

Urban Renewal:

What's It All About?

(Earl Newkirk, executive director of the city redevelopment agency, discusses urban renewal in these columns on Sunday, Wednesday and Friday. Suggestions and comments may be offered in person, by mail or telephone. The redevelopment agency is in the city hall annex, 322 Church street, telephone GA 6-0460.

By Earl Newkirk

We've already mentioned that your redevelopment agency will also help relocate families in the San Lorenzo park project—whether they be owners or tenants.

Your redevelopment agency does not plan to dispossess anyone without first helping him relocate. As many of you know, this is also a legal obligation of the agency.

The recent survey conducted by one of the Harold F. Wise associates, Miss Barbara Kemp, was simply for the purpose of providing the agency with some idea of the size of the problem we will face in helping to fulfill this obligation.

For example, we want to know how many project residents will be looking for rentals and how many for homes to purchase. We want to know the approximate rentals and price ranges, and which parts of town people will be looking toward.

None of the individual facts and figures gathered by Miss Kemp will be revealed. But the totals—such as, so many families wish to purchase homes in such and such a price range, so many families are interested in rentals in such and such a range—these figures we will use.

Why? To help show builders and others there will be a market for such housing.

We hope to stimulate provision of such housing in anticipation of the day our project (and, after all, we hope this will be just the first of a series of urban renewal projects—not just redevelopment alone) is actually in the stage of development.

These are the sole reasons for the survey conducted by Miss Kemp.

Simultaneously, a member of the city building department surveyed the project area to determine the condition of existing structures. He used existing codes and regulations of the city and of the state department of health as yardsticks.

One of the primary reasons for this study, besides to demonstrate to the federal government the eligibility of our project, is to enable the agency to know which structures it would be economically feasible to relocate elsewhere—either in the project area or, if they don't conform to the project plan, in other locations in town. After all, there is no point in demolishing "decent, safe and sanitary" structures which are worth saving.

One example of how this might work: Suppose you own a sound structure capable of being moved and worth moving. Your redevelopment agency by law cannot pay the cost of relocating your home.

But the agency must purchase your land and home at fair market value. In turn, the agency

must either demolish the structure or sell it for what salvage value it might bring if it were moved elsewhere.

But there is nothing to stop the agency from re-selling the home to the original owner with the stipulation that it be moved elsewhere.

This supposition is based on the assumption the plan will not call for residential re-uses within the project area, as now appears likely.

Senior Citizens Have Full Week Of Activities

A week full of activities has been scheduled for Santa Cruz senior citizens:

Tomorrow: Lacework, rugmaking, sewing, 10:30 a.m. to noon at the scout house, 224 Market street. Mrs. Edith Peterson, instructor; choral group, 1:30 p.m. with director Charles Tipper at the scout house.

Tuesday: Seniorama meeting, 10:30 a.m. at the scout house, for information call Elaine Walbroek, GA 3-7619; cards and games, 1:30 p.m. at the scout house, Smith Tiffany, chairman; lecture by Dr. Oliver J. Lee, "Description of the Evening Sky" at Calreta court, 260 High street, Mrs. Mae Snow, chairman, lecture starts at 2:30 p.m.; dance, 7:30 to 11 p.m. in the scout house, Robert O'Boyle, temporary chairman.

Wednesday: Guitar and mandolin instructions, 10:30 a.m. in the scout house, Marian Bradbury, instructor.

Thursday: Drama group, 10:30 a.m. in the scout house, chairman, Florence Genken; cards and games, 1:30 p.m. in the scout house; orchestral group, 7:15 p.m. at the home of Major Matilda Dedrick, 411 Cayuga street.

Friday: General meeting and social, 10:30 a.m. in the scout house with a problem, singing, recitals, members are asked to bring their lunch, T. R. Hyde is in charge.

Saturday: Old time dance in the Laurel school auditorium, Laurel and Center streets, 8 to 11:30 p.m. All are invited.

For membership information call Mrs. Irene Fulton, GA 3-6061.

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