

The 1964 Housing Act also authorized, for the first time, additional relocation adjustment payments of up to \$500 to families and elderly individuals, 62 years of age and over, who are eligible but unable to secure public housing. The 1964 law also included an important requirement that relocation regulations include provisions to assure that relocation payments are made as promptly as possible. And I think that the language in the bill before us should take account of those enactments and the language should be related to this legislation and brought up to date. That is the recommendation, Mr. Chairman, on this.

Related to the whole problem of relocation is the fundamental question of the availability of housing to which people can relocate. Most displaced families will find it impossible to find decent housing within their financial reach in the existing housing supply in the community. It is therefore imperative that an adequate supply of suitable new housing which displaced families can afford be made available for occupancy by them before these families are compelled to move.

An important point in this connection is that the location of such housing to be provided for relocation need not be confined to the sections or neighborhoods of the city or town which are being rebuilt or restored in the course of the demonstration under this act.

It may be even wise not to confine the building of such housing for relocation purposes to the city or town itself. Finding land suitable for such building may present insurmountable difficulties. Yet suitable and desirable sites for such building may, in particular instances, be available just outside the community. It may well serve the purposes of this legislation, in particular situations, to permit construction of new housing suitable for such relocation in the areas surrounding the community involved in demonstrations.

To deal effectively with the complex and difficult problems of displacement and relocation, there must be a maximum of teamwork on the part of all agencies concerned, public as well as private.

A private agency with a notable record as a pathfinder in this vital area has been the United Housing Foundation, the New York cooperative housing development organization working with labor organizations there in this field.

The United Housing Foundation has not only devised model programs of relocation in connection with site clearance for cooperative housing sponsored by a number of our unions, but was able to enlist the necessary help from the State and city agencies concerned.

As a significant example of success with a difficult relocation problem, let me cite the effort guided by the United Housing Foundation in the congested Penn Station South area, the site of the outstanding ILGWU housing project in midtown Manhattan.

In this experience, each dwelling to which the families would relocate, found either by the sponsor or the tenant, was inspected and certified by the department of real estate as qualifying as a standard unit. The methods used by the department in inspecting apartments expedited the relocation process. The housing authority cooperation resulted in placing more than 100 families in public housing projects.

Responsive cooperation of a vast majority of site tenants resulted in the job being completed in a little more than a year's time. The fact that nearly two-thirds of the families were self-relocated is indicative of their cooperative participation in the program.