

Also I understand that some credit unions have been giving out funds at a flexible rate which fluctuates from month to month, and also that they have been prepared to accept weekly payments. It has been a real boon to their success and to the mortgage payer to have a fluctuating rate and to be able to pay them off weekly, with the payments being calculated weekly not monthly, at six-month intervals or even yearly as some mortgages are.

One matter which concerns me is the cost involved in a mortgage transaction, particularly if one has to refinance or renew it after one year. Today I find that many mortgage companies are not prepared to renew mortgages in the usual way in which it was done over the years. In many cases they say that we no longer want to accept this kind of risk. Usually it is because some people have been in some difficulty with their mortgage payments. They may have been in arrears. They may have brought them up to date but are still having difficulty making their payments from month to month. The mortgage companies, in their wisdom or lack of it, in my view, should assume some of the risky transactions or risky mortgages the same as anyone else, but rather than do that and act as good corporate financial citizens, they are prepared to say to their mortgagees, "We will not renew your mortgage". The individual must therefore look for a new mortgage. It may be very difficult, and in some cases impossible, to find a new mortgage or to get the mortgage that you need if you do not qualify financially.

● (1710)

With regard to mortgage costs, not only the cost paid to the mortgage company is involved or the cost of taking out a new mortgage with another financial institution but there is the whole question of the legal costs. It means another search of title, checking for mechanics' liens, executions and all the legal work that is required in such a situation.

Although interest rates are lower today than they were recently, they are nothing like the interest rates that were in effect just after the war. At that time National Housing Association mortgages were available at 6 per cent for 35 years. Some of those mortgages have matured just recently. They were a Godsend at the time, and rates have been much higher ever since. It is too bad that we do not have some way of guaranteeing a particular rate of mortgage interest over a number of years. I hope that in the Speech from the Throne which will be coming down shortly, the Minister will offer something of that nature.

We are all concerned about lowering interest rates and paying off mortgages as soon as possible at the least cost possible.

I would suggest to the Hon. Member that he change his Bill to indicate that people should be able to pay off any mortgage after one year, without notice and without bonus. That would be an improvement on the Bill and it would be much more likely to obtain the agreement of all Members of the House.

Canada Elections Act

Mr. Hal Herbert (Vaudreuil): Mr. Speaker, I do not think there is very much time for me to make even a brief comment. As the Hon. Member for Lanark-Renfrew-Carleton (Mr. Dick) said in his remarks, I introduced a similar Bill two weeks ago. Hon. Members are well aware of what is going to happen to this Bill in the minute or two remaining.

The Acting Speaker (Mr. Corbin): Order, please. Pursuant to Standing Order 24(2) it is my duty to interrupt the proceedings.

Shall all orders listed under Private Members' Public Bills preceding item No. 469 be allowed to stand by unanimous consent?

Some Hon. Members: Agreed.

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CANADA ELECTIONS ACT

MEASURE TO EXTEND RIGHT TO VOTE TO CANADIANS ABROAD

Mr. Jean-Robert Gauthier (Ottawa-Vanier) moved that Bill C-669 to amend the Canada Elections Act (civilian Canadian Forces electors) be read the second time and referred to the Standing Committee on Privileges and Elections.

He said: Thank you, Mr. Speaker. My interest in this matter arose several years ago when we discussed in the House extending the law to give teachers and administrators on National Defence posts outside the country the right to vote in federal elections. At that time several of my constituents asked that the law be amended to include employees who were not on military lists or, for that matter, on teachers' lists but were people who worked for the Armed Forces on the bases as advisers, professionals in the service sector, or in administration. They worked on contract but were not public servants under the law.

At that time I was told that this was a complicated subject and should probably be referred to the Chief Electoral Officer. Correspondence continued to come in to me, and so I decided to present a Bill.

This is a very simple and straightforward Bill which proposes to extend the right to vote to all Canadian citizens working for the Canadian Armed Forces outside Canada in any capacity whatsoever. Essentially, that is the purpose of the Bill.

I have written several letters to different Ministers—The Minister of National Defence (Mr. Lamontagne) and the President of Privy Council (Mr. Pinard), as well as to the Chief Electoral Officer. I have received—

[*Translation*]

—a variety of opinions, Mr. Speaker.

The purpose of this Bill, which we shall be discussing for the remainder of the day, is to grant voting rights to some 850 Canadians who are working abroad for the Canadian Forces. At the present time, the only civilians employed by the