

This is the satellite city concept, which was first popularized by the Eisenhower administration. The satellite city is an imaginative alternative to urban blight and suburban sprawl. It is an absolute answer to urban impaction, to prejudice-born ghettos and pockets of poverty.

The initial premise justifying satellite city development is the view that an inner city should operate primarily as a cultural-commercial-communications core. It should be a place where people work and play, the market place and entertainment center of a metropolitan area. Its industry should be highly selective — only that requiring city locus, such as its port, railroad and airport functions. It should be the repository for great educational, cultural and recreational facilities. Conversely, in our highly mobilized society, it should not be primarily a residential center. Housing should be available for those who want the dynamic tempo of city life, rather than an externally imposed necessity for those restricted by economics or prejudice from suburban living.

Ideally, many satellite cities surround the inner city. These communities offer diversified housing, community services and employment. No satellite contains a disproportionate mix of housing or industry but a balance to provide a solid economic base. Maryland is fortunate that it can claim an ideal example, Columbia — founded and sponsored solely by private enterprise.

However, few industries have the resources or the right to risk such extensive investment in a single project. For this reason, all levels of government should partly subsidize the foundation of satellite cities in much the same way our urban renewal projects are now financed. Government can plan the city, buy the land, provide zoning, grading, clearing, roads, sewers, storm drains, transit and power lines. Then, private developers can bid to acquire all or portions of the land, subject to their developing in accordance with the plan.

New planned communities would not only guarantee open housing but also would serve as the nucleus for Negro commercial enterprise. The government can give special breaks or incentives for the Negro commercial or industrial entrepreneur. We can make it so profitable that the private developer cannot afford to stay out of the low-cost housing business. Psychologically, the satellite city is ideal for successful integrated housing. Here, whites and Negroes start out alike in a new community without the entrenched neighborhood cliques