

COMPROMISE ENDING MANY RENT STRIKES

**Publicity Given to Profiteering
Landlords Has Curbed Some,
It Is Reported.**

DEFENSE COUNCILS IN WORK

**They Will Co-operate with Mayor's
Committee—Court Holds Up 50
Evictions in Bronx.**

Reports made yesterday to the Mayor's Committee on Rent Profiteering and information obtained from the Municipal Courts indicated that the percentage of landlord and tenant cases being compromised to the satisfaction of both parties is increasing. It was said the publicity attendant on the operations of rent-profiteering landlords as well as the investigation instituted by Commissioner of Accounts Hirschfeld have had a beneficial effect upon some of the more grasping landlords.

Henry Kempner of the Law Committee on Rent Profiteering was instrumental in effecting compromises in the cases of seventeen tenants and the landlord of 1,482-1,485 Hoe Avenue, the Bronx. The landlord consented to give the tenants leases for a year, to make repairs, and in some cases to grant a slight reduction in rent.

It was announced that at a meeting of the Interborough delegates of the Community Councils of National Defense, it

was decided to appoint a committee to co-operate with the Mayor's Committee on Rent Profiteering. There are in operation eighty-two Community Councils in the city and local committees will be appointed to obtain evidence of rent profiteering and report the cases to the Mayor's Committee.

Legislative Inquiry on Friday.

The State Legislative Committee which was appointed to study the housing and rent situation will meet on Friday afternoon at 3 o'clock in the City Hall instead of tomorrow, as had been previously announced. Senator C. C. Lockwood is Chairman. At the meeting the present situation will be laid before the committee by Mayor Hylan, Nathan Hirsch of the Mayor's Committee, and by a representative of the State Reconstruction Committee. The members of the State committee are Senators Lockwood, Abeles, Dunnigan, Kaplan, and Carson, and Assemblymen McWhinnery, Caulfield, Hammill, Miller, and Mrs. Sammis.

Philip Rubin, who said he was landlord of 615 and 617 Watkins Avenue, Brooklyn, complained to the Mayor's Committee yesterday that the tenants in his houses had threatened his life because he had increased their rent \$1 a month. He made an affidavit stating that his receipts for the last year were \$1,750 and his expenditures \$2,043, asserting that he had increased the rent in order to cover his expenses. The Mayor's Committee invited representatives of the tenants to appear today.

Acting for the Mayor's Committee, Captain C. A. Goldsmith arbitrated the cases of tenants on strike in three houses in Brownsville, who refused to pay rent because they felt the increases were unjustified. The settlements effected were at 331 Hinsdale Street, where twenty-three families were on

strike; 534 and 540 Powell Street, containing thirty-four families, and 2,044 Berger Street, with twenty-two families. The landlords consented to raise the rents no more than \$1 to \$2.

Although Municipal Justice William Morris in the Bronx had given fifty tenants on a rent strike in the houses at 632-634-636 East 136th Street until yesterday to pay their rent or move, he refused to sign eviction warrants against them when City Marshal Jaffe presented them. He said he would not sign until he received affidavits that none of the tenants was dependent on any one in the military service for support.

Wait to Be Put Out.

The houses in question are those in which fifty tenants went on strike in April, when one of their number was dispossessed, but decided later to pay their rent. Later they went on strike again when five of the leaders in the first strike were served with dispossession notices. The cases of the five have not yet been settled. The tenants have packed their household goods and are ready to move, but refuse to do so until they are put out, thus entailing some expenditures by the landlord.

When Justice Morris refused to sign the eviction warrants, H. Bennett Solomon, counsel for the lessor, threatened to institute mandamus proceedings to compel him to sign. Meanwhile the City Marshal is busy attempting to obtain the affidavits demanded.

Compromises by which the tenants agreed to pay half the increases demanded by the landlords were effected before Justice Scanlan in Part II. of the Bronx Municipal Court yesterday. The cases were those of seventeen tenants in the apartment house, 1,121 Tinton Avenue, and twenty-five tenants at 2,419 Hoffman Street.

Twenty tenants in the apartment, 3,810 Park Avenue, who complained that their rent was raised from \$18 to \$21 in 1918 and since then had been increased to \$35, were given until Saturday by Jus-

tice Scanlan to pay the increase or move. The Selmore Stanhodge Realty Company is the landlord.

Captain Goldsmith of the Mayor's Committee will meet a tenants' committee from two Brownsville apartment houses at 10 o'clock today in an endeavor to settle the dispute. The tenants of eighty apartments refuse to pay rent unless the increases demanded are reduced.