

THE
THIRTEENTH
ANNUAL REPORT
of the
HOUSING AUTHORITY
of the
CITY OF PROVIDENCE
RHODE ISLAND

452

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1951 -- 1952

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THE HOUSING AUTHORITY OF THE CITY OF
PROVIDENCE, RHODE ISLAND

263 CHAD BROWN STREET
PROVIDENCE 8, R. I.

COMMISSIONERS

JOSEPH P. CARROLL
CHAIRMAN

CORNELIUS J. MULCAHY
VICE-CHAIRMAN

REV. PAUL C. PERROTTA, D.P.

JOHN D. KILMARTIN

HARRY T. BRETT

JOSEPH H. LYONS
EXECUTIVE DIRECTOR

ARTHUR FALCONE
GENERAL COUNSEL

GASPEE 1-1451

March 25, 1953

The Honorable Walter H. Reynolds
Mayor of Providence
City Hall
Providence, Rhode Island

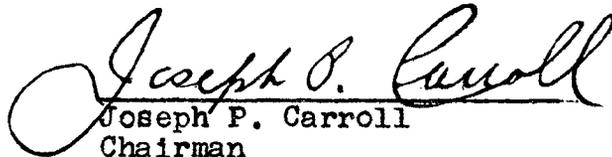
Dear Mayor Reynolds:

The Housing Authority of the City of Providence, Rhode Island, submits to you its 13th Annual Report. This record covers the operations of the Authority during the year ending June 30, 1952.

During the year, 397 new dwelling units were made available to the low-income families of Providence with the completion of the Coddling Court and Admiral Terrace Developments. In addition to this, 1078 more units of housing were placed under construction at Hartford Park and Manton Heights. All of this should be available to the citizens of Providence during the calendar year 1953.

The Commissioners of the Authority acknowledge and appreciate the wholehearted support which has been received from you during your first term of office and they hope that the contributions to civic improvement will make Providence a better place in which to live.

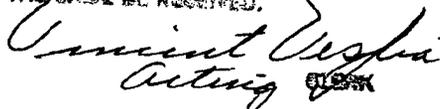
Respectfully yours,


Joseph P. Carroll
Chairman

FOR THE AUTHORITY

IN CITY COUNCIL
MAY 21 1953

RECEIVED:
IT IS ORDERED THAT
THIS CASE BE RECEIVED.


Acting Clerk

THE HOUSING AUTHORITY OF THE CITY OF PROVIDENCE,
RHODE ISLAND

COMMISSIONERS, June 30, 1952

JOSEPH P. CARROLL
CHAIRMAN

CORNELIUS J. MELCAHY
VICE-CHAIRMAN

JOHN D. KILMARTIN

HARRY T. BRETT

REV. PAUL C. PERROTTA, O. P.

JOSEPH H. LYONS
SECRETARY and EXECUTIVE DIRECTOR

AUTEUR FALCONE
ASSISTANT SECRETARY and GENERAL COUNSEL

PERCY W. RANGER
ACCOUNTANT

THOMAS HYNES, JR.
SUPERVISOR OF
MANAGEMENT

GEORGE V. TOWNSEND
SUPERVISOR OF DEVELOPMENT
and MAINTENANCE

MANAGERS

WILLIAM F. MACKEY
ROGER WILLIAMS HOMES

PAUL A. GRANDY
CODDING COURT

HOPE McDONALD
VALLEY VIEW

JOSEPH E. McGOUGH
CHAD BROWN HOUSES
ADMIRAL TERRACE

The fiscal year July 1, 1951 to June 30, 1952, started auspiciously with the following advertisement in the Providence Sunday Journal on the first day of July.

The Commissioners
of the Housing Authority
of the City of Providence
Rhode Island
cordially invite you to visit
C O D D I N G C O U R T
The newest housing development
of the Authority
ON SUNDAY, JULY 1, 1951
from 1:00 P.M. to 6:00 P.M.
and 7:00 P.M. to 9:00 P.M.
Four unfurnished apartments will be open for
inspection at Number 74 Lester Street

Plans and specifications for the construction of this development were ready for bidding in August of 1941. The Authority was required by the Public Housing Administration to reject low bids of \$555,000, received on August 19, 1941, and \$476,646, received on June 2, 1942,

as being too high on the basis of prevailing costs.

With the advent of increasing war industry and the related increase in construction costs, further consideration of the development of Coddling Court was deferred until after the war.

Limitations on construction costs in the United States Housing Act of 1937 further prohibited consideration until the Act was amended in 1949 allowing construction of units at post-war prices.

Thus, almost ten years after the first bid opening, Coddling Court was reactivated and constructed at a contract price of \$935,796.00, an amount \$380,796 in excess of what it could have been built for in 1941. If it had been possible to let the original contract, the Authority would have had a first class development at a little more than half the final cost and a considerable amount of revenue through the years, to say nothing about the housing it would have provided in that particular section of our community.

On July 7, the first of the 119 tenants moved into Coddling Court. A former site occupant, Mrs. Annie Perry of Coddling Street, occupied her new unit at 92 Lester Street with her two children. It was fitting that Mrs. Perry should be the first tenant because she was one of those families moved from the site ten years earlier