



高职高专“十一五”规划教材

总主编 蒋秉章

主 编 高杏生 杨 瑛



Contemporary 当代应用英语 学生用书 Practical English 4



华东师范大学出版社



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Contemporary **当代应用英语** 学生用书 *Practical English* **4**

川北医学院图书馆
图 书



A0407996

华东师范大学出版社

450436

图书在版编目(CIP)数据

当代应用英语. 4. 学生用书/蒋秉章等主编. —上海:
华东师范大学出版社, 2007. 12
高职高专“十一五”规划教材. 学生用书
ISBN 978-7-5617-5405-4

I. 当… II. 蒋… III. 英语—高等学校: 技术学校—教
材 IV. H31

中国版本图书馆 CIP 数据核字(2007)第 076328 号

高职高专“十一五”规划教材

当代应用英语学生用书(第四册)

总 主 编 蒋秉章
主 编 高杏生 杨 瑛
组 稿 大中专教材事业部
项目编辑 李恒平 王红菠
文字编辑 赵宝国
装帧设计 陆 弦
出版发行 华东师范大学出版社
社 址 上海市中山北路 3663 号 邮编 200062
电 话 021-62450163 转各部 行政传真 021-62572105
网 址 www.ecnupress.com.cn www.hdsdbook.com.cn
市 场 部 传真 021-62860410 021-62602316
邮购零售 电话 021-62869887 021-54340188

印 刷 者 启东市人民印刷有限公司
开 本 787×1092 16 开
印 张 15
字 数 329 千字
版 次 2008 年 1 月第一版
印 次 2008 年 1 月第二次
印 数 5101-11100
书 号 ISBN 978-7-5617-5405-4/H·333
定 价 29.80 元(附 MP3 光盘, 词汇手册)

出 版 人 朱杰人

(如发现本版图书有印订质量问题, 请寄回本社市场部调换或电话 021-62865537 联系)

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前 言

随着全国范围内职业教育改革的日益深入,高职高专院校对公共英语教学的反思不断深化。“实用为主、够用为度”这一教学指导原则,早已深入人心,一线教材编写人员坚持创新、不懈努力,推出了众多富有特色的公共英语教材。然而,或许是囿于相对传统的编写理念和对语言发展的理解差异,成功的编写范式还有待摸索,普遍有效、符合时代发展需求的教学体系还有待建立,真正能够切实提高学生英语语言运用技能,“实用”、“够用”,又能寓教于乐、让人喜闻乐见的探索还需要大力开展。

在此背景下,华东师范大学出版社深入调研,充分了解一线教学所需,在全国范围内组织了一批既具有丰富教学经验、又热心于教材编写改革的一线教师群策群力,精心策划、编写了这套《当代应用英语》。

本教材依据《高职高专英语课程教学基本要求》(以下简称《基本要求》)中所提出的教学原则,严格遵照《基本要求》中的《交际范围表》、《语法功能表》及《词汇表》,立足“当代”,坚持“应用”。考虑到目前大部分学校的教学实际,本教材暂未寻求体例上的大胆突破,仍基本按照语言技能训练的要求,在一个单元内整合五项语言技能。尽管如此,这种整合却充分考虑到“教——学——考”三个环节的实际要求,努力实现范文学习、技能演练和高效应试三方面的有效结合。

教材注重交际技能的训练,加大了听说部分的比例,从着眼于听说能力的微技能训练开始,逐步结合丰富多样的真实场景,提高学习者在真实语境中的适应能力和实际运用能力,首先从听说上实现“应用”的突破。

尤为值得一提的是,在范文选材上,我们一改多数教材的严肃面孔,所选文章除了语言精美、规范,力求充分反映当代英语的鲜活面貌外,更尽力贴近当前学生的审美情趣和求知偏好,立意行文往往趣味横生,让学习者在获得充分的阅读愉悦之余,愿意反复咀嚼,从而实现一种语言学习上愉快的模仿。在此基础上,教材紧紧围绕范文,精心编写形式多样的练习,适度而充分,实用而有效,足以满足一般教学课堂所需,更能真正夯实学习者对语言基本知识的掌握。

作为一种全新的尝试,本套教材的每本《学生用书》都配有一本 *Mini Dictionary*,意在减轻学习者课文阅读负担的同时,为其提供快捷有效的词汇扩展学习工具。此外,本套教材作为一个整体,还精心编写了一本《高职高专应用英语语法手册》,用图表的形式归纳出众多语法规律,并辅之以精当的语法专项练习,力求实现“图解语法难关,轻松破解难题”,让教学双方不再视考试为畏途,从题海中真正解脱出来。本套教材还配有《教师用书》、《练习与测试》,课文录音磁带和听力磁带。

根据我们的设计,学完《当代应用英语》第二册就可以参加“高等学校英语应用能力考试”B级考试,学完第四册可参加A级考试。

上海市高职高专英语课程教学指导委员会顾问、华东师范大学出版社职业教育课程教材研发中心英语专业委员会主任蒋秉章教授任本套教材总主编。

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本书承蒙外籍英语教学专家 John Parker 审阅,对他所提出的宝贵意见和建议,我们表示衷心的感谢。

由于编者水平有限,错误和疏漏难免,恳请各位同仁不吝赐教,不胜感谢。

编者

2007年10月

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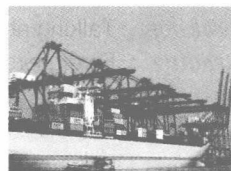
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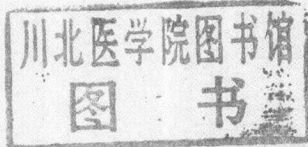
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Unit 1

Real Estate



Learning Outcomes

Listening: Understanding statements, short conversations and passages concerning the real estate market

Speaking: Talking about housing

Reading: Foreigners Keen on Buying Cheap Houses in Shanghai; Chinese Residential Construction

Grammar: The use of "as"

Writing: How to Write a Sales Letter





Warm-up



PAIR WORK

Look at the pictures. Discuss with your partner the features of each picture.



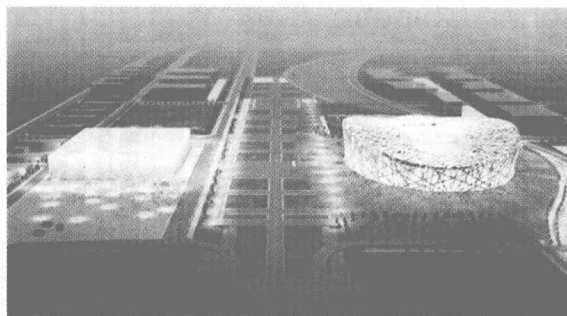
1

Typical ancient courtyard in Beijing.
Notice the peaked tile rooftops.



2

Old lane structure in Shanghai.
Notice the brick arches.



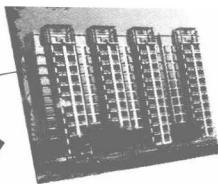
3

Newly constructed Olympic venues. Contemporary European design. The structure on the right resembles a bird nest.



4

Typical multi-use skyscraper:
Commercial and office space.



Listening

Part I Understanding Statements

Words and Expressions

1. brochure 小册子
3. mortgage 抵押

2. phase 阶段
4. estimate 估计



Listen to the following statements twice and fill in the blanks with the words you have just heard.

- Please take some _____ describing the Nice Garden Phase I.
- From the tenth floor, you can see a beautiful river _____.
- I think I have to talk to the bank _____. Thank you for your help.
- There are eight different banks that will provide a seventy percent _____ loan.
- The final _____ that the landlord has offered is already below the market rate.
- We are sure that you can sell more this year according to the _____ conditions at your end.
- We can discuss further _____ when you have a thorough knowledge of the marketing possibilities of our products.
- According to your estimate, what is the maximum annual _____ you could fulfill?
- If you _____ on your original price, I'm afraid you will have little chance to get the business.
- It's impossible. You may notice that the cost of _____ materials has gone up in recent years.



You will hear five sentences. Each one will be read twice. Listen carefully and write each sentence down.

- _____
- _____

3. _____
4. _____
5. _____

Part II Understanding Conversations

Conversation

Residential Flat for Sale

Words and Expressions

1. residential property	住宅地产	2. apartment	单元住宅
3. approximately	大约	4. orientation	(房屋)朝向
5. available	可用的	6. commission	佣金
7. equivalent	相当于	8. transaction	交易

Scene: ABC Properties Company, Tai Koo Shing Branch

A: Agent — James Wilson

B: Client — Mr. Johnson



Listen to a conversation between two speakers and answer the following questions in English.

1. What's the relationship between the two speakers?

2. Where does the conversation take place?

3. What is the situation of the residential property market?

4. Why does Mr. Johnson want to sell his apartment?

5. What is the total area of Mr. Johnson's property?

6. What is the property's address?



7. How many bedrooms and livingrooms are there in the property?

8. How is the orientation and view of the property?

9. What is the market price for Tong House?

10. What is the client's selling price?

11. When will the property become available?

12. What does the agent remind the client of at the end of the conversation?



*The following are the major points in the above conversation.
Listen for a second time to be sure you have understood each point.
Listen to the conversation for a third time and complete the
summary with the words and phrases provided.*

Major Points:

*Jane Wilson — agent — Mr. Johnson — client — know the state — residential
property market — an apartment for sale — the demand — extremely high — go
back to England — the market price — remind — charge a commission*

Summary:

Jane Wilson is an (1) _____ of the residential property, and Mr. Johnson is a
(2) _____ who wants to know (3) _____ of (4) _____ because he has to
(5) _____. Jane Wilson told him that it is a (6) _____ market. Mr. Johnson will
(7) _____. According to (8) _____, Mr. Johnson marked (9) _____ Hong
Kong dollars. Jane Wilson reminded him his company will charge a commission
equivalent to (10) _____ in the event of a successful selling of the property.

Part III Understanding Passages

Passage 1 The Housing Problem in Big Cities

Words and Expressions

1. flow into	涌进	2. accordingly	因此
3. solution	解决方法	4. satellite cities	卫星城, 小城镇
5. appeal	吸引	6. overcrowded	过度拥挤的
7. complicated	复杂的		

L5

Listen to the short passage and complete the answers to the following questions in English.

1. Why is the housing problem in big cities becoming increasingly serious?

2. Are there any solutions to this problem at this point in time?

One of the solutions is _____

3. Where do some people suggest that the satellite cities be built?

People should build the satellite cities in _____

4. What are the advantages of building the satellite cities in the suburbs?

The fresh air and beautiful scenery will _____

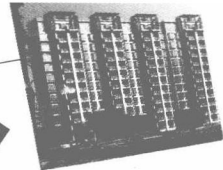
5. What is the housing problem in our country now?

The housing problem is _____

L6

The following are the major points from the passage. Read each point as you listen to the passage. When you are sure you have understood the major points, retell the passage.

with the development — more and more people — the housing problem — becoming more and more serious — many solutions — building satellite cities — more practical — the fresh air — beautiful scenery — in the suburbs — city citizens — suffer from — with more people — leave the city — more space — available — solve — not only improve — but also provided — very complicated — hardly rely on — solve the problem completely



Passage 2

Chinese Real Estate Market Has No Bubbles

Words and Expressions

1. Chief Economist	首席经济师	2. momentum	动力
3. appreciate	增值	4. accumulate	积累
5. optimistic	乐观的	6. financial forum	金融论坛
7. consumer price index	消费者物价指数	8. inflation	通货膨胀
9. macro-economy	宏观经济	10. disposable	可处置的
11. on average	平均	12. on the whole	整体地



Listen to the passage and decide whether the following statements are true (T) or false (F).

1. () The Chinese economist is talking about the real properties in the speech.
2. () Many foreign investors have lost interest in Chinese property market.
3. () With the development of economy in China, Renminbi is under pressure to rise in value.
4. () Frank Gong who is from J. P. Morgan believes that inflation is indicated by appreciation in the real estate market.
5. () According to the economist in the passage, disposable income in China has grown at an annual rate of 10%~11%.
6. () The Chinese property market, in general, was in a healthy state during the past eight years.
7. () Frank Gong stated that there would be a bubble appearing in China's property market.



Listen to the passage again and fill in the blanks.

China news, Beijing, Oct. 26—Chief Economist on (1) _____ issue from J. P. Morgan Frank Gong said on (2) _____ that over the next few years, Chinese economy would (3) _____ to grow with increasing momentum. Fortune accumulates (4) _____ and many foreign investors are still very optimistic about Chinese (5) _____. At the same time, there is still a great potential for Renminbi to appreciate. Based on these (6) _____, it is reasonable for real properties in China

to raise their value by 10% every year.

In his speech at a real estate financial forum, Frank Gong said that the (7) _____ on Renminbi appreciation was the result of inflation. He said that at present, when Renminbi was not making much gain in (8) _____ and the consumer price index (CPI) was rising slowly, the (9) _____ was shown by appreciation in the (10) _____ market. Apart from Renminbi appreciation factor, Gong noted that if China's macro (11) _____ could grow at an annual rate of 10% over the next few years, then the 10% appreciation rate in the real estate market would be "(12) _____ and normal to the economic situation."

He pointed out that over the past decade, disposable (13) _____ had grown at an annual rate of 10%~11%, while prices in the property market had risen by only 6% (14) _____ every year, far below the GDP growth rate and the growth rate of people's disposable income. According to him, Chinese property market, on the whole, was in a healthy state in the past eight years. "There are definitely no bubbles appearing in Chinese property market," said Frank Gong, who predicted that over the next three years, Chinese property market would still (15) _____ a most ideal market for international investors.



Speaking

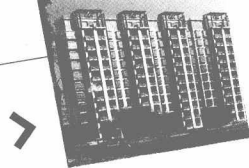


Listen to and read the conversation.

Words and Expressions

1. outlet	店铺	2. appointment	预约
3. colleague	同事	4. Tsim Sha Tsui	尖沙嘴
5. contact	联系	6. familiar	熟悉的
7. sole-agency	独家经营	8. premises	房屋及附属地基
9. rudimentary	初步的		

Jimmy Smith's company wants to buy a shop. Peter Lee, an estate agent, is asked to help find suitable outlets. On that day, Jimmy, his colleague Bob and Peter meet and talk about buying a shop.



A—Agent Mr. Lee B—Bob Williams, C's colleague
C—Client Jimmy Smith D—Receptionist

- D: Good morning, sir. May I help you?
- C: Yes. We have an appointment with Mr. Lee.
(They walk into the conference room.)
- D: Please have a seat. Sir, do you want something to drink?
- B: Two cups of black coffee, please.
- D: Certainly. Mr. Lee will be right with you.
- A: Good morning. And ... (Turns to the other man.)
- C: This is my colleague, Bob Williams.
- A: Nice to meet you, Mr. Williams. Here is my business card. I'm Peter Lee.
- B: Nice to meet you, Mr. Lee. Do you mind my calling you Peter?
- A: Not at all. (The secretary brings in two cups of coffee.) Have a cup of coffee, please. As I know, your company is looking for a shop in Tsim Sha Tsui, I have contacted one of my landlords, Mr. Song, who is the president of ABC Limited. He offered my company a sole-agency for the premises in 223~228 Shanghai Road. Are you familiar with that location?
- C: Bob and I have done the research for that area already. We have a rudimentary knowledge of it. What is the size of the shop?
- A: The gross area is approximately thirteen thousand square feet. The landlord separated the unit into three smaller units. The rental income is one million Hong Kong dollars per month.
- B: How much is the shop?
- A: Around one hundred million Hong Kong dollars. The return yield is very high.
- C: We would like to see the property as soon as possible, because we have to do a report to the management of our company within this month.
- A: (After a few minutes) No problem. I have already made an appointment at three o'clock tomorrow afternoon. How about meeting in my office at two tomorrow?
- C: Wonderful!



Fill in the following table with the information you have just learned.

What do Jimmy Smith and Bob Williams want to do?	What has the agent done for them?	What is the size of the shop?	How much is the shop?	What decision do the clients make at the end of the conversation?
_____ (1) _____	_____ (2) _____	_____ (3) _____	_____ (4) _____	_____ (5) _____

S₃

PAIR WORK

Work with a partner. Choose one of the two topics and develop a conversation to present to the class.

Topic 1: A is a young woman and B is her colleague. Both of them have just been graduated from college. They decide to go to another city trying to find a good job. Before starting out, they talk about the place for accommodation in the city.

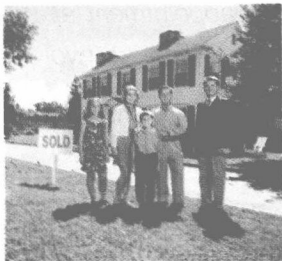
Topic 2: A and B are a new couple. They live in a rented room far from their work place. They find it inconvenient. So they have decided to move to a nearer place.

S₄

PRESENTATION

Look at the pictures below and give a three-minute presentation on the real estate agent and a family or a part of garden. You may describe the house and its surroundings or the interior of the house.

1



a family with an estate agent

2



a couple with an estate agent

3



a part of a garden