

their standards and not done much for people in the low and middle income brackets. Central Mortgage and Housing have sponsored innumerable design competitions for individual, single-family detached houses. It has awarded innumerable prizes for good design. But how many prizes have been awarded for the design of multiple-family housing units, or housing units for mixed socio-economic groups? According to a reliable source, Central Mortgage and Housing has sponsored only one such competition. If I am wrong, I hope the minister will correct me and tell me where such studies can be found.

In an earlier speech I spoke about housing in Germany and Scandinavia. Last week I was in Israel. I know the minister has been there too. I was in the old city of Jerusalem where, as the minister knows, houses are built from stone locally available. One can see many amazing things in Israel. Possibly the most amazing thing I saw was a housing development in the heart of old Jerusalem, overlooking the Wailing Wall and the Blue Mosque. It was a tremendous project. It consisted of one storey, multiple-housing units. There were courtyards between and around the housing units to provide fresh air in that hot climate. I have not seen that in any city in this country. Israel lives under a constant threat of war. It devotes more than 50 per cent of its national budget to defence purposes, but it does things for housing which put a wealthy country like Canada to shame.

● (1240)

I want to raise one more question. This housing crisis will not last only for 1975. You cannot build good, sensible housing accommodation by following the stop, start and go policies which Canadian governments have followed for so many years with regard to housing. The number of houses built in Canada is not determined by the needs of the Canadian people but by what the government feels is the economic situation. That is how the decision is made as to how many houses will be built. We have all the physical materials needed to build houses, we have all the necessary manpower and some of the best builders in the world. I saw housing in Israel which, if it was not designed by Mr. Safdie who designed Habitat, was certainly designed by some of his students. We have all we need to build good houses. We do not build them because the decision as to how many houses will be built each year is made once a year for the coming year, not on the basis of need but on the basis of other facts. The most efficient industry in the world could not operate at maximum capacity under those circumstances.

What we need is long-range planning in the field of housing. We need a commitment from this government for three to five years ahead. As the hon. member for Kingston and the Islands said so eloquently, this government should sit down with the provinces and the municipalities and say, "This is what we can afford for 1975, 1976, 1977, 1978, and so on. How much land will we need? How much servicing will be required? How much money will be needed? What kind of housing should we build? How much of that housing should be devoted to middle income people and how much should be devoted to low income people?"

That is the kind of planning which needs to be done. I am not talking about a utopian situation or some socialist

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never-never land. That is the kind of planning being done in not just the Scandinavian countries but in every country in western Europe. It is being done in Germany, which has a social democratic government. It is also being done in Belgium, Holland and France which has not had a socialist government since a few years after World War II. As I said, that is the kind of planning being done in Israel. However, such planning is not being done on the North American continent, neither in the United States nor Canada.

There is much to be admired in the United States, such as their energy, drive and technical know-how. However, if there is one place we should not take a lesson from, and one place we should not use as an example on how to meet our housing needs, it is the United States. Their free enterprise has not only gone wild; it has gone mad. No country with such resources has done as poor a job in the field of housing as the United States.

We ought to be putting our planners, architects, engineers and builders to work now on plans for the future. They should not just be planning the building of 200,000, 225,000, 250,000 or even the unimaginable 300,000 units a year, because if those housing units are built for people with adequate housing we will not only have failed but will have perverted the whole purpose of a housing policy for Canada.

I will conclude as I have on several other occasions. We are apparently going to have a summer break. During the summer months, I ask the minister to give serious consideration to rethinking what we have been doing. He should visit some of the countries I have mentioned to see what is being done there. If he will go to those countries with an open mind and look at what they have done, I am sure he will scrap a great deal, if not all, of what he and his predecessors have been doing. He will bring forward programs which will at least begin to meet the needs of people in every city of this country. There are still people in this country living on incomes of \$3,000, \$4,000, \$5,000, \$6,000 a year. They cannot afford to buy or to rent adequate accommodation even if they avail themselves of every one of the programs the minister has proposed up until today. I hope the minister will think seriously about these problems and that when we return this fall we will see a real change in the government's direction and policy with regard to housing.

[Translation]

Mr. Adrien Lambert (Bellechasse): Mr. Speaker, the House deals today with a very serious matter, namely housing for Canadian people. The supplies of the Minister of State for Urban Affairs (Mr. Danson), as well as the implementation of all housing acts the minister is responsible for, deserve objective examination by members of parliament.

Mr. Speaker, I cannot believe that partisan considerations with respect to the representation of constituencies in Parliament interfere with the implementation of those housing acts. However, when I consider how slowly some agreements were reached with provinces, especially between the province of Quebec and the federal government, I am satisfied that there have been squabbles, not economic ones, but political squabbles which have been prejudicial to the interests of municipalities in our provinces, and