Public Law 86-736

AN ACT

September 8, 1960
[S. 3648]

To authorize the Commissioners of the District of Columbia on behalf of the United States to transfer from the United States to the District of Columbia Redevelopment Land Agency title to certain real property in said District.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled, That subject to the provisions of this Act the Commissioners of the District of Columbia are authorized on behalf of the United States to transfer to the District of Columbia Redevelopment Land Agency established by section 4 of the Act approved August 4, 1946 (60 Stat. 793), as amended (sec. 5–703, D.C. Code, 1951 edition), all right, title, and interest of the United States in and to part or all of certain property in the said District, as follows: The area bounded by the east line of Fourteenth Street Southwest, the existing southerly (or westerly) building line of Maine Avenue Southwest, the northerly line of Fort Lesley J. McNair at P Street Southwest, and the bulkhead line established pursuant to the Rivers and Harbors Act of 1899 (30 Stat. 1151), as amended, together with any land area extending channelward from said bulkhead line.

D. C. Redevelopment Land Agency.
Transfer of property.

33 USC 403.

SEC. 2. The said Commissioners shall, prior to transferring to the Agency right, title, and interest in and to any of the said property described in the preceding section, determine whether such property is necessary to the redevelopment of the southwest section of the District of Columbia in accordance with an urban renewal plan approved by them, and, if they so find, they shall, acting on behalf of the United States, transfer and donate to the Agency all right, title, and interest of the United States in and to so much of said property as they determine is necessary to carry out such urban renewal plan.

SEC. 3. Subject to the provisions of section 5 of this Act, the Commissioners shall, at the time of transferring to the Agency right, title, and interest in and to any of the property described in the first section hereof, also transfer to the Agency their jurisdiction as provided by the first section of the Act approved March 3, 1899 (30 Stat. 1377, chapter 458; sec. 9–101, D.C. Code, 1951 edition), over so much of the said property as may be so transferred.

Transfer of jurisdiction.

SEC. 4. (a) The Agency is hereby authorized, in accordance with the District of Columbia Redevelopment Act of 1945, to lease to a redevelopment company or other lessee such real property as may be transferred to the Agency under the authority of this Act but may not otherwise dispose of such property except to the United States or any department or agency thereof, or to the District of Columbia, in accordance with section 5 of this Act. In the event that real property acquired by the Agency from the United States pursuant to this Act is transferred to the District of Columbia or to any department or agency of the United States pursuant to this section, such transfer shall be without reimbursement or transfer of funds.

Leasing of property.
60 Stat. 790.
D. C. Code 5-701 note.
Exception.

(b) In connection with the leasing of the real property transferred to the Agency under the authority of this Act, together with the leasing of any real property lying between such real property so transferred and the southerly or westerly line of Maine Avenue as the same may be relocated in connection with carrying out an urban renewal plan, the Agency is authorized and directed to provide to the owner or owners of any business concern displaced by reason of

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Priority to lease.

the enactment of the joint resolution approved August 28, 1958 (72 Stat. 983; Public Law 85–821), from the area described in the first section of this Act, a priority of opportunity to lease, either individually or as a redevelopment company solely owned by the owner or owners of one or more such business concerns, so much of such real property lying channelward of the southerly or westerly line of Maine Avenue as so relocated, at a rental based on the use-value of the real property so leased determined in accordance with the provisions of section 10 of the District of Columbia Redevelopment Act of 1945, as amended (D.C. Code, sec. 5–709), and section 110(c)(4) of the Housing Act of 1949, as amended (70 Stat. 1098; 42 U.S.C. 1460(c)(4)), as may be required for the construction of commercial facilities at least substantially equal to the facilities from which such business concern was so displaced. When the real property affected by the provisions of this subsection becomes available for leasing by the Agency, the Agency shall notify, in writing, the owners of the business concerns displaced by reason of the operation of such joint resolution approved August 28, 1958, as to the availability of such real property for leasing to such owners in accordance with the provisions of this subsection. The Agency shall give such owners so notified a period of one hundred and eighty days to notify the Agency, in writing, of their intention to proceed in accordance with the general development plan of the Agency for the area lying channelward of Maine Avenue, as so relocated, and to demonstrate to the Agency their ability to carry out so much of such plan as may be embraced within the area which they desire to lease. If at the end of such period of one hundred and eighty days, such owners have failed to make a demonstration to that effect which is satisfactory to the Agency, the priority of opportunity provided by this subsection shall no longer continue to be available to such owners.

60 Stat. 797; 72 Stat. 1103.

Notification to owners.

Reversion provision.

SEC. 5. Notwithstanding the preceding provisions of this Act, if any of the real property transferred to the Agency under the authority of this Act is not leased by the Agency in accordance with an urban renewal plan approved by the Commissioners, or otherwise disposed of, on or before the date the Housing and Home Finance Administrator makes the final Federal capital grant payment to the Agency for the project pursuant to title I of the Housing Act of 1949, as amended, then the right, title, and interest in and to so much of the said real property as is not so leased or otherwise disposed of by such date shall revert to the United States, subject to the exclusive control and jurisdiction of the Commissioners of the District of Columbia, and subject to the provisions of the Act approved May 20, 1932 (47 Stat. 161; secs. 8–115 and 8–116, D.C. Code, 1951 edition).

68 Stat. 620. 42 USC 1450 *et seq.*

47 Stat. 162.

Transfer of title for municipal purposes. Restriction.

SEC. 6. Nothing herein contained shall be construed as requiring the said Commissioners to transfer the right, title, and interest in and to so much of the property described in the first section of this Act as the Commissioners may determine, in their discretion, is required for municipal purposes or is to continue to be owned by the United States under the jurisdiction of the Commissioners, for the benefit of the District of Columbia.

Grant-in-aid restriction.

SEC. 7. No transfer or donation of any interest in real property under the authority of this Act shall constitute a local grant-in-aid in connection with any urban renewal project being undertaken with Federal assistance under title I of the Housing Act of 1949, as amended.

68 Stat. 620. 42 USC 1450 *et seq.*

SEC. 8. As used in this Act, the terms "Agency", "lessee", "real property", "redevelopment", and "redevelopment company" shall have the respective meanings provided for such terms by section 3 of the District of Columbia Redevelopment Act of 1945, as amended (D.C. Code, sec. 5–702).

60 Stat. 791.

Approved September 8, 1960.