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CENTURY 21 EXPOSITION, INC.
200 Civic Auditorium
Seattle 9, Washington

At. 4-0700

MINUTES

Housing Committee
Monday, January 5, 1959 - 1:30 p.m.
Room 808 - Tower Building

Present:

John Graham, Chairman
Arnold Barash
Jim Dignan
Ralph Lee
Armand Marion
George Prescott

Staff: Bud Higgins

The following business was transacted:

Chairman John Graham outlined the proposed objectives of the Century 21 Exposition Housing Committee as set out by Linn P. Himmelman, President, Washington State Hotel Association:

It shall be the objectives of this committee to recommend to the Century 21 Board of Directors:

1. The number of housing accommodations that will be needed in excess of the existing accommodations during the period of construction and operation of the Century 21 Exposition both on the local and State level.
2. A reasonable rate structure, and a way of insuring a guaranteed rate and further recommended that a guaranteed rate study be started by the Food and Beverage Committee.
3. A practical approach to Union contracts that can be lived with when the Exposition is over.
4. A policy relative to speculative building of transient housing units so that investors will not be oversold on foolish spending. Also a recommendation to the financial institutions as to the need for new building.

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Ways of Solving the Problem:

1. Survey of the number of existing and proposed housing accommodations that will be in operation by 1961
 - a) Within a 30 mile radius of the Exposition site.
 - b) Area outside 30 mile radius of Exposition site in State.
2. A study of the need for housing using the estimated attendance figures of Stanford Research Institute and past histories of such expositions.
3. The following avenues should be studied:
 - a. Hotels
 - b. Motels
 - c. Private Homes
 - d. Trailer Parks
 - e. Camping Sites
 - f. Tent Cities
 - g. Military Installations
 1. Ft. Lawton
 2. Ft. Lewis
 3. Sand Point
 - h. Apartment houses that will be converted to transient housing
 - i. Dormitories of Institutions
 - j. Fraternity and Sorority Houses
 - k. Parks - City, County and Federal
 - l. Railroad Pullman Cars
 - m. Ships (Mothball Fleet and Ocean Liners)

Jim Dignan wants a study of existing property the Port Commission owns that could be made available for camping - trailer parks - tent cities.

It was pointed out that Fort Lawton handles some 75 trailers during Seafair. It was recommended that a study be made of the facilities - barracks, etc., on military installations in the area as to quantity and accessibility.

The Seattle Hotel Association, under the direction of Arnold Barash, will study the existing and proposed hotel rooms in the Seattle area. It was estimated that there are over 3500 first class units at present.

The Motel Association of Washington under the direction of Jim Dignan will study existing and proposed accommodations throughout the State.

The Seattle Motel Association, under the direction of Ralph Lee, will study the existing and proposed motel accommodations in the City of Seattle. It is estimated that there are 1500 units at present.

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It was strongly recommended that a strict policy of guaranteed rate be upheld so that people coming to the State for the Exposition will leave with the thought of returning as a vacation visitor.

George Prescott pointed out that Federal Aid in the form of the 9010 Federal Highway Program would see Centralia, Yakima, Ellensburg within easy two hours of Seattle and can be considered as fringe housing areas.

George Prescott suggested that John Vanderzicht (State Parks), Paul Brown (City Parks) and a representative from County Parks, if there is such, be invited to sit in on the next meeting. Mr. Prescott will ask Mr. Vanderzicht to have his staff prepare a report on existing and proposed state parks and areas available for camping and trailer parks.

Chairman Graham suggested that a liaison with the transportation committee be established in regard to outlying housing areas.

It was recommended that when plans have been formulated a little better, Chamber managers from all over the state be called for a meeting to discuss housing in their areas (this will help break down the idea that this is strictly a Seattle show.) Mr. Prescott will bring a list of Chamber managers to the next meeting so an analysis can be made by city of the interested people in each area that should serve as housing committees with reference to motel, hotel, trailer park owners, etc.

Mr. Higgins is to contact Denny Givens at the Chamber to acquire information on the Fort Lawton availability of land for trailers and the existing barracks in the Fort.

Chairman Graham suggested that the committee consider a recommendation for the formation of a non-profit corporation much like Logexpo in Brussels to handle all housing problems.

In a previous meeting between Mr. Prescott and Mr. Higgins, a plan was tentatively formulated for Century 21 representatives to be housed in the Tourist Information Centers now in existence at Spokane (State Line), Vancouver, Wn., and Bellingham, and the proposed new centers at Oroville, Tri-City area and Blaine even if they use only trailers with a canopy for a time.

Mr. Prescott informed the Committee that a state magazine is to be printed, a 36 page edition with no advertising, to be handled by Hearst Magazine, Syndicate.

Next Meeting will be 1:30 p.m., Monday, January 19, 1959, in room 808, Tower Building.

Note: 12:00 noon - an informal no-host luncheon in the Cloud Room of the Camlin Hotel will precede the meeting for those who are able to attend.

Submitted by:
Bud Higgins
Coordinator of Housing and Concessions