

CITY OF ATLANTA



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CITY HALL ATLANTA, GA. 30303

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IVAN ALLEN, JR., MAYOR

R. EARL LANDERS, Administrative Assistant
MRS. ANN M. MOSES, Executive Secretary
DAN E. SWEAT, JR., Director of Governmental Liaison

MEMORANDUM

TO: Dan Sweat
DATE: October 13, 1969

FROM: Clarence Greene

SUBJECT: Model Cities, J. D. Newberry and Mrs. Annie B. Laird

As instructed we met with J. D. Newberry concerning repairs to the residence of Mrs. Laird at 662 Mayland Avenue, S. W. Subsequently we met with Littlefield and Lynch from the Model Cities office, Lynch the inspector on this case.

Allegations made by Newberry and Mrs. Laird in some instances were correct and some incorrect. The application signed by Mrs. Laird for a loan of \$3100, Above the \$3000 grant was at the rate of 3% - not 8 1/2%. Mrs. Laird's statement that only one contractor came to her house is probably true. Her statement is probably true she was told by the Housing Authority that three bids were received and this particular contractor offered the lowest bid. This will more or less being borne out from statements made by Littlefield.

The following is procedure used by Model Cities' staff on the rehabilitation of a property:

1. Contact property owner
2. Inspection - discussion with owner
3. Property owner invited to office for financial discussion
4. Application for grant and/or loan made
5. Contractor bids accepted and presented to owner
6. Contract let- repairs under supervision of the rehabilitation staff.

Under #5, Littlefield stated he could on his own initiative place a property for repair bids or he could assign one contractor only to a particular property. We do not understand his power here however, this is what he states.

From what we can ascertain the only form which is given a property owner is a list of repairs necessary. A copy of this document is attached and marked "1". Property owners are asked to sign numerous papers a copy of which is apparently not offered to them. Most of negotiations are of an oral nature.

Attached are forms marked 2, 3, 4, and 5 which, if were given to the property owners, would fully inform them as to the nature of the grants, etc.

The following should not be publicized because if generally known would work against the Model Cities Program.

A property owner cannot be required, according to Littlefield to accept grants or loans nor to rehabilitate their property to Model Cities standards. If they did not conform to the standards they could only be required to have their property conform to the minimum City Housing Code requirements.

In the case of Mrs. Laird, according to one of the supervisors in the Housing Code Division, her property could be brought into compliance for an estimated expenditure of \$1200. It can readily be seen she would be in a far better financial situation, even considering the higher interest rate she might pay for a FHA home improvement loan, than she would be under a 3% 20 year \$3100 loan.

CLG:bt