

## Six Points

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### **COST & PERMANENCE**

(1) The cost of the FEMA travel trailers and mobile homes is between \$60,000 and \$90,000. This is a substantial investment, especially in areas of the Gulf Coast (where the average house *with* a lot is estimated at only \$70,000). This magnificent sum is literally “thrown away” in disposable quarters. It is not the best use of our taxes. This magnitude of investment can and should create housing of a quasi-permanent type. The Louisiana proposal does so.

### **LIVEABILITY & RESILIENCE**

(2) Hurricane Andrew has shown that some FEMA trailers are still in place fifteen years after the event—this despite the smaller scale of devastation. This means is that a child could have been born, and completed junior high school while inhabiting one of these trailers. Effectively for that individual, the FEMA house is his or her childhood home. The Louisiana proposal is for real houses where such a child could grow up.

### **CONTEXTUAL AESTHETICS**

(3) The provision of FEMA trailers has been made unnecessarily difficult because many neighborhoods did not want them. They are associated with “trailer parks” of the kind that decrease real estate value. A very well-designed and permanent unit similar in appearance to permanent housing could go a long way toward mitigating this political problem. The Louisiana proposal looks as good—as most houses in the Gulf. And it can be adjusted to match any local vernacular in the future.

### **FLEXIBILITY**

(4) FEMA housing should be transitional in one specific sense: That their earliest use would be as dormitories housing between six and twelve “first responders,” including those who would build the subsequent housing. The Louisiana FEMA trailers provide this program for as many as twelve workers with no transformation necessary.

### **PRODUCTION IN QUANTITY**

(5) One of the problems in providing housing for large-scale catastrophes is the reality of production bottlenecks. The Louisiana proposal mitigates this in the most efficient way: with technology supplied by multiple construction systems, some of which are “open shelf” systems. Thus, if there is a failure by any supplier, it is not cataclysmic. The Louisiana proposal if permitted, will explore this aspect of emergency housing.

### **THE NATURE OF THE REQUEST**

(6) It is important to remember that the thrust of this proposal is not just to provide housing—but to provide ideas for the next generation of FEMA housing, and test them before the next catastrophe. As such, FEMA and this committee should support the open potential of the Louisiana proposal. It is not about the provision of the most housing at the lowest cost. The Louisiana program is a test of ideas as originally conceived by the bill.