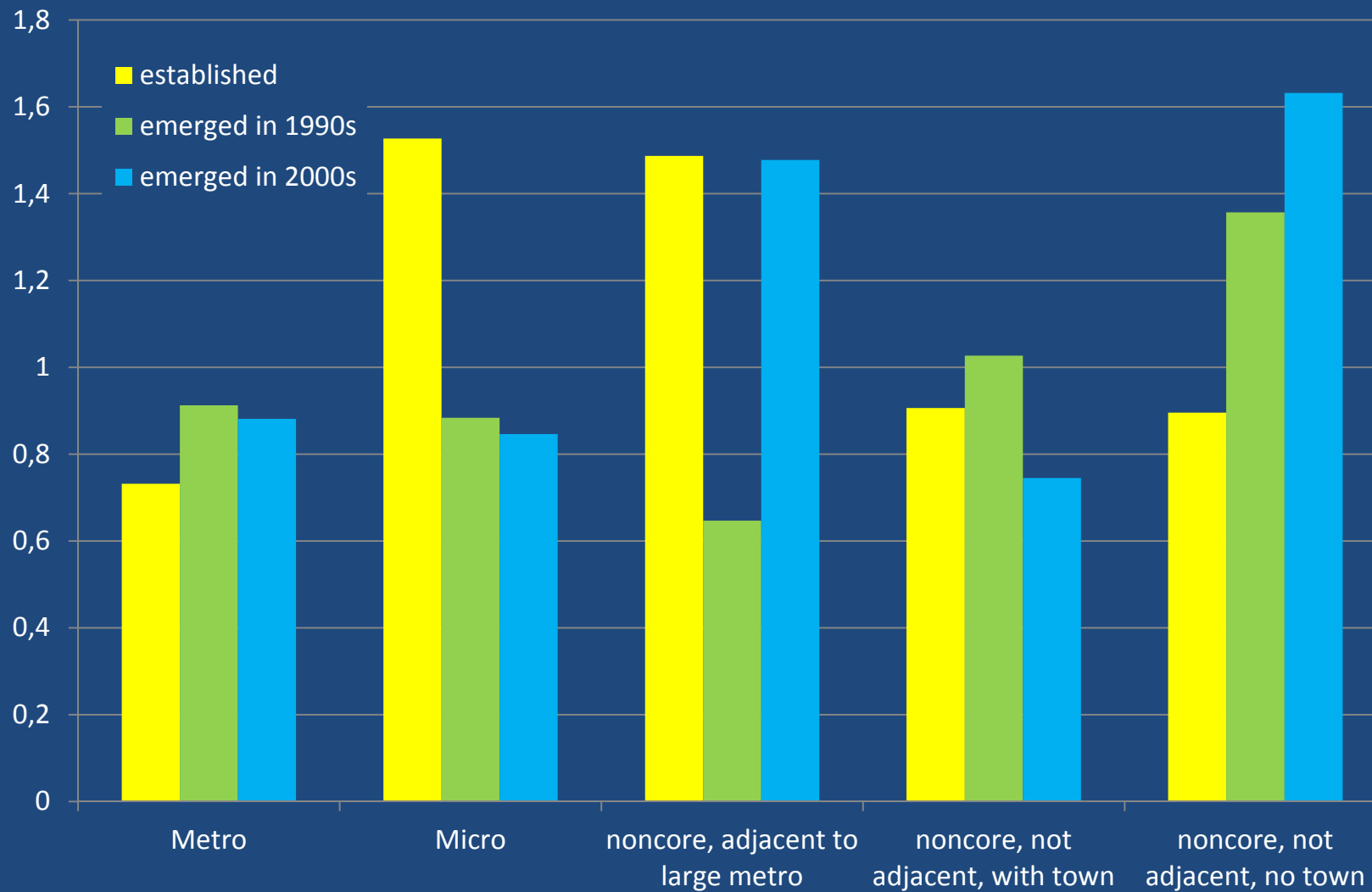
Relative Distribution of Gentrifying Counties by Division

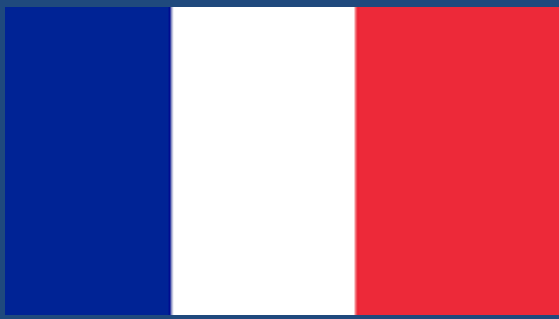


Evidence of Gentrification by Urban Influence



Relative Distribution Gentrifying Counties by Urban Influence





Conclusions

1. New designations of rural space are possible in French and US contexts
2. Both include territory previously excluded from rural studies
3. Conservative estimates suggest ~12% of counties have experienced evidence of rural gentrification .
4. Rural gentrification shows some evidence of dispersion/spread over time

Next steps

1. 'Synchronize' the approaches across all three countries.
2. Compare the geographic extent of gentrification across the three countries.
3. Select locations for more in depth case study analysis.



international rural gentrification

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