

(1)

(Community redevelopment for Minneapolis is at once a grand dream of the future and an immediate necessity of the present.

(It is a grand dream in the sense that it envisions ~~ultimately~~ a new and modern city, ^{completely} redesigned along functional lines which offer the maximum in community beauty, comfort, and convenience.

(It is an immediate necessity because ~~the~~ ~~wartime~~ wartime conditions ^(without delay) and postwar expectations demand the undertaking of certain specific ^{programs} ~~as~~ as a means of alleviating problems which are now ~~and other~~ ~~pressing~~ pressing in upon us.

~~Both phases of community redevelopment are related.~~

(The two phases of community redevelopment-- the long-range and the immediate-- must be regarded jointly, because it would be folly to undertake new plans now without making those plans part of a long-time over-all program that will ultimately ~~produce~~ produce a redesigned city that conforms ^{to} the needs and demands of modern community life.

(That is why in our ~~present~~ approach to community redevelopment we must first have an over-all plan-- a master plan ~~that will give us~~ -- that will give us ~~the~~ a ~~realistic and sound guide for~~ realistic and sound guide for ~~all~~ all new construction-- both public and private-- that will be undertaken in the immediate years ahead.

In the designing of an overall or master plan there must be the closest possible cooperation ~~among~~ the many public and private groups already at work on some aspect or other of the total objective.

Thus, ~~the first step of my administration~~ ^{with respect to} ~~community redevelopment~~ ^{should encourage} will be the establishment of a central agency ~~to~~ ^{to} assist in the coordination and integration of ~~existing plans~~ ^{present + future} ~~and the encouragement of additional plans.~~

A suggested name for this central agency is the Greater Minneapolis Association. It ~~will~~ ^{should} be ~~made up~~ ^{composed} of representatives of business and labor, ~~our~~ financial institutions and ~~our~~ social welfare agencies, of leaders in the professions, churches, and schools. ~~It is in order to pool the best thought and achieve the highest degree of cooperation from all sections of the community.~~

^{It should} The ~~Greater Minneapolis Association~~ will include representatives from the several public planning bodies, such as the City Planning Commission, the City Council's postwar Progress Committee, and from county, state, and federal agencies, ~~concerned with the specific aspects.~~

^{should} It will also include representatives from ~~the~~ ~~the~~ private and semiprivate agencies concerned with planning, such as the Committee on ~~E~~conomic Development, the Minneapolis Civic ^{Center} Loop Development Association, the Civic and Commerce Association, the Junior Association of Commerce, the Central Labor Union, the Congress of Industrial Organizations, and the Council of Civic Clubs.

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~~In the performance of its work the Greater~~
~~Minneapolis Association should establish a number of sub-committees~~
~~that would be devoted to the separate phases of overall~~ ~~planning.~~
~~xxxxxx.~~

~~xxxxxx~~ The following are some suggested

~~These xx subcommittees wouldx~~

Each of these groups has already ~~been~~ devoted considerable time to ~~the~~ preliminary studies of specific ~~past~~ ~~projects or~~ plans. An outstanding example is ~~that~~ of the Civic Center Development Association, which has so graphically portrayed the possibilities of redevelopment in the lower loop section of our city.

~~Successful city replanning demands the fullest~~
~~integration of skills and resources along with the cooperation~~
~~of all public and private groups.~~

~~A sugg~~

In the performance of its work the Greater Minneapolis Association should establish a number of committees devoted to specific ^{phases} ~~aspects~~ of overall planning.

These committees should direct their attention to such aspects of our civic life and economy as distribution and services, manufacturing, employment, land use, public works, housing, transportation and traffic, education and culture, health, recreation, welfare, and veterans services.

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As part of the association's program consideration should be given to the conversion of the ~~Victory Aid~~ Victory Aid organization to a peace-time basis for the purpose of ~~making block surveys for postwar~~ making block surveys for ~~postwar~~ postwar planning groups, to help ~~local~~ local veterans' information and ~~referral~~ ^{referral} centers, ~~to solicit for community fund drives,~~ to assist ⁱⁿ public health ~~authorities~~ ^{with} health education programs, to serve local hospitals as members of hospital auxiliaries, to provide neighborhood recreational centers for youth.

Success of this overall development plan will depend upon effective research and broad acceptance by the public of the ~~association's~~ association's program. Thus, it should have a ~~division~~ division devoted to research, and another to publicity and speakers.

^{advantages}
The ~~benefits~~ of community redevelopment ~~plans~~
~~are numerous~~ are numerous.

(First, it will provide large-scale construction and employment opportunities ~~at a~~ at a time when ~~there~~ there will be unprecedented need for new jobs.

(Second, it will mean better health and living conditions as the result of slum and blighted area clearance, and the construction of many new homes and ~~the~~ public facilities.

~~and the elimination of traffic congestion~~
(Third, it will mean greater utilization of our physical plant, land areas, and public services.

(Fourth, it will provide a sounder tax and revenue base ~~by~~ by returning to the tax rolls many properties now delinquent and ~~and~~ unproductive and by the addition of new properties.

(Fifth, it will mean a well-designed city offering the maximum of beauty and utility.

(Community redevelopment has as its first task the orderly and planned construction of low-cost housing. However, the total program must include other features such as ~~other features~~ such as the construction of needed public buildings, new hospitals, the expansion of parks and recreational facilities ~~along with modern traffic~~ ^{and} the construction of modern traffic facilities,

Already plans ~~for~~ for ~~modernization~~ modernization of public buildings, the ~~and~~ redesigning of our traffic routes, and the improvement of our parks, playgrounds, and streets are under

way.

~~The Minneapolis~~

A ~~recently~~ recent survey made by the Minneapolis Research Bureau of private postwar construction reveals that in the five-year period after the war there will be 10,000 new residences built in Minneapolis at an average cost of \$5,500 per dwelling. The total expenditure is estimated at approximated \$55,000,000.

The survey showed that 20 churches of the city plan new buildings and improvements costing approximately \$2,519,000, and that 11 hospitals ~~report new~~ ^{plan} new construction and improvements costing approximately \$3,500,000.

The list of ~~business~~ building improvements in the ~~buildings~~ business field is sufficient to indicate that Minneapolis ^{may expect} ~~is to have~~ a building boom after the war and when labor and materials are available, the survey showed.

The Civic Center ~~Association~~ Development Association in its plans presents to us the pattern of coordinated planning. This organization proposes to rehabilitate the area from 4th Street South to the River and east from Hennepin Avenue. The plan is to remove as many ~~as~~ of the present buildings in that area as possible and replace them with the following, public buildings: (1) a new federal building, (2) new central library building, (3) bus depot, (4) city hall office building, and (5) a city park, and (6) a ~~health center~~ municipal health center.

This organization has carefully blended its plans with the proposals of the City Planning Commission. The ^{work} ~~pioneering~~ of the civic center association is worthy of further study and ~~careful~~ observation. ~~The idea of a Greater Minneapolis Association working in cooperation with our county~~ it might well become the pattern for the site development plan.



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