

FEDERAL HOUSING ADMINISTRATION
WASHINGTON

STEWART McDONALD
ADMINISTRATOR

February 10, 1940

Mr. Marriner S. Eccles
Federal Reserve Board
Washington, D. C.

Dear Mr. Eccles:

Because of your interest in housing, I am enclosing a chart showing the comparison of building during the past two decades.

During the boom building years in the 20's, single family residences only accounted for approximately 60.7% of the construction program.

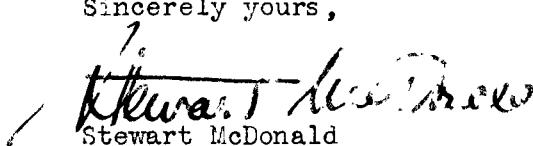
Last year, single family residences were 74% of the total.

It is expected that single family residential construction during 1940 will exceed 1929 and be about what it was in 1928.

However, the construction of apartment houses, hotels, etc., continues to lag and has not recovered from the speculative financing which was responsible for the boom in the 20's.

The recovery of single family residential construction and the fact that it is on a sounder basis than ever before, has been generally credited to the activities of the FHA.

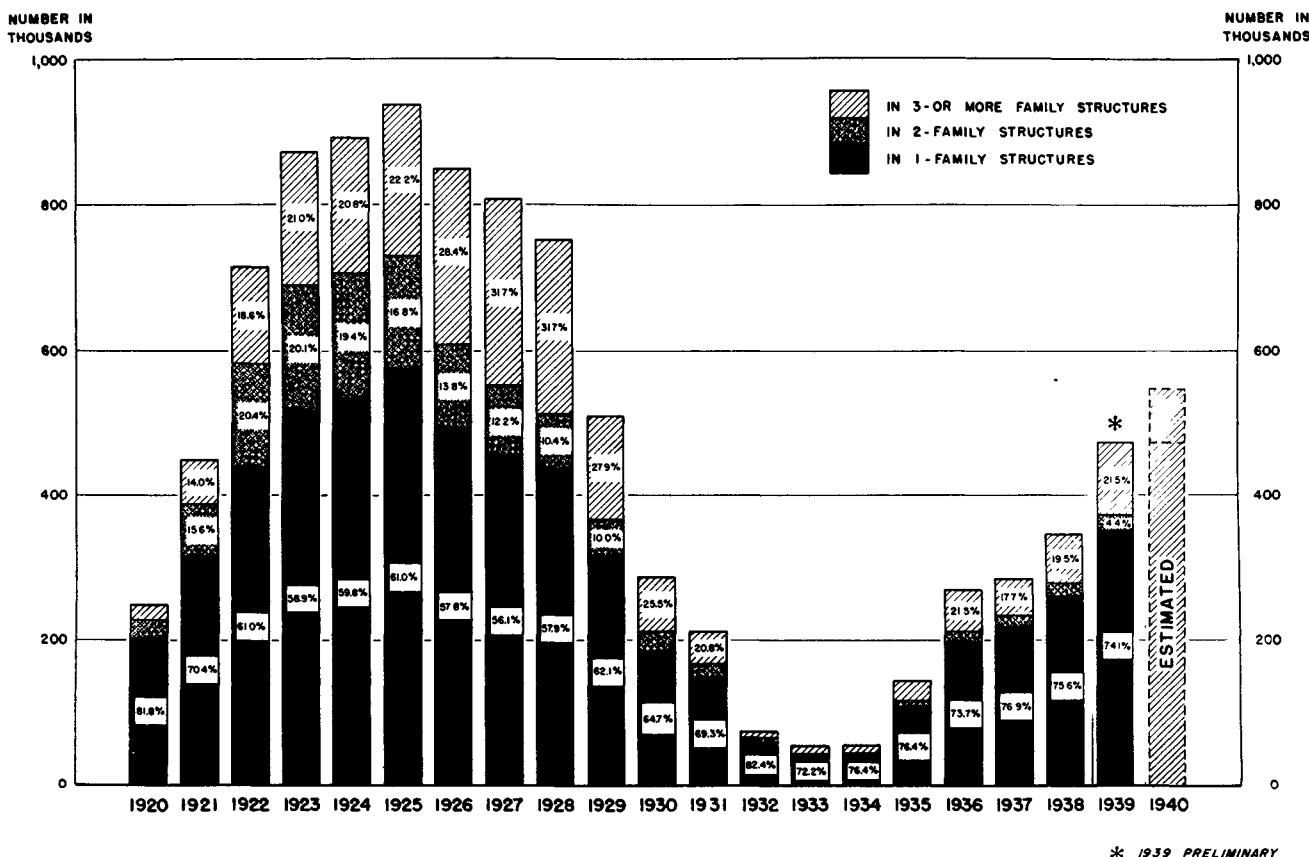
Sincerely yours,


Stewart McDonald

Administrator

ESTIMATED NUMBER OF NON-FARM DWELLING UNITS BUILT ANNUALLY

BY TYPE OF STRUCTURE



COMMENTS

NO ACCURATE FIGURES EXIST AS TO THE NUMBER OF DWELLING UNITS BUILT ANNUALLY IN THE UNITED STATES. THESE ESTIMATES ARE BASED ON CENSUS DATA AND ON BUILDING PERMIT DATA REPORTED BY THE BUREAU OF LABOR STATISTICS. THE NATIONAL BUREAU OF ECONOMIC RESEARCH ESTIMATES WERE USED FOR 1920 - 1935; ESTIMATES FOR 1936 TO DATE WERE MADE BY THE BUREAU OF LABOR STATISTICS AND THE FEDERAL HOUSING ADMINISTRATION.

THE FEDERAL HOUSING ADMINISTRATION INSURES MORTGAGES ON STRUCTURES CONTAINING ONE TO FOUR FAMILY DWELLING UNITS, INCLUSIVE; ALSO MORTGAGES ON MODERATE PRICED APARTMENTS. THE BASIC DATA PRECLUDE ANY SEGREGATION OF THE ESTIMATES BY THESE PRECISE TYPES.

SOURCES:

NATIONAL BUREAU OF ECONOMIC RESEARCH
BUREAU OF LABOR STATISTICS
FEDERAL HOUSING ADMINISTRATION

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FEDERAL HOUSING ADMINISTRATION
DIVISION OF ECONOMICS & STATISTICS
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