

# COMMUNITY

A Publication of the New Jersey Department of Community Affairs

## 33 Earn Degrees In Counseling Field

Thirty-three guidance counseling interns have earned master's degrees in student personnel services from Newark State College through an innovative two-year training program supported by the Department.

Only one of the 33 state-certified counsellors originally worked in the guidance field. The rest were employed in social work, community service, teaching or Job Corps programs.

The program, Project NOW, was launched in 1967 with a \$41,805 grant from the Department to train professionals from various fields as high school guidance counsellors to work with disadvantaged youths in urban schools.

Hubert C. Strayhorn, director of guidance at Hightstown high school and co-director of Project NOW, said that "guidance personnel, instead of moving out into the community, have tended to retreat into the school.

"Thus, many a student, particularly one from a poverty or minority background, cannot relate to his counsellor or trust him. He thinks, 'What does this guy know about me or my problems; why should I trust him.' He sees the counsellor as a paper shuffler in never-never land."

The program is based on the belief  
(CONTINUED on page 5)



ON THE JOB — Project NOW intern Jonathan Wright (left) talks with Neighborhood Youth Corps workers at a factory in Trenton.

## Relocation Rules Promulgated By DCA

A revised version of the Regulations for New Jersey's Relocation Assistance Law of 1967 were promulgated by Community Affairs Commissioner Paul N. Ylvisaker on August 29.

The new regulations supersede those of April 30, 1968, and became effective immediately.

The new regulations provide more specific details for procedures under the law, which requires state and local public agencies contemplating construction or code enforcement activities that would result in displacing families or businesses to submit a workable relocation assistance program (WRAP) to the Department's Bureau of Relocation.

The law also requires the public agen-

cies to reimburse families and businesses for moving expenses, and to appoint a relocation officer responsible for assisting the displacees and for ensuring compliance with the law.

Charles Howard, chief of the Bureau of Relocation, said that the main substantive change in the new regulations is the establishment of procedures for administering of a state aid fund for relocation assistance, established by the Legislature in the Department's 1968-69 budget and continued in the current budget.

Under the regulations, any state agency, unit of local government or non-profit corporation may apply for grants from the fund.

## FHA to Give State Rent Subsidy Funds Totaling \$115 Million

The New Jersey Housing Finance Agency (HFA) will receive up to \$115 million in federal rent reduction assistance for low- and moderate-income families over the next 45 years, as a result of recent agreements with the Federal Housing Administration (FHA).

It is the first state housing agency in the nation to receive such subsidy assistance from the FHA.

The money is to be used for either rental or cooperative purchase housing developments financed with mortgage loans for the State HFA. The federal agency, a part of the U.S. Department of Housing and Urban Development (HUD), has set aside nearly \$2.5 million in assistance each year for the life of the mortgages of the HFA-financed developments. The mortgages usually extend for about 45 years.

The first six developments to receive the federal assistance either are under construction or will be underway within a month. Four of these are located in Newark, with one each in Paterson and Trenton.

All except the Paterson development are under construction. The six will provide a total of 1,090 housing units for moderate- and low-income families.

A total of just under \$1 million annually in federal assistance will make possible lower rents at these developments. With the assistance continuing over the average mortgage period of 45 years, this means that the total federal assistance will be about \$45 million.

Two federal programs are involved — interest reduction payments and rent supplements. Both have the goal of reducing a family's expenditure for housing to 25 per cent of the family's annual income, after allowable deductions have been made. Eligibility for both programs depends on income.

In the interest reduction program, which is aimed at moderate-income families, the federal government makes payments direct to the New Jersey HFA, to

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## Students Train In Health Career Jobs

A pilot work-study project aimed at attracting high school pupils from poverty backgrounds into health careers was conducted in Newark and Mount Holly (Burlington County) this summer through a \$31,745 grant provided by the Department.

The project was conducted by the New Jersey Health Careers Service, Inc., a partnership of 78 health organizations and agencies in New Jersey. Health Careers Service contributed \$12,200 of its own funds to the project.

The project consisted of an eight-week summer training course for 30 high school pupils and 10 guidance counselors in Newark, and an additional 15 pupils in Mount Holly.

Along with the training, the pupils were assigned jobs on a rotating basis in cooperating hospitals, local health departments and other health care institutions under supervision of staff personnel. Each pupil was assigned to at least three different practical work experiences in such fields as nursing, laboratory, X-ray, physical and occupational therapy, inhalation therapy, medical records, materials management and environmental diseases.

Assisting in the project, along with the cooperating hospitals and health departments, were the New Jersey State Employment Service, local boards of education, and local community action (anti-poverty) agencies. Some of the cooperating institutions will provide part-time after school jobs to pupils who were in the summer project.

Thomas F. Caldwell, executive director of the Health Careers Service, said

that although similar projects have been conducted previously in New Jersey, this was the first project to involve high school guidance counselors and the first to expose the pupils to several different kinds of practical experience through rotating jobs.

He pointed out that "health services are now one of the largest areas of employment in our national economy." He said that both the guidance counselors and employment counselors from the State Employment Service had been alerted to inform disadvantaged youngsters about "expanded opportunities in the allied health occupations" through the project.

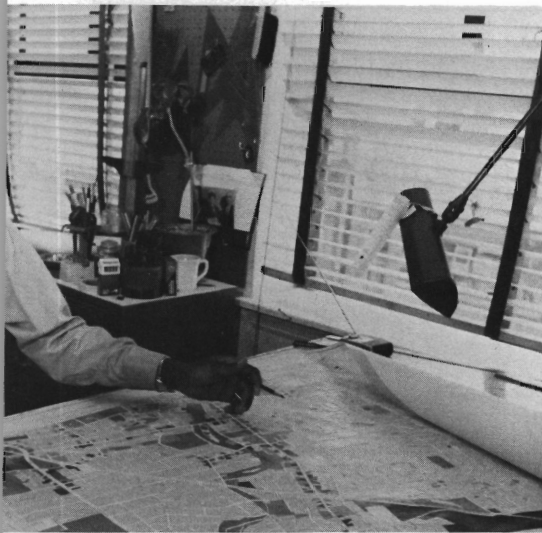
Besides the part-time jobs, Caldwell said, follow-up activities would include arrangements with the Newark Board of Education to provide health related jobs to high school pupils under the federal work-study program, and formation of a speakers' bureau.

### Newark Gets Aid

The City of Newark has been awarded a grant of \$1,110,250 to conduct a rat and insect control project as part of its Model Cities program.

The award was made from a \$2,825,104 fund granted to the New Jersey State Department of Health last year by the U.S. Department of Health, Education and Welfare. The Department of Community Affairs collaborated with the Health Department in drafting a proposal for the federal award.

Newark is the third New Jersey city to participate in the program to date. Earlier grants were made to Trenton and Hoboken for similar projects.



Ken Louis, an alumnus of the intern class of 1968, spent his second summer as an intern assigned to the Passaic Valley Citizens Planning Association. Louis worked on land use maps for the communities in the Passaic-Bergen-Essex area.

"A land use map is a complete look at a town," he said. "It tells what the land is used for, and sometimes you have to drive down every dead end street in town and note the use of every lot."

He explained that once the maps are completed, reports are made to the towns as to what facilities will be needed in the future.

Louis, a senior political science major at Fairleigh Dickinson University, said the intern program introduced him to planning. He now plans to attend Rutgers University's graduate school for a master's degree in planning.

"The intern program is good not only for the interns, but also for the municipalities and agencies they work for," he explained. "Government needs qualified people. There is a great demand for planners. Without Passaic Valley, there is no telling what plans would be on the books."

In addition to working on the land use maps, Louis conducted a survey of a redevelopment neighborhood trying to determine what could be salvaged, which buildings should be razed and whether families could find other housing.

"As a planner you feel you're actually doing something and you can see visual results," he said, "if you admit your problems, you can start work on them today. They probably won't be solved by tomorrow, but at least you've started and maybe the day after tomorrow..."

**CEREMONY —**  
Ground was broken last month for River-view Towers, a 196-unit Housing Finance Agency development in Trenton. From left: Robert R.T. Rowan, president of the New Jersey Civil Service Association Housing Corporation, the sponsor; Governor Richard J. Hughes; Thomas V. Seessel, HFA executive director; and State Senator Sido L. Ridolfi of Mercer County.



## PROJECT NOW *from page 1*

that an effective counsellor must be intimately involved in the entire world of the student. He must go where the student works, plays and lives, as well as learns.

Dr. C.W. McCracken, of the graduate division of Newark State College and co-director of Project NOW, said, "Each individual has his own program built for him, based on his strengths and the goal of the program, which is to make him effective in working with individuals and groups in the community and school."

Project NOW coordinates its training activities with community action and State agencies and educational institutions to provide its interns with a "breadth of experience, so they can help people make decisions in moments of conflict," Dr. McCracken said.

The means of training -- whether it is community work, teaching or guidance -- is determined by an individual's background and level of experience.

The program consists of an "experience-oriented curriculum geared to equip interns with the tools needed to understand and handle the problems of the disadvantaged youth in the city," Dr. McCracken said.

At weekly seminars, four full-time instructors trained in behavioral sciences present theory directly related to the in-



**IN CLASS** — Miss Hilda Ivey, A Project NOW intern, (left), takes notes during interview with a student at the Middlesex County Economic Opportunity Corporation, New Brunswick.

terns' specific experiences. Four or five small group meetings are held every week to discuss individual progress.

Forty interns, selected from 400 to 500 applicants, have recently been admitted to this year's program.

The program is being financed, in part, by \$62,000 in Department funds for fiscal year 1970. The U.S. Department of Health, Education and Welfare has allocated \$72,000.

Last year, the program was aided by \$25,000 from the federal Community Service and Continuing Education program.

Dr. McCracken said the increased funds will enable several of the new interns to complete the program in one year by going to school and being placed directly as full-time guidance counseling interns.

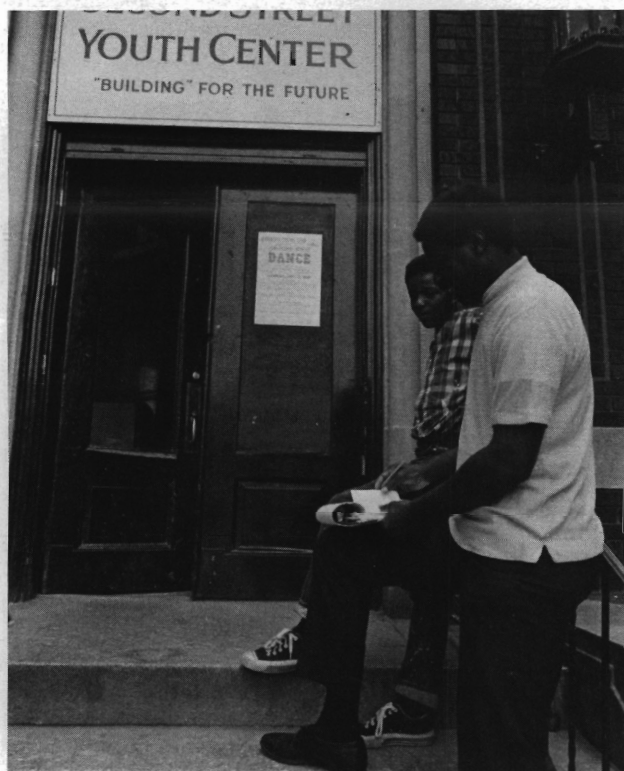
All but three of the original interns worked full-time in other jobs, so they could participate in the program only on a part-time basis.

The project is trying to enlist the financial support of the local school systems in which the interns are placed. The Board of Education in Orange has already committed \$18,000 in matching funds for six full-time interns, according to Dr. McCracken.

Eight of the interns worked with youths this summer in Department-sponsored work programs in Burlington, New Brunswick, Newark and Plainfield and street academies in Paterson and Trenton offering personal, vocational and educational counseling.

This fall, the interns will be working for community, state and educational agencies in 25 communities.

Arrangements have been made to place an intern in a Newark community-based school, operated by the Dominican Sisters of Caldwell College. Interns will also be working at the Parkside Community Center in Camden and the Essex County Guidance Center in Newark.



**AT PLAY** — Project NOW intern Sesser Peoples (with notebook) counsels a teenager outside a Plainfield youth center.

—Photos by  
Andy Weiner.

# AGREEMENT *from page 1*

be used to lower rents for tenants. The federal payments serve to reduce debt service (interest) rates on the mortgage by providing the difference between market interest rates and an interest rate of one per cent. This reduction in interest rates makes possible lower rents.

In the rent supplement program, which is aimed at low-income families, the federal assistance is used to help pay the rents of eligible low-income families.

Of the 1,090 units involved, 164 will be rent supplement units.

Income eligibilities vary from city to city. Generally, though, families with an annual income of from \$2,500 to \$5,000 are eligible for rent supplements, and families with a yearly income of from \$4,500 to \$8,800 are eligible for interest reduction assistance.

In all cases, the amount of rent or carrying charges (in the case of cooperative apartments) paid by a family depends on income.

The first group of developments to receive the federal rent reduction assistance are: Amity Village I, Zion Towers, University Court and Tavern Apartments, all in Newark; UNITED, in Paterson; and Riverview Tower, in Trenton. Amity Village and Paterson UNITED are rehabilitation developments; the others are new construction.

A second group of State HFA-financed housing developments, which are expected to be under construction shortly, are scheduled to receive \$1.5 million in federal assistance each year. Over 45 years, the average life of an HFA mortgage, this will amount to \$70 million. This money will provide inter-

est reduction assistance for about 1,500 units, of which about 300 will be rent supplemented units.

Included in this group will be Northgate II in Camden (495 units); Dodd-town II, East Orange (194 units); Asbury Towers, Asbury Park (369 units); and Ocean Housing Corporation, Ocean Township (105 units).

In the 269-unit University Court development in Newark, the unsubsidized (or market) monthly carrying charge for a two-bedroom apartment will be \$157. However, with interest reduction payments, a family of four making \$5,700

to \$7,600 annually would pay as little as \$119 monthly.

In the case of the 96-unit Amity Village I rehabilitation development in Newark, the market (unsubsidized) rent for a one-bedroom apartment would be \$114 monthly. However, under the interest reduction program, a family of two persons, with an annual income of \$4,600 to \$6,500, would pay as little as \$83 monthly.

In that same development, a family of two with an income of about \$3,000 annually would pay as little as \$24 monthly for a one-bedroom apartment under the rent supplement program.

## HOUSING BOX SCORE

(May 31, 1967 to September 1, 1969)

Completed and Occupied: 176 units in Newark and Camden.

Under Construction: 1,537 units in Newark, West New York, Trenton and Camden.

Under Rehabilitation: 195 units in Newark, Camden, Atlantic City, Trenton, Paterson, Bayonne and Hoboken.

Moderate Income Housing Financing Approved: 2,868 units in Newark, West New York, Trenton, Union City, Atlantic City and Paterson.

Moderate Income Housing Applications Pending: 47 projects totaling 8,844 units.

Housing Need Resolutions: Passed by 44 municipalities with a combined population of 1,977,599.

Housing Development and Demonstration Grant Projects: 93 projects totaling 17,717 new and rehabilitated units in 17 counties.

SEPTEMBER 1969—Vol. 2 No. 12

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