

LOVE CANAL RELOCATION TASK FORCE

STATUS REPORT



federal emergency
management agency

August 1, 1980

This report summarizes the various programs reviewed by the Love Canal Relocation Task Force and indicates their applicability to the situation at Love Canal.

LOVE CANAL RELOCATION TASK FORCE REPORT

AUGUST 1, 1980

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BACKGROUND

On August 7, 1978, the President declared that the adverse impact of chemical wastes lying exposed on the surface, and associated chemical vapors emanating from the Love Canal Chemical Waste Landfill in the City of Niagara Falls, New York, was of sufficient severity and magnitude to warrant declaration of an emergency under the Disaster Relief Act of 1974 (Public Law 93-288). The President's declaration was intended to meet immediate emergency needs while local, State and other Federal agencies marshalled resources and programs to resolve the chronic problems involved.

As a result of this declaration the Federal Emergency Management Agency (FEMA) provided temporary housing for affected residents and emergency construction of a treatment facility to contain the further migration of leachate. EPA committed considerable resources to complete the construction project and conduct extensive environmental tests.

Based on a report of suspected chromosome abnormalities and to lessen the threat of a major health problem, on May 21, 1980, the President declared a second emergency declaration under the provisions of P.L. 93-288. This action allowed FEMA to undertake the relocation of some 800 additional Love Canal residents into temporary housing.

In order to address the issue of a permanent relocation, Mr. Jack Watson of the President's staff appointed a Relocation Task Force on June 9, 1980. The role of the Task Force was to determine what types of existing programs could be packaged for persons desiring to move out of the Love Canal area. This report is the result of the efforts of the Task Force. In accordance with the mission of the Task Force only those programs associated with relocation or redevelopment are reported in this text. However, it should be noted the Environmental Protection Agency and the Center for Disease Control have committed significant Federal resources conducting health and environmental testing.

Following the declaration and appointment of the Relocation Task Force, on July 2, 1980 the congress adopted an amendment proposed by Senator Javits of New York. This amendment to the FEMA appropriation bill, supplemented the President's authority beyond that authorized by the Disaster Relief Act of 1974. Pursuant to the additional authority of the Javits amendment, the President may take measures to provide more than temporary relocation. Such measures and options are currently being analyzed and if activated, will be incorporated into a final package supplementing the existing programs noted in this report.

II Government Relocation/Redevelopment Programs
Currently in Operation at Love Canal

FEDERAL EMERGENCY MANAGEMENT AGENCY

TEMPORARY HOUSING

Program
Description

Under authorities of the Disaster Relief Act of 1974, FEMA is funding an initial six months of rent-free temporary housing for residents of the Love Canal area. This program is administered by the State and includes the following related services:

- a) Boarding-Up of Homes
- b) Additional Neighborhood Security
- c) Federal Crime Insurance
- d) Day Care Program
- e) Day Camp Program
- f) Resident Counseling Program

In addition, FEMA provides a Community Outreach Program which assists residents in communicating their concerns to the proper official or agency, and coordinating individual and group efforts to establish community based programs.

Eligibility
Requirements

Be a resident of the Love Canal area as defined in the Presidential declaration of emergency on May 21st, 1980.

Application
Procedure

Eligible residents of the Love Canal area should contact the State Relocation Office
1001 97th Street
Niagara Falls, New York
Phone: (716) 297-7335

ENVIRONMENTAL PROTECTION AGENCY

CLEAN WATER ACT - SECTION 311

Program
Description

Under Section 311, EPA is undertaking the cleanup and detoxification of the storm sewers draining into the Love Canal area's Black Creek. Preliminary finding of dioxin and other chemicals by New York State and subsequent confirmation of these in the storm sewers by EPA, led to an extensive sampling of the storm sewers. An EPA contractor devised a phased cleanup program but implementation of this project is awaiting a clearer definition of all likely 311 actions (which are under review).

EPA is in receipt of new data from New York State related to the southern section of storm sewers which drain into the Niagara River and are reviewing the data to determine future activity.

Eligibility
Requirements

Section 311 funding was recently increased by 20 million dollars nationwide. This project will be reactivated as soon as Section 311 projects are reviewed and new data is collected and analyzed.

Application
Procedure

For further information contact:

Kenneth Stoller,
Deputy Director of Surveillance and Analysis
Environmental Protection Agency
Edison, NJ 08817
Phone: (201) 321-6755

**III Existing Federal Programs Potentially
Applicable to Love Canal Homeowners
and Renters**

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

FHA MORTGAGE INSURANCE - SECTION 203(b)

Program
Description

Section 203(b) of the National Housing Act offers insured mortgages to assist homebuyers in the purchase of new and existing one to four family dwellings.

Features of the program include:

1. Properties must meet all applicable provisions of HUD/FHA Minimum Property Standards.
2. No income limit.
3. The program is available in all areas.
4. Mortgage limits:

Single-family homes	\$ 67,500
Two-family homes	76,000
Three-family homes	92,000
Four-family homes	107,000
5. The maximum mortgage guarantee may not exceed 97% of purchase price.
6. A portion of closing costs may be included in the mortgage.
7. Repayment terms may be up to 30 years.
8. Interest rate is the current FHA mortgage rate.

Eligibility
Requirements

There are no special qualifications for borrowers. Any individual that has a good credit history and can demonstrate the ability to make the required investment and payments, can be approved.

Application
Procedure

Application must be submitted by a HUD approved lender (bank) to local area office for processing. For information contact:

HUD Area Office
Mr. Richard Lippold
Statler Building
Buffalo, New York 14202
Phone: (716) 846-5755 or (716) 846-5733

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

SECTION 235 MORTGAGE INSURANCE FOR NEW OR
REHABILITATED SINGLE FAMILY HOUSING OR CONDOMINIUMS

Program
Description

Section 235 assistance provides subsidized mortgage assistance and is limited to new and substantially rehabilitated single family units, the construction of which was approved by FHA on or after October 17, 1975. Features of the program include the following:

1. Assistance is in the form of monthly payment by HUD/FHA to the Mortgagee to reduce interest costs to as low as 4%, if the homeowner cannot afford the mortgage payment with 20% of his income.
2. The amount of interest subsidy will vary according to the income of each homeowner.
3. Assistance will be limited to mortgagees who purchase for occupancy.
4. MORTGAGE CEILINGS are \$38,000 for 3 bedrooms, and \$44,000 for 4 bedroom homes.
5. In order to qualify, rehabilitated units must have reconstruction costs exceeding 25% of the value of the property.

Eligibility
Requirements

- A. Two or more persons related by blood, marriage, or law, who occupy the same unit.
- B. A handicapped person who has a physical impairment which is expected to be of continued duration.
- C. A single person 62 years of age or older.

Mortgagors under this program will be required to recertify their income annually on the anniversary date of the mortgage and at any other time that the gross income of the family increases by \$50 or more per month.

Application
Procedure

Application must be submitted by a HUD approved lender (bank) to the local area office for processing. Approved lenders

must make available a counseling information package to potential purchasers. For further information contact:

Mr. Richard Lippold
HUD Area Office
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
Phone: (716) 846-5755
(716) 846-5733

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

GRADUATED PAYMENT INSURED MORTGAGE (Section 245)

Program Description

The graduated payment mortgage (GPM) plan allows couples who buy homes having HUD insured mortgages to start home ownership with lower montly mortgage payments.

Under a GPM, a borrower, in effect, borrows additional money during the early years of the mortgage which is used to reduce the monthly mortgage payment due during those early years. This additional loan is added to the mortgage and is repaid by slightly increasing the payments to be made in later years. This will enable families with expected increases in incomes to take advantage of those expected increases and buy a home sooner.

The GPM program is likely to appeal to first-time home buyers in the \$14,000 to \$25,000 income range because it enables them to tailor their installment payments to their expanding incomes.

The outstanding principal amount due on a graduated payment mortgage increases during the initial years as unpaid interest is added to the mortgage balance. Thus slightly larger down payments may be required in some cases to insure that the outstanding balance does not exceed the maximum permissible mortgage limit.

The maximum interest rate is the current FHA mortgage rate. Repayment period is determined by the lender and my be up to 30 years.

Eligibility Requirements:

- 1) Satisfactory credit record.
- 2) Available cash downpayment.
- 3) Steady income with expectation of increases.
- 4) FHA approval of the dwelling and loan.

Application Procedure:

Applications must be submitted by a HUD - approved lender to the local area office for processing.

For Further Information Contact:

Housing & Urban Development
Buffalo Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
(716) 846-5733
(716) 846-5755

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT
SUBSIDIZED RENTERS ASSISTANCE - SECTION 8

Program
Description

HUD provides to individuals, through local municipalities, subsidized housing in public and private sectors based on the individual's or family's ability to pay. Section 8 certificates limit the renter's contribution to his rent to 25% of his income, with remainder provided by HUD.

HUD will release 150 certificates providing such benefits to Love Canal residents who require subsidized rental assistance and who are currently renters.

Eligibility
Requirements

Income must meet HUD's current guidelines.

Application
Procedures:

Contact the: New York State Relocation Office
1001 97th Street
Niagara Falls, New York 14304
(716) 297-7335

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

SUBSIDIZED HOUSING

Program
Description

Within the City of Niagara Falls, HUD subsidizes two housing projects - Mont Eagle and DeVeaux.

- A) Mont Eagle is a private, HUD subsidized, housing complex. At this time 14 three-bedroom units are being rehabilitated and some additional three and four-bedroom units will be available later in the year.
- B) DeVeaux Apartments consists of 114 two-bedroom units. 81 of these are presently being rehabilitated, with the first 12 to be completed the first week in August. Nineteen additional units are scheduled for completion by October 1, 1980. The units can be adjusted to accommodate larger families if the need exists. HUD is presently operating DeVeaux pending a Justice Department suit for possession.

Eligibility
Requirements

Meet current HUD guidelines as to income and number of dependents.

Application
Procedure

Families interested in being relocated to the HUD units should contact:

State Relocation Office
1001 97th Street
Niagara Falls, New York 14304
Phone: (716) 297-7335

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

LASALLE DEVELOPMENT

Program
Description

The LaSalle Development was built with low-income public housing funds and houses some 200 low income families and 50 elderly.

With regard to the 50 elderly households at the LaSalle Development the Department is in contact with Paul Burke, who is a developer for 200 units of Section 8 elderly housing in Niagara Falls. These units will be available about October 1, 1980 and arrangements are being made to give preference to the elderly displaced. Since units cannot be held indefinitely, relocation will have to move forward as units become available.

The Department is prepared to assist in the specific relocation of the residents of the LaSalle Development project, and is continuing to work with the Housing Authority and the State regarding such relocation.

If at such time as the LaSalle Development can no longer operate, HUD will assume the financial liability.

For Further
Information
Contact

Residents of the LaSalle Development should contact:

Mr. Thomas O'Dea
State Relocation Office
LaSalle Development
Niagara Falls, New York 14304
Phone: (716) 283-4751

FARMERS HOME ADMINISTRATION
LOW INCOME RURAL HOUSING LOANS

Program
Description

FmHA programs are not directly applicable since Love Canal is not an FmHA eligible area (rural). However, residents leaving Love Canal and moving into such areas may be eligible for assistance. All of Niagara County is eligible except for the City of Niagara Falls, City of North Tonawanda, City of Lockport, Town of Niagara, part of Town of Wheatfield (including Love Canal) and South Transit Road.

Loans are intended to assist families (farmers and non-farmers) who are unable to obtain credit from other sources.

The Low Income program provides non-subsidized and subsidized loans as low as 1% directly from FmHA, with repayment periods of up to 33 years. There is no maximum loan amount.

Eligibility
Requirements

Applicant must have an acceptable credit history for the subsidized loans and an income of less than \$11,200 after deducting 5% of gross income and \$300 for each child. Above the \$11,200 limit, the loans are not subsidized.

Application
Procedure

Contact FmHA at:

Farmers Home Administration
4487 Lake Avenue
Lockport, New York 14094
Phone: (716) 433-0809

FARMERS HOME ADMINISTRATION
MODERATE INCOME LOAN PROGRAM

Program
Description

FmHA programs are not directly applicable since Love Canal is not an FmHA eligible area (rural). However, residents leaving Love Canal and moving into such areas may be eligible for assistance. All of Niagara County is eligible except for the City of Niagara Falls; City of North Tonawanda, City of Lockport, Town of Niagara, Part of Town of Wheatfield (including Love Canal) and South Transit Road.

Loans are intended to assist families (farmers and non-farmers) who are unable to obtain credit from other sources.

The Moderate Income program provides guaranteed loans at current rates from savings banks, commercial banks or other private FmHA approved sources. There is no maximum loan amount.

Eligibility
Requirements:

Applicant must have an acceptable credit history and an income of less than \$30,000.

For Further
Information
Contact:

FmHA for a list of participating banks:

Farmers Home Administration
4487 Lake Avenue
Lockport, New York 14094
(716) 433-0809

SMALL BUSINESS ADMINISTRATION (SBA)

LOAN PROGRAMS

Program
Description

SBA has 32 different loan programs available to individuals and small businesses and many of these programs are for use by people going into business for the first time.

Small manufacturers, wholesalers, retailers, service concerns, and other businesses may borrow from the Agency to construct, expand or convert facilities, purchase buildings, equipment, materials or obtain working capital.

By law, the Agency may not make a loan if a business can obtain funds from a bank or other private source.

Among some of the SBA Loan Programs are the following:

Regular Business Loans: For small businesses having difficulty obtaining financing in the commercial marketplace; maximum guaranteed loan amount up to 500,000; maturity of up to 20 years; interest rate is up to a maximum of 2 3/4% over prime.

Mini-Loan Program for Women: Provides up to \$20,000 at 8 1/2% for periods up to 10 years. A woman must own at least 51% of the enterprise.

Handicapped Assistance Loans: Provides loans or guarantees to assist in the establishment, acquisition, or operation of a small business owned by handicapped individuals; maturity of loan up to 30 years.

Minority Small Business Program: Brings all of SBA's services together in a coordinated effort to make more sound business opportunities available to socially and economically disadvantaged individuals.

Other Loan Programs: SBA has many other programs, including free management counseling for businesses. Contact SBA for more details.

Eligibility
Requirements

A loan applicant must:
- show ability to operate his business successfully;
- have enough capital so that, with an SBA loan, he can operate on a sound financial basis.

Application
Procedure

Contact: Small Business Administration
111 W. Huron Street Rm 13-13
Buffalo, New York 14202
(716) 846-4301

**IV Federal Programs Potentially Applicable
for Relocation Contingent Upon
Local/State Requests**

SMALL BUSINESS ADMINISTRATION
DISASTER LOAN PROGRAM/HOMEOWNERS

Program
Description

In the event of a disaster declaration by the Regional Administrator of the Small Business Administration, the SBA is authorized to grant loans to homeowners who have suffered damage as a result of the disaster.

The loans are to replace or repair real and personal property damaged or destroyed. The present interest rate is 3% and maturity is up to 30 years, depending upon repayment ability. There is a maximum of \$50,000 allowed for structural damage and \$10,000 for personal property. However, the maximum loan for damage cannot exceed \$55,000.

Applicant may also be eligible for refinancing at 8½% of an existing mortgage depending upon severity of the damage.

Eligibility
Requirements

Homeowners who reside in an SBA declared disaster area are eligible for SBA loan assistance to repair or replace damaged or destroyed real or personal property. Renters are eligible for loans to replace damaged personal property.

Application
Procedure

The Governor of the State of New York must make a formal request to the SBA Regional Administrator. The SBA Administrator then makes an assessment of the situation and determines whether a SBA disaster declaration is warranted.

The request from the Governor is addressed as follows:

Mr. Ivan Irizarry
Regional Administrator
Small Business Administration
26 Federal plaza, Room 29-118
New York, NY 10278
(212) 264-1450

SMALL BUSINESS ADMINISTRATION
DISASTER LOAN PROGRAM/BUSINESSES

Program
Description

In the event of a disaster declaration by the Regional Administrator of the Small Business Administration, the SBA is authorized to grant loans to businesses who have suffered damage as a result of the disaster.

The loans, up to \$500,000, are to replace or repair real or personal property damaged or destroyed. The present interest rate ranges from 5-8½% and maturity is up to 30 years based on financing and repayment ability.

Eligibility
Requirements

Businesses situated in an SBA declared disaster area are eligible for SBA loan assistance to repair or replace damaged or destroyed real or personal property.

Application
Procedure

The Governor of the State of New York must make a formal request to the SBA Regional Administrator. The SBA Administrator then makes an assessment of the situation and determines whether a SBA disaster declaration is warranted.

The request from the Governor is addressed as follows:

Mr. Ivan Irizarry
Regional Administrator
Small Business Administration
26 Federal Plaza - Room 29-118
New York, NY 10278
Phone: (212) 264-1450

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

SECRETARY'S DISCRETIONARY FUND - DISASTER
ASSISTANCE PROGRAM

Program
Description

This program provides funds to communities to meet emergency development needs essential for the immediate restoration or maintenance of community health, safety or economic stability.

HUD can make technical assistance to the City of Niagara Falls for aid in preparing a comprehensive assessment of the overall needs of the city.

The comprehensive assessment will also define the financial and programmatic resources of the city, state and local governments, required to deal with the assessed need.

Any demonstrated lack of programmatic or financial needs on the part of local government is then documented. This documentation is then forwarded to HUD with a request for HUD Assistance funds.

Eligibility
Requirements

Applicants must be States or units of local government in Federally recognized disaster areas.

Application
Procedure

Submit to HUD Buffalo Area Office within 120 days after a disaster determination:

Richard Lippold
Housing and Urban Development
107 Delaware Avenue
Statler Building
Buffalo, New York 14202
Phone: (716) 846-5755

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
SECRETARY'S DISCRETIONARY FUND PROGRAM - SECTION 107

Program
Description

States are eligible for the Technical Assistance Program which is funded by the HUD Central Office out of the Department's Discretionary Fund. It is primarily intended as a means whereby States can provide technical assistance to municipalities who are carrying out Community Development activities. New York State received funds under this program during Fiscal Year 1979 and has again applied for such assistance in Fiscal Year 1980.

The State of New York has developed a technical assistance unit to aid local municipalities.

Eligibility
Requirements

Once a State is participating, all local municipalities are eligible for assistance.

Application
Procedure

For technical assistance local municipalities should contact:

Mr. John Cape, Program Coordinator
Community Development Technical Assistance Unit
Bureau of Management Services, Department of State
Albany, New York
Phone: (518) 474-3642

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

LOAN GUARANTEE PROGRAM TO MUNICIPALITIES - SECTION 108

Program
Description

A local municipality, by setting aside a portion of its Community Development Block Grant (CDBG) funds, may borrow money for industrial and economic development, over short periods of time at very favorable interest rates. The City of Niagara Falls is the first eligible distressed City to be given a demonstration loan under Section 108 and the possibility exists that eligible cities will continue to be able to borrow against their CDBG's using Section 108 loans, conditioned upon further approval and continuation of the Section 108 loan program. Cities have to set aside 10% of their entitlement amount and may borrow up to 3 times their CDBG entitlement.

Eligibility
Requirements:

A municipality meeting certain distressed criteria as defined by the Department of Housing and Urban Development, receiving CDBG funds.

Application
Procedure:

HUD Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
(716) 846-5755

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

COMMUNITY DEVELOPMENT BLOCK GRANT

Program
Description

Community Development Block Grants may be used for the acquisition of properties and for other site development activities at Love Canal.

The City of Niagara Falls receives an entitlement amount of CDBG funds of approximately \$3.5 million annually. The last such grant was on May 1, 1980. These funds were approved based upon a plan which was submitted by the city defining the area and activities for which the funds would be spent. As of June 5, 1980, the City had a remaining balance in its letter of credit of about \$6.2 million representing this and previous years unspent funds.

The City can submit a request to HUD to reprogram these funds to finance projects in the Love Canal area.

Eligibility
Requirements

The City of Niagara Falls is presently receiving funds from HUD.

Application
Procedure

The City of Niagara Falls files an amended project application with HUD. For further information contact:

Mr. Richard Lippold
HUD Area Office
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
Phone: (716) 846-5755
(716) 846-5733

ECONOMIC DEVELOPMENT ADMINISTRATION

PLANNING ASSISTANCE GRANTS - SECTION 302

Program
Description

The Economic Development Administration has funds available for assistance in long-term planning by municipalities for economic and commercial expansion.

Usually, the Regional Office reviews planning assistance grant proposals and forwards them to a centralized administrative EDA unit in Washington. The average size of these grants is between 50,000 and 75,000 dollars per year, with the small city or county providing at least 25 % of the total costs.

Planning grants are used to set up and develop a long-range multi-year planning process at a city or county level.

The applicability of this program lies in the availability of these funds for city planning with special emphasis given to the Love Canal area.

Eligibility
Requirements

A municipality, a unit of local government.

Application
Procedure:

Mr. Robert Messick
Economic Development Representative
100 State Street - Rm 939
Albany, New York 12207
(518) 562-3688

ENVIRONMENTAL PROTECTION AGENCY

SEWAGE TREATMENT FACILITIES - SECTION 201

Program
Description

Section 201 of the Clean Water Act provides for the construction of sewage treatment facilities with the federal government providing 75 to 85% of the funding. Projects are selected from a priority list certified by the State.

Ample funding exists for eligible New York State projects.

Eligibility
Requirements

A determination by a local municipality and certification by the State that a sewage treatment plant or sewer project is needed, and consistent with the Water Quality Management Plan developed for the area.

Application
Procedure

Apply directly to:

Conrad Simon, Director of Regional Water Division
Environmental Protection Agency Regional Office
26 Federal Plaza - Room 900
New York, New York 10278
Phone: (212) 264-2513

ENVIRONMENTAL PROTECTION AGENCY

PLANNING ASSISTANCE - SECTION 208

Program
Description

EPA will provide planning assistance funds under Section 208 to determine the need for sewage treatment plants, sewers, and an areawide waste treatment management process. These funds require a local share of up to 25%. EPA indicates low availability of funding at the present time.

Eligibility
Requirements

Applicant must be a State, or unit of local government certified by the Governor of the State.

Application
Procedure

Apply to:

EPA Regional Office
Mr. James Marshall, Director
Office of External Programs
26 Federal Plaza - Room 900
New York, New York 10278
Phone: (212) 264-4913

V Federal/State Programs Apparently
Not Applicable

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

LOW-INCOME ELDERLY HOUSING - SECTION 202

Program
Description

Section 202 of the National Housing Act did at one time make provision for 3% loans to developers for construction of low income elderly housing.

The Section 202 program is now a procedural vehicle whereby Section 8 subsidies are authorized for housing the elderly. The relocation needs of the elderly in Love Canal can be addressed through the availability of Section 8 elderly housing which becomes available in Niagara Falls about October 1, 1980. Therefore, additional 202 activity is not applicable at this time as the Burke Development in the city of Niagara Falls will address the issue of subsidized housing for low-income elderly.

For Further
Information
Contact

HUD Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
Phone: (716) 846-5755
(716) 846-5733

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

FHA MORTGAGES ASSISTANCE

Program
Description

HUD reviewed the feasibility of granting forbearance or indulgence to property owners holding FHA loans in the area. While the issue is still under review it does not appear such forgiveness will be forthcoming as there is no provision for this under a declaration of an emergency. HUD is exploring other alternatives.

For Further
Information
Contact

Housing and Urban Development
Buffalo Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
Phone: (716) 846-5755
(716) 846-5733

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

URBAN RENEWAL

Program
Description

Financial Settlement Fund: In 1977, the financial Settlement Act was passed which changed the formula for computation of Community Development funds. The City of Niagara Falls was previously receiving only 1.5 million per year and after the 1977 act was passed, received 3.5 million. The City appealed the computation of their grants of 1.5 million and 3.5 million claiming that they should have received closer to 8 million. The appeal was denied because of administrative and legal constraints.

Urban Renewal Surplus Funds: The Urban Renewal (UR) program was a fund which provided money to cities to redevelop blighted urban areas. In 1974, the Urban Renewal Program ended, however, approved urban renewal projects continued to be funded. HUD reviewed the possibility of utilizing surplus UR funds from previous projects or including Love Canal in the Niagara Falls UR Program. It has been determined that UR funds cannot be used for such purposes.

For Further
Information
Contact:

Housing & Urban Development
Buffalo Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
(716) 836-5755

DEPARTMENT OF HOUSING & URBAN DEVELOPMENT

URBAN HOMESTEADING

Program
Description:

Urban Homesteading, which is accomplished by transferring of HUD/FHA owned properties (owned through default) to cities is active in Buffalo and Rochester. The Community Development Department in each city usually transfers the house to a qualified (good credit and rehab skills) buyer through a specific selection system.

The prospective applicants are screened and then a lottery is used, because the low price (\$200 - \$400 per house) usually attracts several qualified bidders.

HUD/FHA usually sells houses in areas like Niagara Falls directly to bidders for the fair market value as determined by HUD. Niagara Falls has never had an Urban Homesteading Program because there are usually 10 or 12 HUD properties defaulted on at any one time, therefore, an Urban Homesteading Program would not be feasible as it would be too sporadic and would be of relative insignificance compared to the need for over 500 homes for the residents of Love Canal Area.

For Further
Information
Contact:

Housing & Urban Development
Buffalo Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
(716) 846-5755
(716) 846-5744

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

INNOVATIVE COMMUNITY DEVELOPMENT FUND

Program
Description

HUD annually funds an Innovative program from the Secretary's Discretionary Fund. Through the Federal Register Department publishes a Request for Proposals for innovative programs within specified categories which the Department defines annually. For example, this year one of the categories was Innovative Energy Programs which would have primary benefit to low and moderate income households. There were no applicable categories in Fiscal Year 1980 and because of the limited nature of the proposal requests, the funding, and the competition for these funds, it is doubtful if it would ever be applicable to Love Canal.

For Further
Information
Contact

HUD Area Office
Mr. Richard Lippold
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
(716) 846-5755

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
SMALL CITIES IMMINENT THREAT FUND

Program
Description

The Imminent Threat fund is a set-aside fund from the Small Cities Community Development Block Program. The Imminent Threat Fund is under control of the Secretary of HUD, and was established to help small cities, under 50,000 in population, take immediate actions to resolve sudden threats to their safety and health. Example of the use of this fund would be such as Wellsville, New York, where during the blizzard of 1977, all the water mains froze. Niagara Falls is a formula-entitlement community and, therefore does not qualify for assistance under the program. While the Town of Wheatfield may be considered a small city, it is not eligible for these Imminent Threat funds because the Love Canal situation is a long standing problem and not a currently imminent threat.

For Further
Information
Contact

Department of Housing and Urban Development
Buffalo Area Office
107 Delaware Avenue
Statler Building - Suite 800
Buffalo, New York 14202
Phone: (716) 846-5755

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

URBAN DEVELOPMENT ACTION GRANTS

Program
Description

Urban Development Action Grants are awarded to private industries to attract or encourage them to remain in an area. UDAG uses public dollars to promote commitment of private dollars for commercial, industrial, or new housing development in at least a 75/25% ratio of private dollars to public. Therefore, jobs for low and moderate income people are added to the economy which otherwise would not have been provided.

Based on HUD's assessment of the situation at Love Canal at the present time, UDAG is not applicable.

For Further
Information
Contact

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Mr. Richard Lippold
107 Delaware Avenue
Statler Building
Buffalo, New York, 14202
Phone: (716) 846-5755
(716) 846-5733

ECONOMIC DEVELOPMENT ADMINISTRATION

LONG TERM ECONOMIC DETERIORATION PROGRAM

Program
Description

The Long Term Economic Deterioration Program provides long-term planning, public work assistance, business loans and technical assistance to areas suffering from a significant loss of jobs. In the Niagara Falls area this job loss must approximate 2700.

The Long Term Economic Development (LTED) Program is a special Title IX program for which there are not any funds available. LTED is being phased out and folded into the regular EDA program.

Based on EDA's analysis, LTED is not applicable.

For Further
Information
Contact

Mr. Robert Messick,
Economic Development Representative
100 State Street - Room 939
Albany, New York 12207
(518) 562-3638

VETERANS ADMINISTRATION

MORTGAGE ASSISTANCE

Program
Description

Veterans Administration reviewed the feasibility of granting forebearances for indulgence to property owners holding VA loans in the area. It has been determined by VA General Counsel that such mortgage balances could not be forgiven at this time.

The VA will continue to guarantee loans in the area once proper health certificates for the individual homes are issued.

For Further
Information
Contact

Mr. James Hooker
Veterans Administration
111 W. Huron Street Rm 13-13
Buffalo, New York 14202
(716) 846-5201

NEW YORK STATE

INACTIVE HAZARDOUS WASTE DISPOSAL
SITE ACT OF 1979 - CHAPTER 282

Program
Description

Chapter 282 enacted a procedural vehicle for the appropriation of an additional 5.0 million dollars into the New York State Governmental Emergency Fund.

This Act does not provide for permanent relocation and is not funded at present

For Further
Information
Contact

Mr. Marvin Nailor
Executive Assistant to the
New York State Health Commissioner
Room 1456, Tower Building
Empire State Plaza
Albany, New York 12237
Phone: (518) 474-5422

ENVIRONMENTAL PROTECTION AGENCY

EMERGENCY CLEAN-UP FUND, CLEAN WATER ACT - SECTION 504

Program
Description

The Emergency fund is part of the Clean Water Act and gives EPA the authority to assist in emergencies caused by chemical pollution which presents an imminent and substantial threat to health and safety.

While this program may be potentially applicable, it cannot be utilized at this time because the Emergency Fund is not presently funded.

For Further
Information
Contact:

Mr. James Marshall
Director
Office of External Programs
26 Federal Plaza - Rm 900
New York, New York 10278
(212) 246-4913

ENVIRONMENTAL PROTECTION AGENCY

SUPERFUND

Program
Description

The Superfund legislation which is currently being considered by Congress is still not in final form as congressional committees have not reached a consensus.

Basically, it would provide for a fund to be set up to cleanup abandoned hazardous waste sites. No provisions for relocation are expected to be in the bill.

Not applicable to Love Canal at the present time as legislative action is not complete.

For Further
Information
Contact:

Mr. James Marshall
Director
Office of External Programs
26 Federal Plaza - Rm 900
New York, New York 10278
(212) 264-4913

DEPARTMENT OF INTERIOR

NATIONAL PARK PROGRAM

Program
Description

The National Park Service (NPS) has a National Urban Park Initiative Program which applies only to existing national parks in urban areas.

NPS is moving into new areas of park development through "agreements" with local municipalities wherein NPS provides assessment and technical assistance.

The Love Canal area does not seem to have the significance necessary to make it a national park.

Based on our analysis of NPS available programs, the issue of park development has very little applicability at the present time.

For Further
Information
Contact:

Mr. Robert Nunn
Special Assistant for Urban Affairs
National Park Services
Washington, D.C.
(202) 343-3672

FEDERAL EMERGENCY MANAGEMENT AGENCY

FEDERAL INSURANCE ADMINISTRATION

Program
Description

Section 1362 of the National Flood Insurance Act of 1968, P.L. 90-448, gave authority for FIA to negotiate for the purchase of damaged structures under certain conditions. These conditions included that the structures be located in a flood risk area, be covered by flood insurance, and be damaged beyond repair. After careful review of the circumstances at Love Canal it was determined that the situation does not meet the eligibility requirements of the Act.

For Further
Information
Contact

Richard W. Krimm, Acting Assistant Administrator
Office of Natural Hazards Reduction and Evaluation
Federal Insurance Administration
Federal Emergency Management Agency
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Washington, DC 20472
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