

Basic Detail Report

Pedestrians walk down a street, and a

couple of people hold protest placards, marching for more affordable housing

Date

1969-1979

Medium

gelatin silver print

Description

The placard reads "ridurre i canoni di affitto" [reduce rent]. The problem of cheap and healthy housing for low-income people led to the passing of the 1903 Luzzati Act, which stipulated the setting up of public, non-profit, local Housing Agencies to build and rent apartments to meet the needs of an increasing urban population. Those agencies were reformed in 1938 but still deal with popular houses; the ranking to get a popular flat, and the fee, is means-tested and open to immigrants. In 1962, the Act n.167 encouraged the purchase, by local authorities, of land to be used for popular houses; even if this intervention mitigated the need for popular flats, it led however to the construction of dorm quarters without residential services, that were cut off from the rest of the towns that since 1978 had to be the object of requalification policies. In 1978 the Fair Rent Act (Equo Canone) introduced a maximum fee for residential properties and four-year contracts. Maximum fees were increased much slower than inflation and didn't comply with changes in the urban population. This led landlords to prefer selling to renting, or to opt for black-market negotiations of fees, which in turn led to a restriction in the rental market. In 1998, only 20% of the

Italian housing market was rental; average- and high-income families preferred to buy their home, while low-income families that could not afford to, suffered from high rents. The 1998 Rent Act tried to revitalize rental contracts by liberalizing the fees and allowing rental conditions be set by landlords' and tenants' organizations.

Dimensions

Overall: 20.2 x 30.3 cm (8 x 11 7/8 in.)