

Flood Recovery Task Force, Inc. Advisory Committee
on Housing. 1973 October 30th

MINUTES

MEETING - Flood Recovery Task Force Advisory Committee on Housing

October 30, 1973 - 12:15 P.M. Board Room Hotel Sterling

Present: John Carling, Eugene Eisman (Department of Community Affairs - DCA); Roger Rubin (Direction Associates); Howard Grossman, Gabrielle Ramsauer, Leonard Ziolkowski (Economic Development Council of NE Pennsylvania - EDC); Charles Hardwick, Betty Schechter, Edward Schechter, Andrew Shaw (Flood Recovery Task Force - FRTF); Fred Anderson (Housing and Urban Development - HUD); Shirley Beard, Shirley Ray (Luzerne County Housing Development Corporation - HDC); Ed Heiselberg (Luzerne County Planning Commission).

Rubin presented a brief progress report. Thus far, he and his associates, he said, have been working chiefly on determining what the housing financing possibilities are.

Ziolkowski stressed the importance of providing potential housing developers with updated site information, and he said that EDC, HUD, and DCA have been developing this information jointly and will continue to do so.

The discussion turned to the functions and funding of the newly formed Luzerne County Housing Development Corporation. Ray said that the agency has already contacted some developers, has begun exploring sites, and is investigating development aspects of several sites that seem promising. Eisman explained that DCA has earmarked \$157,000 as funds for HDC for one year and will decide whether or not to continue funding the agency on the basis of what it has accomplished during its first year and on the basis of what State monies are available next year.

Rubin said that he would like to see HDC do the following:

- 1) maintain a list of housing developers.
- 2) disseminate the information produced by the FRTF housing work program to the developers on that list.

3) act to:

- a) obtain about 250 family housing units under Section 236 housing subsidies.
- b) use a new State FHA multifamily housing program to obtain townhouse and garden apartment units.
- c) make use of a State FHA financed single family home purchase program.

Rubin also said that he thought HDC might be useful to the State FHA in developing its policy. Summarizing Rubin's recommendations, Ziolkowski said that the HDC should act as a grantsman for private developers.

Grossman said that both the Wilkes-Barre Board of Realtors and the Wilkes-Barre Home Builders Association have pledged the HDC their support. He pointed out that one of HDC's main purposes is to bring the public and the private sides of housing together.

Schechter raised the question of whether or not HDC wants to and is able to perform all the functions outlined for it by those present. He also asked on what basis the agency will be run. Beard assured the group that the agency is eager to perform the functions outlined, that it is able to, and that it has the necessary funding for at least a year. Eisman reminded the group that funding for HDC after its initial year will depend to a large degree on its accomplishments. Beard explained that the agency is presently being incorporated and that it will be run by a Board.

Schechter asked if HDC is the first such agency in Pennsylvania and Eisman replied that it is the first on such a large scale. Ziolkowski pointed out that HDC will have to earn the public's respect in order to survive.

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