

# Study on the method of private rental housing lease for disaster victims considering on the special needs of aged and handicapped person

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This study aimed to make the proper program of private rental housing lease for disaster victims, especially for old people and people with disabilities, from the point of view of resilience against the coming great disaster.

- Practical use as a housing/welfare policy in peacetime
- Establishment of a registration system in agreement housing corresponding to persons who have special needs
- Make reform and adaptation to agreement housing
- Dissemination of information in registration housing to disaster victims
- Offer of support after movement

- <Study 1> Investigation about support measure and emergency temporary housing measure in area disaster prevention plans
- <Study 2> Investigation about safety-net housing program
- <Study 3> Investigation about offer method of property information
- <Study 4> Investigation about living support in emergency temporary housing

- Mentioning about temporary housing in area disaster prevention plans
  - Emergency temporary housing
    - Selection of construction site and temporary use of public housing
    - Recruitment and selection of tenants
    - × Removal and disposal of emergency temporary housing
    - × Temporal use of private site in emergency
  - Application of private rental housing lease
- Consideration on persons who have special housing needs
  - Prefectures: 50% positive, Municipalities: 30% positive
- Present situation of preparation to the emergency
  - Emergency temporary housing
    - Selection of construction site
    - × Others
  - Application of private rental housing lease

Big gap of preparation between prefectures and municipalities

	Prefecture	Municipality
Estimation of necessary number of emergency temporary housing	12 (41.4)	106 (34.2)
Selection of construction site of emergency temporary housing	26 (89.7)	248 (80.0)
Temporal use of private site in emergency	7 (24.1)	73 (23.5)
Materials and equipments of construction for emergency temporary housing	18 (62.1)	119 (38.4)
Temporal use of public housing	25 (86.2)	185 (59.7)
Application of private rental housing lease	24 (82.8)	140 (45.2)
Recruitment and selection of tenants	19 (65.5)	199 (64.2)
Support for the tenants	16 (55.2)	89 (28.7)
Removal and disposal of emergency temporary housing	1 (3.4)	51 (16.5)
Consideration on persons who have special housing needs	15 (51.7)	87 (28.1)
Others	3 (10.3)	15 (4.8)
<b>Total</b>	<b>29 (100.0)</b>	<b>310 (100.0)</b>

	Prefecture	Municipality
Estimation of necessary number of emergency temporary housing	20 (69.0)	92 (29.7)
Selection of construction site of emergency temporary housing	24 (82.8)	210 (67.7)
Agreement of temporal use of private site in emergency	0 (0.0)	8 (2.6)
Allotment of roles with person concerned for application of private rental housing lease	13 (44.8)	27 (8.7)
Investigation of vacant rooms for application of private rental housing lease	0 (0.0)	6 (1.9)
Decision of rules for application of private rental housing lease	13 (44.8)	6 (1.9)
Decision of correspondence to temporary housing tenants who have special needs	16 (55.2)	89 (28.7)
<b>Total</b>	<b>29 (100.0)</b>	<b>310 (100.0)</b>

The left: Mentioning about emergency temporary housing in area disaster prevention plan

The right: Present situation of preparations to the emergency