

I recently received a letter from a Main Square tenant which I am sure other members of the House will want to hear and I am equally sure the letter will have the same effect on them as it had on me and it speaks for itself. It reads as follows:

Dear Mr. Young

I am writing to you out of sheer desperation with a total feeling of indignity. I am a woman who is totally handicapped. I have lived in Main Square since the complex first opened under the Communecept program which allowed handicapped people to live here totally independent.

I am completely dependent on a fixed government income which does not keep pace with inflation.

I was notified by Property Management that as of December 1, 1980 my rent would be increased by 12 per cent. When I subtract the \$30.00 subsidy from the new rental increase the actual cost to me is 15 per cent.

I submitted a notarized, questionable, "means test" to management at their request, which fully documents my total income and points out quite clearly the hardship that is placed on me by the 15 per cent increase in rent. To date there has been no response from management regarding special consideration and it makes me wonder why I must be humiliated into filling out a "means test" and notarizing it and not having it acknowledged.

I am afraid this additional hardship will give them the excuse to institutionalize me, taking away my freedom and dignity.

Since I am unable to stand up for my rights would you please make this stand for me?

Even though the minister has advised me and the tenants association and everyone else that CMHC has introduced a 25 per cent formula gearing rent-to-income to Main Square, the fact is, such a formula is not in operation in Main Square.

● (2225)

In examining the records kept by the tenants association it is also obvious to me—and it would be to the minister or to anyone else who cared to look at those records—that the company which CMHC contracted to manage Main Square has been more interested in making a profit than it has in properly managing the buildings.

It is a disgrace that only nine years after this apartment building was constructed a number of its structures, such as the underground garage, are in a state of disrepair. Cars parked in this garage are continually broken into and vandalized. At least one car had all of its four tires slashed in the last few months. Access to the garage by unauthorized persons is so easy that abandoned cars are an every-day item.

The lack of over-all security and protection not only in the garage but also in the buildings themselves has resulted in two reported rapes, two reported attempted rapes, several reported indecent assaults and at least one reported case of indecent exposure. All those incidents have the tenants in Main Square wondering just what kind of landlord CMHC is.

The tenants and their association have persistently made representations to the managers of Main Square to have normal and proper maintenance and security procedures implemented, and in nearly every instance have had those approaches rebuffed by both CMHC officials and the managers of this property.

### *Adjournment Debate*

I could go on at great length about the conditions in those buildings, but I see that my time has nearly run out. I will conclude by inviting the Minister of Public Works (Mr. Cosgrove) to meet the tenants of Main Square face to face and to hear about those problems at first hand from the people who are living with them on a daily basis.

**Hon. Paul J. Cosgrove (Minister of Public Works):** Mr. Speaker, before responding to the specifics of some of the points raised by the hon. member opposite I would like to confirm as a matter of record that I received only short notice of the question raised this evening. However, in light of the substantial and serious issues raised by the hon. member, I agreed to attempt to respond to the question this evening.

At the outset, with respect to the question whether the 25 per cent rent geared-to-income formula is in place, I can confirm this evening that the formula is indeed in place. If there is any confusion about that, it will be set aside. In addition, because it was announced on May 26 by me in this House, the formula will be made retroactive to the beginning of June. Mind you, it will be available to those people who would otherwise have qualified under the rules which are normally understood. Of course, it would be under a situation in which individual tenants would apply, and they would have to satisfy corporation officials that they did meet those particular requirements.

With respect to the unfortunate incidents raised by the hon. member I would like to indicate my acceptance of his invitation to meet with the tenants of Main Square. I would like to confirm this evening that it is my intention within the next few weeks, because my constituency is close by, to look for an opportunity to do that with the hon. member. Because my constituency is in metropolitan Toronto and because of my experience in metropolitan Toronto, I know that security in multiple buildings over the last few years in metropolitan Toronto has created considerable difficulty not only for this project but for many other projects in the metropolitan area. The police have found it very difficult to cope with this situation. I think the response is one which could well involve not only CMHC but also a review by police of security generally in the area. In addition, it could involve the co-operation of the tenants association and that of the city through its various programs. It could also involve metropolitan Toronto officials.

I thank the hon. member for his question and, as I have indicated, the undertakings which I have given this evening will, I hope, go some way toward satisfying the hon. member and the people he represents.

**Mr. Deputy Speaker:** The motion to adjourn the House is now deemed to have been adopted. Accordingly, this House stands adjourned until tomorrow at 11 a.m.

At 10.30 p.m. the House adjourned, without question put, pursuant to Standing Order.