

As for urban development itself, the task forces and study groups came up with a series of programs with a price tag of \$5.5 billion (one-half billion dollars of which was for land acquisition and financial planning in suburban areas).

Major expenditures for health and such income supports as public assistance have not been made part of the above calculations, although; indeed, such expenditures are inextricably involved in the living standards of urban dwellers. However, even without these, the expenditures total over \$11 billion *on an annual basis*.

#### HOUSING

Nor does this immense sum provide for allocation of funds to meet the vital housing needs facing this country. Currently there are from 7 to 9 million housing units which are substandard because they lack decent plumbing facilities or otherwise fail to meet minimum standards of adequate accommodation. In addition, of the present housing stock, there are some 15 million units which are in various stages of deterioration, and they too must be considered in any planning for new construction and rehabilitation. Experts who have been working on the statistics of housing, and special groups, like the Kaiser Commission and the National Commission on Urban Problems, agree that from 26-28 million housing units must either be constructed or renovated within the next 10 years. (The overwhelming proportion represents new construction.)

During the past several years we have been adding an annual average of 1.3 million housing units; the projections call for a doubling of that rate.

Those in the most dire need of improved housing are the families with income below the poverty line and those who, while above the line, pay more than 20-25 percent of their income for housing. An estimated 6 million units of the total must be provided for these two disadvantaged groups. For poor families with a head who can work, public service employment is a vital part of the strategy which will enable them to improve their living conditions.

Illustrative of those who pay a disproportionate share of their income for housing was the finding by the Kerner Commission that in Detroit "over 40 percent of the nonwhite occupied units in 1960 required rent of over 35 percent of tenant's income."

In dollar terms, the Kaiser Commission data indicate that over the 10-year period, to meet the goal of 6 million units will require the expenditure of \$1.4 billion per year on the average. By 1978, the yearly total will be roughly twice as high as the number of those benefiting from the several programs rises. Unless the Nixon administration requests and the present Congress fully funds what the 1968 Housing Act authorized, the Nation will fall further behind in meeting its 10-year housing goal. However, even that is not enough, for our neglect of housing needs has been so prolonged and severe that an acceleration of meeting those needs would be sound social policy. A portion of the \$10 billion surtax revenue should be used for this purpose through appropriate adjustment in the expenditures allocated to other vital urban needs.

While on the housing issue, let me make clear that a whole range of institutional changes are necessary to bring new technologies and