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YELLOWKNIFE, NORTHWEST TERRITORIES

WEDNESDAY, NOVEMBER 7, 1984

MEMBERS PRESENT

Mr. Angottitauruq, Mr. Appaqaq, Mr. Arlooktoo, Mr. Ballantyne, Hon. Tom Butters, Hon. Nellie Cournoyea, Hon. Tagak Curley, Mr. Erkloo, Mr. Gargan, Mrs. Lawrence, Mr. MacQuarrie, Mr. McCallum, Hon. Bruce McLaughlin, Hon. Richard Nerysoo, Mr. Paniloo, Hon. Dennis Patterson, Mr. Pedersen, Mr. Pudluk, Mr. Richard, Hon. Nick Sibbeston, Hon. Don Stewart, Mr. T'Seleie, Mr. Wah-Shee, Hon. Gordon Wray

ITEM 1: PRAYER

---Prayer

SPEAKER (Hon. Don Stewart): Orders of the day for Wednesday, November 7th. Item 2, Members' replies. Mr. Curley.

ITEM 2: MEMBERS' REPLIES

Mr. Curley's Reply

HON. TAGAK CURLEY: (Translation) Thank you, Mr. Speaker. When you are on this side of the floor, I would like to remind the elected Members that it is not as easy to express your views as if you were an ordinary Member. Concerning my constituency, Mr. Speaker, I have four communities in my constituency. Sometimes it is hard because of transportation problems. I would like to express their concerns. Their concerns are the same as in other constituencies. You have to represent the view of the people. The special committee on housing did not go to Coral Harbour and Chesterfield Inlet. I was asked why they were not coming to my community. I told my constituents that they had a lot of other communities to go to and the weather was not good. Maybe it is not true, but that is the answer I had to give them.

Constituency Concerns On Housing

The people from Repulse Bay and Coral Harbour said the house prices are very expensive. Some of the people that work for the hamlet and the housing associations are not given much benefit compared to the government employees benefits. That is one of the things they wanted me to express in this House.

Another thing, to do with housing. I was told by one of the communities that there is a lot of houses, maybe over 70, that the maintenance people have to deal with -- wiring, plumbing -- the maintenance of the house. There are only a few maintenance people who look after the housing compared to the number of houses. They will have to increase these employees in order to maintain the houses properly. For instance in the community of Coral Harbour, the government people maintain the houses that belong to the government. There are about six houses. DPW had two employees maintaining government staff housing. That should be taken into consideration when the housing committee is doing their final report.

The special committee on housing is going to be researching more regarding the Housing Corporation. The housing associations informed me that they do not have an office in the community and the offices that they are now supplied with are just old buildings. The housing associations

felt that they should be able to get better office facilities from the government. The special committee saw the houses that were in very poor condition and they are a health hazard. A fire inspector should go to those houses and condemn them. They should be inspected as to whether they are hazardous or not, if they could bring the fire marshals and inspectors to the communities more often.

When I talked to my constituents I felt that fire is very hazardous to the communities, especially during a blizzard. The houses should be standardized. There is only one person employed as a fire marshal for the Keewatin Region. They should have a regional fire marshal to visit all the communities. I do not know where the money is going to come from, but we should consider that. There are volunteer firefighters in the communities but there should be an inspector also for the regions.

Another thing that was mentioned in the Baffin Region and in my constituency -- we have to think about all the concerns of the people even though they do not seem like too much to us -- when they do rehabs in the communities, the special committee on housing should consider that when they do rehabs or retrofit, they should hire local people to do this work. We have supported this as an Executive. It was also mentioned that when there are contractors brought into the communities, the people in the community cannot get employment because the outside contractors take all the money and jobs and take it outside the NWT to spend elsewhere. We all know that and the housing committee knows that too. Some of the comments from the housing committee were very good.

Some of the people in the communities are trained in inspecting wire and all the government employees, including the Department of Education, will have to be told that wiring installation in houses is very expensive in the communities. If you are trying to get your own business and you bring in a person to inspect your wiring, it is very expensive. You must be able to hire an electrical inspector to come into the communities to inspect the electrical installations. There should be an apprenticeship program set up because the people in the communities find it very hard when they build their own homes to get their electrical work inspected.

Commercial Fishing

In some of the communities I was told that in my constituency commercial fishing industry should be developed more so that the freight costs would be subsidized. I will also be involved in this one -- commercial fishing including the Baffin Region -- to assist them. The Executive has agreed on this with me.

Correspondence From Yellowknife Is Slow

Some of the concerns that the people of the Eastern Arctic have is mail that is brought from Yellowknife to the Eastern Arctic is very slow, especially to Coral Harbour and Repulse Bay. Everyone in the communities knows that the correspondence coming from Yellowknife takes a long time. The Executive was asked to look into this problem as well; if we could ask the Canada Post people to see if they can rush the mail a bit. I heard that these informational items coming from the territorial government are numerous, such as educational material and informational items on the programs of the government. Some of them are directed to the people that are going back to school and they usually have a deadline but they do not arrive on time. They feel that many times, only after the deadline has passed, the mail or correspondence arrives for the candidates. They felt that they could send the information to the person that it is directed to and inform the hamlet through telex saying that this mail is coming in and that they should be aware of it, when it has a deadline.

I will be talking with the Minister responsible for the Department of Information on this. Maybe we could give out such information as contracting information or bid tenders, if they have a deadline or if there is a tender, through the local radio stations. I think this is one of the routes we can take.

Mr. Speaker, these are some of the concerns of the people of my constituency. But the communities have many concerns. Probably from some of the communities such as Repulse Bay, the Minister of Local Government will be receiving a letter about the hamlet garage having to be replaced. The Minister stated that there is no money available for this year but they would like a replacement for the garage.

Some of the hamlets have concerns about the hamlet houses. They said that they have not had any houses allocated to them and there is a shortage of public housing in that community. But I was not able to answer them or assure them about what the government's plans are in regard to hamlet housing, whether the hamlet staff should be able to have their own staff housing aside from public housing.

Too many young people are committing crimes when there are no jobs available during summertime or there are no recreational facilities. I was given that concern from Repulse Bay. These are recreational facilities like skating rinks, baseball diamonds. If some volunteers, perhaps, can make them during the summertime they will have more activities. I told Dennis Patterson, the Minister of Education, that the education facilities are old. I think there are four separate buildings outside. It was constructed in 1965 and the furnace is not working properly, so they wanted to come up with something or new facilities.

Mr. Speaker, these are all comments or concerns of my constituents. I wanted to mention again, in Chesterfield they are having problems with NCPC. The power went off more than once because there is one generator and that generator is not strong enough. They wanted to come up with a generator, perhaps an extra one, before winter arrives. Perhaps I can give this to the NCPC officials for my constituents of Chesterfield Inlet.

The Ministers of Public Works and Local Government may know about this. There are disagreements about water delivery and the price in Chesterfield Inlet. The prices are going up. I will have to talk to these Ministers as DPW does not want to pay the expenses. I think we have to solve this problem here in Yellowknife; that the hamlets or settlement will have to pay. I was given correspondence that if they do not pay this cost, we are going to have to help the Chesterfield people with this.

Mr. Speaker, there are many similar concerns from various settlements. There is lack of employment but there is good news in Repulse Bay. The construction company had nine employees from down south and there were seven local people. This was good to hear. Although the number was less, they were close to 50-50. I would like to commend these contractors at Repulse Bay where they are constructing the community complex.

Mr. Speaker, I wanted to speak for my constituents on what is happening in my constituency. The settlements in the Baffin Region have these concerns too. Thank you, Mr. Speaker, for allowing me to make my reply.

MR. SPEAKER: Thank you, Mr. Curley. Item 2, Members' replies. That appears to conclude Members' replies for today. Item 3, Ministers' statements. Mr. Wray.

ITEM 3: MINISTERS' STATEMENTS

Minister's Statement On Current Status Of Ferry Operation

HON. GORDON WRAY: Thank you, Mr. Speaker. Just a very brief comment because of the large number of concerns expressed to me by Members of the Assembly. The most up-to-date status of the ferry situation as of about an hour ago is that the ice is continuing to be heavy. In fact, the ice is forming now and it is about two inches thick. However, we still cannot go into the water because it is still moving. We are watching it very closely. An aerial inspection was done yesterday. Another inspection is being carried out today but the status of the ferry is that it is still not operable and we are still playing a waiting game with the weather. Thank you.

MR. SPEAKER: Thank you, Mr. Minister. Ministers' statements. Item 4; oral questions. Mr. Paniloo.

ITEM 4: ORAL QUESTIONS

Question 61-84(3): Court Correspondence In Inuktitut

MR. PANILOO: (Translation) Thank you, Mr. Speaker. The first question I have is dealing with the Inuktitut translations. We are having trouble hearing them. My question is to the Minister of Justice and Public Services. In my constituency there is a lawyer who cannot write English although he can speak English. They wanted me to ask that for Broughton Island, if they are going

to send correspondence or letters dealing with Maliiganik Tukisiiniakvik, there be an Inuk who can read Inuktitut. Is this possible? This is my question. If the court is going to write letters can there be an Inuk who will be working with that person? Thank you.

MR. SPEAKER: Thank you, Mr. Paniloo. Mr. Minister.

Return To Question 61-84(3): Court Correspondence In Inuktitut

HON. RICHARD NERYSOO: Mr. Speaker, I just want to indicate to the honourable Member that the Maliiganik Tukisiiniakvik does hire court workers to work with people who are involved with the court system, who can, in fact, speak Inuktitut and can understand the law. That is the reason we give them the money that is now given under a core funding agreement. If there are any other additional problems, I will certainly be prepared to try to find a solution on behalf of the honourable Member and Members from the Baffin Region, for those people that do not speak English and only speak Inuktitut.

MR. SPEAKER: Thank you. I wonder, Mr. Clerk, if you will check and see what the problem is with regard to translation from Inuktitut. I understand there is something the matter on that side. If you would check and report. Oral questions. Mr. Richard.

Question 62-84(3): Replacement Of Water And Sewer System, Yellowknife

MR. RICHARD: Thank you, Mr. Speaker. My question is for the Minister of Local Government. I would refer the Minister to Tabled Document 14-84(3) tabled earlier this week, a report on the replacement of the sewer system in the city of Yellowknife. These documents clearly indicate the critical problem with the lateral sewer system which was installed some 35 years ago. The Minister has had this report and related documents in excess of two months now and I understand the Minister did meet with city officials in this past week. Can the Minister indicate what he intends to do in response to this urgent request?

MR. SPEAKER: Mr. Sibbeston.

Return To Question 62-84(3): Replacement Of Water And Sewer System, Yellowknife

HON. NICK SIBBESTON: Mr. Speaker, the department is presently working on preparing a submission to take before the Executive Council in the next few weeks. The department is fully aware of the situation. We accept the results of the consultants' study which really does say that the sewer system in the central area of Yellowknife is in bad condition and it may last anywhere from zero to five years. We are, as I said, very conscious of the situation and do want to assist the city in its request to obtain moneys for the replacement project. As the Member may appreciate, the request from the city is for eight million dollars and this, of course, is not a small amount of money to deal with, but the department is working on a submission to the Executive and we hope to deal with the matter in the next few weeks.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. Mr. MacQuarrie.

Question 63-84(3): Date Of Commencement Of Replacement Of Sewer System

MR. MacQUARRIE: If I could just follow up on that with the Minister of Local Government. It is noted in the report that the system that is in place -- and incidentally it was, I guess, under the aegis of the federal government that that was put in place in the 1940s, and apparently not very good material was used and so on. At any rate, it seems that we could be faced with a collapse of the sewer system and, in fact, in some areas there have already been collapses in this past year. So, it is a very serious problem and time is of the essence, Mr. Minister. I know that the city wants to begin work on that in the spring, so could I ask the Minister what he will be able to do in order to ensure that work can begin this coming spring before something critical happens.

MR. SPEAKER: Mr. Sibbeston.

Return To Question 63-84(3): Date Of Commencement Of Replacement Of Sewer System

HON. NICK SIBBESTON: Mr. Speaker, the department is very much aware of the situation and the possibility of the sewer system in the central part of the city collapsing. We intend to, as I said, deal with it as quickly as possible. One of the options which I will be suggesting to the

Executive is that the federal government be approached to fund and pay for, if not all, part of the system and in this regard, when I met with the city of Yellowknife last week, I talked with them about the possibility of going to Ottawa with representatives of the city of Yellowknife to discuss the matter with the federal government. So, I feel anyway, that the matter is being dealt with and we will have an answer for the city one way or the other in the next few months.

MR. SPEAKER: Mr. Ballantyne.

Question 64-84(3): Contingency Plans For Sewer Replacement

MR. BALLANTYNE: Thank you, Mr. Speaker. We really appreciate the Minister's interest and concern. This is a matter that the territorial government and the city have been aware of for at least two and a half years, because, as mayor, I originated or initiated this study. My question to the Minister is, while I appreciate the attempt to go to Ottawa to try to obtain federal funding, the concern is if there is a long time lapse -- Mr. MacQuarrie brought this up -- is the Minister looking at contingency plans if that money is not immediately forthcoming, so indeed the city could start construction of the line in this springtime?

MR. SPEAKER: Thank you. Mr. Minister.

Return To Question 64-84(3): Contingency Plans For Sewer Replacement

HON. NICK SIBBESTON: Mr. Speaker, the department feels that the matter is being dealt with and as I said, one of the options is to seek federal funds because the fact of the matter is that eight million dollars is really beyond the ordinary means of the department to fund water and sewer projects in communities in the North. I am optimistic that the federal government will be persuaded of their responsibilities. As I understand it, the federal government was initially responsible in 1945-49 era, for having placed the sewer system in the ground here in Yellowknife. Of course there has been tremendous growth in federal government, in the department, in the North. So I am optimistic that the federal government will see some responsibility in this area here. It is not an uncommon thing, occasionally, for provinces or municipalities to seek federal government help in situations such as this. Of course if it happened that our trip to Ottawa was not fruitful, the government would have to assess the situation. There are no funds in the upcoming budget for this project, but the budget system is sufficiently flexible that if it were deemed an emergency, the government would be in a position to respond.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. Mr. Paniloo.

Question 65-84(3): Housing Association Honorarium, Broughton Island

MR. PANILOO: (Translation) Thank you, Mr. Speaker. I would like to ask a question of the Minister responsible for the Housing Corporation, regarding Broughton Island. The housing association board of directors in Broughton Island have a big responsibility housingwise. They are not getting paid enough for that responsibility. I am just wondering how much they will be given in the next year, 1985-86, for their work. I want to find out how much a year they will be distributing to the Broughton Island Housing Association. Thank you.

MR. SPEAKER: Thank you. Mr. Wray.

Return To Question 65-84(3): Housing Association Honorarium, Broughton Island

HON. GORDON WRAY: Thank you, Mr. Wray. The honorariums for the board of directors are set by the board and the money does come from within the budget that is allocated to it. I do not have the exact figures for budget allocations for Broughton Island but I can indicate that their budget would be similar to that of the present year, plus four or five per cent, whatever our percentage increase was. But no extra money will be made available for the board of directors to increase their honorariums. If they want to increase their honorariums, they will have to take it out of their existing budget. Thank you.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. Mr. Angottitauruq.

Question 66-84(3): Transient Centre For Kitikmeot Patients

MR. ANGOTTITAUROUQ: Thank you, Mr. Speaker. My question is directed to the Minister of Health and Social Services. It is regarding a patient transient centre for the Central Arctic patients, which we have communicated about in the past. I just want to know at this time what procedures are being taken or whether it is just being held still? Thank you.

MR. SPEAKER: Mr. McLaughlin.

Return To Question 66-84(3): Transient Centre For Kitikmeot Patients

HON. BRUCE McLAUGHLIN: Thank you, Mr. Speaker. I believe the Member is probably aware that we went ahead with a boarding home in the Montreal area for the Baffin residents. The reason we did that first is because, first of all the Baffin area residents have to go outside of the NWT into a place where French is spoken primarily and they have a great deal of difficulty. So that is why we went with that one first. The department is looking at a transient centre in Yellowknife to serve the Kitikmeot Region. I have been in contact with the Keewatin regional people, a couple of groups, as well as one of the development corporations in Cambridge Bay about doing this. I have also had a meeting with Maurice Aked from Health and Welfare Canada, Yellowknife. There is a possibility of his department paying the higher cost which would result. I believe that the boarding costs in Yellowknife are about \$25 a day when people stay in a home.

What we have arranged in the Winnipeg situation is that we take care of the boarding, transportation in the city and provision for translation of languages. We were able to convince the Department of Health and Welfare that something in the order of \$60 a day was a reasonable fee for us to charge and for them to pay. So we will be trying to convince Health and Welfare Canada here in Yellowknife to pay for a similar service, either delivered by us, or by another group. When we make the final decision as to whether or not to go ahead with this -- before we do this we will be consulting with the Kitikmeot groups in the communities to get their input as to exactly what type of services such as translation, how many beds, etc., should be in the facility, and which people should actually use the facility. Thank you, Mr. Speaker.

MR. SPEAKER: Thank you. Oral questions. Mr. Erkloo.

Question 67-84(3): Location Of Conference On Alcohol And Drugs

MR. ERKLOO: (Translation) Thank you, Mr. Speaker. My question is to the Minister of Health and Social Services. The Alcohol and Drug Co-ordinating Council were going to send their people to Banff, Alberta, and they didn't approve this. Somebody made a motion in the BRC motion, the number of the motion is 1513. (Translation inaudible)

MR. SPEAKER: Mr. Minister.

Return To Question 67-84(3): Location Of Conference On Alcohol And Drugs

HON. BRUCE McLAUGHLIN: Mr. Speaker, each year there is a conference held with the alcohol committee representatives from each community attending. Last year the meeting was held outside of the NWT in Churchill, Manitoba, and because there is a facility there that serves people in the Keewatin, we felt it was reasonable that a territorial-wide meeting could be held in Churchill, but this year the request was that this meeting be held in Banff. I have advised the group that the meeting should not be held in Banff but that it should be held somewhere in the NWT in order to support our hotel industry and our own communities. The other thing that the Member should be aware of is that the funding for this, I believe, is federal funding from NNADAP so I cannot prevent them from holding a meeting there, but I have advised them that officials in my department will not be participating if the meeting is held in Banff.

MR. SPEAKER: Mr. Erkloo.

Supplementary To Question 67-84(3): Location Of Conference On Alcohol And Drugs

MR. ERKLOO: (Translation) NNADAP has set aside the funding for this meeting already and also for these delegates from the communities. It has been agreed already. As the funding has been approved for this conference and also the funding for the accommodations, I am just wondering why you are disagreeing with this.

MR. SPEAKER: Would you like to try again, Mr. McLaughlin?

Further Return To Question 67-84(3): Location Of Conference On Alcohol and Drugs

HON. BRUCE McLAUGHLIN: Thank you, Mr. Speaker. As I explained, the funding comes from NNADAP, not from my department. The funds are available through NNADAP to hold this conference but I feel -- and I have taken this issue to the Executive Council and I have their concurrence on this -- that if a group of people representing all communities in the NWT is holding a meeting about alcohol and drug related problems, it should be held within the NWT.

SOME HON. MEMBERS: Hear, hear!

HON. BRUCE McLAUGHLIN: I cannot prevent the meeting from happening because it is funded by the federal government. It just is that officials from my Department of Social Services will not be attending the meeting because I do not want to send them down to Banff for such a meeting. If it is held in the Northwest Territories, then people from my department will attend the meeting and help run the meeting. As I said, I cannot prevent the meeting from occurring in Banff, Mr. Speaker, but if they are going to hold it there, officials from my department will not be attending.

MR. SPEAKER: Thank you. Oral questions. Mr. Ballantyne.

Question 68-84(3): Long-Term Plans For Impact Of Oil Development

MR. BALLANTYNE: Thank you, Mr. Speaker. I would like to direct this question to the Minister responsible for Energy, Mines and Resources, Mr. Curley. This past summer, there was a major oil find in the Beaufort. It was the East Anauligak hole and they estimated some 400 million barrels of oil in total. At the BEARP hearings, Gulf and Esso said that they are likely to go into production, at the earliest, say perhaps in 1991. If they do, there is a very, very good possibility for a Mackenzie Valley pipeline.

I wondered, because of the problems that we have had with the Norman Wells pipeline, the mistakes we have made, what efforts has the Minister's secretariat made or is intending to make to maximize northern business opportunities, employment opportunities, protection of the environment, to ensure this time that we will in fact get proper impact funding -- because I understand from finance committee meetings that we still have not got a lot of the impact funding that we thought we would get. So, I wonder if the Minister would outline to us the long-term plans of his secretariat to deal with this problem.

MR. SPEAKER: Mr. Curley.

Return To Question 68-84(3): Long-Term Plans For Impact Of Oil Development

HON. TAGAK CURLEY: Thank you, Mr. Speaker. I would like to respond to the Member that the Executive Council is taking a number of approaches in dealing with the resource development issues that affect the Territories.

The first initiative that we have really started with, when the new government was elected we consulted with the Minister responsible for Indian Affairs, ultimately responsible for oil and gas activities in the Territories. We have received a very optimistic response from Mr. Crombie. Since then the Executive Council has forwarded a number of proposals to the federal government; particularly, more important issues related to resource revenue sharing and resource management proposals. So, that is one aspect.

The other approach that we are dealing with, the company itself, Gulf Canada, has asked for an opportunity to meet with the Executive Council and I know that the chairman of the Executive Council is attempting to organize a meeting with them shortly. When that happens, the kinds of concerns that you have are going to be addressed, I am sure.

The other front that we are dealing with is from the secretariat side. We asked the secretariat to review the existing government policy and resource development policy; whether or not at this time -- taking into consideration the experiences that this government has learned from over the past few years -- we could be amending our policy to reflect more important issues that affect the

Territories. Should we maybe take into consideration possible legislative actions toward dealing with the development in the Territories? We have not identified them but the assignment is before the secretariat and they are now in the process of consulting with all the departments because we do have problems with monitoring everything. There are a number of agencies that dealt with the development and we have learned from that. Now the assignment is before the secretariat. They now have the mandate from the Executive Council to formulate everything and bring it forward once the assignment has been carried out. But I would like to indicate to the Member that once we have formulated some of the ideas, I will personally want to consult with the Legislature and seek their views on it. In the meantime, if you do have an idea, a proposal, I would welcome comments from Members. Thank you.

MR. SPEAKER: Thank you, Mr. Minister. Supplementary, Mr. Ballantyne.

Supplementary To Question 68-84(3): Long-Term Plans For Impact Of Oil Development

MR. BALLANTYNE: Supplementary to Mr. Curley, Mr. Speaker. From my sources in the oil and gas industry, I understand that right now Gulf and other oil companies have developed a very close working relationship with the Yukon government. I know they really desire to achieve that sort of a close working relationship with our government. With the Yukon government, it is more than just that political contact. Now, at the working level, at the bureaucratic level, they are developing sort of joint strategies for future development. Does the Minister think that that might be a worth-while approach to start almost immediately? Thank you.

MR. SPEAKER: Mr. Minister.

Further Return To Question 68-84(3): Long-Term Plans For Impact Of Oil Development

HON. TAGAK CURLEY: Thank you, Mr. Speaker. I would like to indicate to the Member, we too, in the Executive Council have a pretty good relationship with all the major oil companies that do business in the Territories.

Sometime this summer we had an opportunity to exchange with them at the Mines Ministers' Conference. I think that was a significant indication of how the territorial government is being viewed by the provincial ministers, as well as the very important members of the oil and gas industry. I would like to indicate to him as well that Polar Gas representatives during this summer had an opportunity to present to the Executive Council their views and their proposed plan. They certainly indicated to us if in the event that the proposed pipeline is in serious consideration by the federal government, they would like to have ongoing consultation with us. I will certainly undertake to see that we do have a co-operative arrangement with the oil activities, yes. Mr. Speaker, I think it is also important to indicate to the House that not long ago, we also have presented to the federal government our particular concerns with a number of oil and gas activities. But if you have further questions, I would certainly like my other colleagues on the Executive to respond as well.

MR. SPEAKER: Thank you, Mr. Curley. Oral questions. Mr. Paniloo.

Question 69-84(3): Closure Of Pangnirtung Hotel

MR. PANILOO: (Translation) Thank you, Mr. Speaker. My question is to the Minister of Economic Development. In Pangnirtung a lot of the people are going to lose their jobs when the hotel closes and the tourists and other people that go up there, the Executive or whoever, in the government, will not have a place to stay. The tourism business in Pangnirtung will have to be assisted somehow.

MR. SPEAKER: Mr. Minister.

HON. TAGAK CURLEY: (Translation) Thank you, Mr. Speaker. I just want to tell the speaker that I am going to look into this. I have heard that it was closed and the Government Leader, Richard Nerysoo, is -- maybe if I could reply to you in writing. I will do so tomorrow.

MR. SPEAKER: Thank you. The Minister has taken the question as notice. Oral questions. Mr. Ballantyne.

Question 70-84(3): GNWT Priorities

MR. BALLANTYNE: Thank you, Mr. Speaker. I have a question I would like to ask of the Government Leader. Yesterday in our debate on housing the issue of priorities came forward. I know the housing committee is looking at housing as the number one priority but priorities change in the government from year to year and perhaps even from month to month. What mechanism does the Leader have to inform this House of their present priorities, changes in priorities and how is he going to make us aware of these priorities?

MR. SPEAKER: Mr. Nerysoo.

Return To Question 70-84(3): GNWT Priorities

HON. RICHARD NERYSOO: Mr. Speaker, our priorities do not change as quickly as the priorities of my honourable colleague.

---Laughter

However, Mr. Speaker, I would indicate to the honourable Member that I will be making a statement in the House with regard to the priorities of the government. Hopefully, that statement will be made tomorrow. We are in the process of developing that document at the moment. Thank you.

AN HON. MEMBER: We have decided on 10 per cent of capital funds for the West.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. Mr. Paniloo. Pardon me, Mr. McCallum, I will give you the floor, Mr. Paniloo has had his. Go ahead.

Question 71-84(3): Advisory Committee On EDA

MR. McCALLUM: Mr. Speaker, I have a question to ask of the Minister of Economic Development and Tourism. Yesterday, in his remarks under ministerial statements, Mr. Curley spoke about the concern that he had on the functioning of the EDA. He informed the House at that time that there had been an advisory committee struck to advise the managers of the agreement on all aspects and looked forward to getting their advice on whether to consider what should follow the present EDA when that agreement expires in March of 1986. I wonder if the Minister could indicate to Members how the advisory committee was formed. Is it an in-house group? How were people appointed or selected for it and could he provide a list of the members?

MR. SPEAKER: Mr. Minister.

Return To Question 71-84(3): Advisory Committee On EDA

HON. TAGAK CURLEY: Thank you, Mr. Speaker. The information I have is that a number of native development corporations, particularly the Metis Development Corporation, Denendeh, Nunasi Corporation, Inuvialuit Development Corporation, NWT Chamber of Commerce, Keewatin Chamber of Commerce and travel industry associations are represented on the EDA advisory committee. These appointments are pretty much in-house, appointed by the EDA policy committee, which guides the EDA. But, at the moment, I do not have the individual list of names but the only regret, or the disappointment, may be that the Member's name is not included in this particular advisory committee.

AN HON. MEMBER: That is true.

---Laughter

MR. McCALLUM: And I will express my disappointment when I get the list.

MR. SPEAKER: So, I understand that the Minister is taking this as notice and will provide the list? Well, just so it is clarified for the records. Thank you. Mr. Paniloo.

Question 72-84(3): Assistance For Clyde River Women's Group

MR. PANILOO: (Translation) My question is to the Native Women's Association's Minister. In my constituency, Clyde River formed an organization and they do not know what to do, so my question is whether they are going to get assistance to get their organization started. Thank you.

MR. SPEAKER: Mr. Minister.

Return To Question 72-84(3): Assistance For Clyde River Women's Group

HON. DENNIS PATTERSON: Thank you, Mr. Speaker. I would be glad to help the women's group in Clyde River to pursue their goals. I would like to find out more from the Member himself as to what their objectives are. If their objectives are economic development or arts and crafts, I will probably work with Mr. Curley to give them the assistance they need. If they are a group that is concerned with women's issues then I will be responsible for extending assistance to them using the Women's Secretariat that has been established within this government. So, I will speak with the Member about this and get more detail as to what areas they might require help in and I will be glad to follow that up, Mr. Speaker. Thank you.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. Mr. MacQuarrie.

Question 73-84(3): Amendments To Mental Health Ordinance

MR. MacQUARRIE: My question is for the Minister of Health and Social Services. I know that his department is planning extensive revisions to the Mental Health Ordinance. Could I ask the Minister when he intends to bring that forward and will it be tabled in one session and then advanced at another?

MR. SPEAKER: Mr. Minister. Mr. McLaughlin.

Return To Question 73-84(3): Amendments To Mental Health Ordinance

HON. BRUCE McLAUGHLIN: Mr. Speaker, the Mental Health Ordinance still has a few minor alterations to it, but what I should possibly advise the House is that the original intention was just some amendments to the ordinance for a few of the procedure areas. However, with the new constitution having been passed, we have tried to make some amendments in a few areas to reflect that, but there were so many areas that needed working that they decided the best thing to do would be to rescind the existing ordinance and replace it with a new one. It was my hope to have that available to table before this session ended and then transmit it. That way, all Members could have it available, but if that is not possible I will transmit it to the standing committee on legislation after the session is over.

MR. SPEAKER: Obviously, a supplementary, Mr. MacQuarrie.

Supplementary To Question 73-84(3): Amendments To Mental Health Ordinance

MR. MacQUARRIE: Yes, it is not clear. Do I get the intention that, or, is the Minister saying that he intends to go ahead in the winter session with that ordinance? I think it is the type where it would be desirable to table it and let a lot of people have a thorough look at it first. I would just like to know whether that is going to be possible. If he cannot table it this session, why not table it at the next session and then bring it forward in May, or something like that? Could I ask the Minister if he would do that?

MR. SPEAKER: Mr. McLaughlin.

Further Return To Question 73-84(3): Amendments To Mental Health Ordinance

HON. BRUCE McLAUGHLIN: Yes, if it is not ready to be tabled this session, it will definitely be tabled next session. The usual practice is to forward the ordinance to the standing committee before the session, isn't it? Thank you, Mr. Speaker.

---Laughter

MR. SPEAKER: Mr. MacQuarrie, you can try again.

Supplementary To Question 73-84(3): Amendments To Mental Health Ordinance

MR. MacQUARRIE: Yes, I would like to. Okay, in other words, if it cannot be tabled at this session, what I was asking is: Could the Minister just table it at the next session but not proceed with it until the May or June session? That is what I would like to see. Would the Minister indicate whether that is what he will do?

Further Return To Question 73-84(3): Amendments To Mental Health Ordinance

HON. BRUCE McLAUGHLIN: Yes, if that is your wish.

---Laughter

MR. MacQUARRIE: Thank you.

MR. SPEAKER: Thank you. Oral questions. Mr. McCallum.

Question 74-84(3): Relocation Of Renewable Resources Program

MR. McCALLUM: Mr. Speaker, I have a question for the Minister of Education. Will the Minister confirm that the Department of Education and therefore he, is considering a relocation of the renewable resources program from the Thebacha College campus?

MR. SPEAKER: Mr. Patterson.

HON. DENNIS PATTERSON: Mr. Speaker, I would like to take that question as notice and give a reply tomorrow.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions, Mr. McCallum.

Supplementary To Question 74-84(3): Relocation Of Renewable Resources Program

MR. McCALLUM: Mr. Speaker, I have no difficulty getting it there. I want to know if it is planned already or is he going to plan down the road for it? I would expect that if it is planned already he would not have to be able to reply to me in a written manner, by taking it as notice. Either he has done it or he hasn't. That is all I want to know.

MR. SPEAKER: If you are rephrasing your question and asking the Minister whether he has done it, I will accept the question. If not, the question reply that he will give notice is sufficient. However, I understand the new question is: Have you taken it away?

Further Return To Question 74-84(3): Relocation Of Renewable Resources Program

HON. DENNIS PATTERSON: No. Thank you, Mr. Speaker.

MR. SPEAKER: Thank you, Mr. Minister. Oral questions. That seems to conclude oral questions for today. Item 5, written questions. Mr. Appaqaq.

ITEM 5: WRITTEN QUESTIONS

Question 75-84(3): Country Food, Sanikiluaq

MR. APPAQAQ: (Translation) Thank you, Mr. Speaker. This is a question to the Minister of Renewable Resources. I have two separate pieces of correspondence. They are both written in English, so you can get more information from them.

The hunters and trappers association in Sanikiluaq is concerned by the lack of country foods available in that community. Sanikiluaq lacks a supply of country food more than any other Inuit community. The rising cost of gasoline for boats and skidoos prevents many of the residents from hunting for themselves. The HTA made a request through me to pass their concern regarding this matter on to you. They request that two men be employed by the HTA to go hunting for the community twice a month. These employees would be paid on a bimonthly basis. Would the Minister responsible for Renewable Resources extend her assistance in providing funds for this matter for the 1984-85 fiscal year?

Question 76-84(3): Belcher Island Caribou Study

The hunters and trappers association in Sanikiluaq feels that because of the amount of money spent on transporting caribou to Belcher Island the Department of Renewable Resources should manage the herds more effectively. Because of an increase in the number of caribou on the island, the HTA feels the caribou should be studied annually and that no quota restrictions should be imposed. Would the Minister responsible for Renewable Resources extend her assistance on this matter by providing funding for an annual study of the caribou on the island to begin in the 1985-86 fiscal year?

MR. SPEAKER: Thank you, Mr. Appaqaq. Mrs. Lawrence.

Question 77-84(3): Renewable Resources Office Building, Fort Resolution

MRS. LAWRENCE: Thank you, Mr. Speaker. My question is to the Minister responsible for Renewable Resources. It is my understanding that the planning and designing of a Renewable Resources office building and warehouse in Fort Resolution is scheduled for 1987-88 and that construction will begin in 1988-89. I would like to ask the Minister if it would be possible to begin the planning and designing immediately so that construction can begin in 1985-86.

MR. SPEAKER: That appears to have concluded written questions. Are there any returns today? Mr. Curley.

ITEM 6: RETURNS

Return To Question 46-84(3): Government Electrical Inspectors' Expenses

HON. TAGAK CURLEY: Thank you, Mr. Speaker. I have a number of returns. The first return is to oral Question 46-84(3). This return is actually from the Leader, who asked me to read it on his behalf. It was asked by Mr. Pudluk on November 6, 1984, return by Hon. Richard Nerysoo.

In response to the question raised by the honourable Member for the High Arctic with regard to electrical inspections by staff of the Department of Justice and Public Services, the matter has been investigated by my officials who have discussed the issue with the regional superintendent for Justice and Public Services in the Baffin Region.

The facts of the matter are that there has been a very heavy demand for the services of both the electrical and fire safety inspectors in the Baffin Region. So much so, that in responding to these requests for inspections, the electrical inspector has already overspent his travel budget for this fiscal year. My department has already provided additional travel funds for this employee in order that he may meet the needs of our service clientele but those funds, too, are committed. In view of the continuing need for inspections such as that raised by the honourable Member, I have directed my staff to arrange for an internal transfer of funds to meet the needs of the staff in the Baffin Region. This will enable the electrical inspector to visit Arctic Bay in the very near future.

Finally, I wish to point out that it is not the policy of this department to charge the cost of travel of our inspectors to the owner of the property being inspected. These costs will continue to be borne by the government.

MR. SPEAKER: Thank you, Mr. Curley. Returns. Mr. Curley.

Further Return To Question 49-84(3): Employment Opportunities, Igloolik

HON. TAGAK CURLEY: (Translation) The return is to oral Question 49-84(3), asked of me by Mr. Erkloo. I share the concern of the Member for Foxe Basin about the shortage of employment and economic opportunities in Igloolik. My department is attempting to determine if a commercial char fishery in the Igloolik area is feasible presently. There may be other possibilities for local industries as well. I would hope to discuss the local economy when I visit Igloolik during a Baffin tour I am planning for March 1985.

The Member for Foxe Basin should be aware that there are funds available through programs such as Special ARDA, EDA, Eskimo Loan Fund and our Business Loan Fund to help entrepreneurs get new businesses under way. I encourage Mr. Erkloo to invite his constituents to come forward to discuss these programs with our Igloolik economic development officer. He can talk to my economic development officers any time.

MR. SPEAKER: Thank you. Go ahead, Mr. Curley.

Further Return To Question 41-84(3): Application For Business Funds, Kitikmeot

HON. TAGAK CURLEY: Return to oral Question 41-84(3), asked by Mr. Angottitauruq on November 5, 1984. I agree that the level of service and communication between entrepreneurs and officials of my department has not been as good as it should be in Kitikmeot East. Economic Development and Tourism in the Kitikmeot Region has been understaffed. There has been no field staff resident in communities other than Cambridge Bay and as a result our services have had to be provided on a fly-in basis. This has not been satisfactory, particularly in communities such as those in Kitikmeot East, where there are a number of people who wish to get into business for the first time. As the Member knows each application for loans or equity support involves many hours of preparation and careful consideration between client and economic development officer. I have taken steps to place an area economic development officer in Coppermine recently and a competition is under way for an officer to be placed in Spence Bay. Hopefully, these measures will help Kitikmeot residents to access funds and to get new businesses under way.

MR. SPEAKER: Thank you, Mr. Minister. Mr. Curley.

Further Return To Question 47-84(3): Detah Co-op

HON. TAGAK CURLEY: Mr. Speaker, I have the final return to oral Question 47-84(3), asked by Mr. Ballantyne on November 6, 1984. Officials of my department have worked with the people of Detah for several months to facilitate the establishment of a co-operative store in that community. It is true that there have been some delays as a result of regional staff having to commute from Fort Smith to Yellowknife to work with the Detah people. I am informed that the matter is now in hand and completed applications to Special ARDA and our Business Loan Fund will be considered by their respective boards shortly.

I am also pleased to advise the Member for Yellowknife North that my department will be establishing a Yellowknife business centre which will strengthen our services to businesses in the Yellowknife area. Thank you.

AN HON. MEMBER: Hear, hear!

---Applause

MR. SPEAKER: Thank you, Mr. Minister. Returns. Are there any further returns? Item 7, petitions. Mr. Paniloo.

ITEM 7: PETITIONS

MR. PANILOO: (Translation) Thank you, Mr. Speaker. I have Petition 2-84(3). It is directed to me from the housing association in Broughton Island for new housing. There are over 70 names and it is signed by the housing association. Thank you.

MR. SPEAKER: Thank you, Mr. Paniloo. Petitions.

Item 8, reports of standing and special committees. Item 9, tabling of documents. Ms Cournoyea.

ITEM 9: TABLING OF DOCUMENTS

HON. NELLIE COURNOYEA: Mr. Speaker, Mr. Butters and Mr. Nerysoo are on a phone call with Mr. Crombie so I wish to table the following document for Mr. Butters: Tabled Document 19-84(3), Auditor General of Canada Report to the Council of the Northwest Territories on the examination of the accounts and financial transactions of the Government of the Northwest Territories for the year ended March 31, 1984.

MR. SPEAKER: Thank you. Tabling of documents. Ms Cournoyea.

HON. NELLIE COURNOYEA: Mr. Speaker, I wish to table the following document: Tabled Document 20-84(3), The Royal Commission on Seals and Sealing Industry in Canada. It is information on the hearings and mandate of the commission in English and Inuktitut.

MR. SPEAKER: Thank you. Tabling of documents. Item 10, notices of motion. Mr. Arlooktoo.

ITEM 10: NOTICES OF MOTION

Notice Of Motion 8-84(3): Invitation To Premier Of Greenland To Appear Before Assembly

MR. ARLOOKTOO: (Translation) Thank you, Mr. Speaker. I give notice that on Friday, November 9, I shall move the following motion: I move, seconded by the honourable Member for Yellowknife North, Mr. Ballantyne, that the Legislative Assembly of the Northwest Territories invite the Premier of Greenland to appear before this Assembly.

MR. SPEAKER: Thank you, Mr. Arlooktoo. Notices of motion.

Item 11, notices of motion for first reading of bills. Item 12, motions. Motion 3-84(3). Mr. Wray.

ITEM 12: MOTIONS

Motion 3-84(3): Appointments To NWT Workers' Compensation Board, Carried

HON. GORDON WRAY: Thank you, Mr. Speaker.

WHEREAS certain vacancies have occurred on the Northwest Territories Workers' Compensation Board and it is desirable to fill those vacancies;

AND WHEREAS the Workers' Compensation Ordinance requires that those vacancies be filled on the recommendation of the Legislative Assembly;

NOW THEREFORE, I move, seconded by the Hon. Dennis Patterson, that this House recommend to the Commissioner the appointment of Messrs. John VanBrunt, Willie Adams, Arnold Hope and Mike Zubko to the Northwest Territories Workers' Compensation Board and further, that the appointments be for a period of two years.

MR. SPEAKER: Your motion is in order. To the motion. Question being called. All those in favour? Opposed, if any? The motion is carried.

---Carried

Motions. Item 13, first reading of bills. Mr. Curley.

ITEM 13: FIRST READING OF BILLS

First Reading Of Bill 1-84(3): Business Loans And Guarantees Ordinance

HON. TAGAK CURLEY: Mr. Speaker, I move, seconded by the honourable Member for Iqaluit, that Bill 1-84(3), An Ordinance to Authorize Loans and Guarantees for Business Enterprises, be read for the first time.

MR. SPEAKER: Thank you. Ready for the question. All those in favour? Opposed, if any? Bill 1-84(3) has had first reading.

---Carried

Item 14, second reading of bills. I understand that Mr. Butters has a bill. Is somebody else going to cover? Second reading of bills. Mr. Patterson.

ITEM 14: SECOND READING OF BILLS

Second Reading Of Bill 12-84(3): Supplementary Appropriation Ordinance, No. 2, 1984-85

HON. DENNIS PATTERSON: Thank you, Mr. Speaker. I move, seconded by the honourable Member for Aivilik that Bill 12-84(3), An Ordinance Respecting Additional Expenditures for the Public Service for the 1984-85 Financial Year, be read for the second time. The purpose of this bill, Mr.

Speaker, is to provide for additional expenditures for the public service for the 1984-85 financial year. And as well, I seek unanimous consent to move Bill 1-84(3) for second reading and I would further seek unanimous consent to have Bill 12-84(3) moved into committee of the whole for consideration today.

MR. SPEAKER: I will try and untangle that for you, here, just in a moment. With regard to second reading of Bill 12-84(3). To the principle of the bill. All those in favour? Opposed, if any? Bill 12-84(3) has had second reading.

---Carried

Unanimous consent is being requested to proceed with Bill 1-84(3) for second reading. Are there any nays? Proceed with second reading of Bill 1-84(3).

Second Reading Of Bill 1-84(3): Business Loans And Guarantees Ordinance

HON. TAGAK CURLEY: Thank you, Mr. Speaker. I move, seconded by the honourable Member for Iqaluit, that Bill 1-84(3), An Ordinance to Authorize Loans and Guarantees for Business Enterprises, be read for the second time. The purpose of this bill, Mr. Speaker, is to authorize the Commissioner to make loans to business enterprises in the Northwest Territories and to guarantee loans made by financial institutions to business enterprises; to establish one territorial business loans board and six regional business loans boards to administer the loans and guarantees program; to allow many of the terms of the loans to be established by regulation; and to repeal the current Business Loans and Guarantees Ordinance.

MR. SPEAKER: Thank you, Mr. Curley. To the principle of the bill. Question? All those in favour? Opposed, if any? The motion is carried.

---Carried

Unanimous consent is being requested to move these into the orders of the day for today. Are there any nays?

---Agreed

Mr. Clerk, Bills 1-84(3) and 12-84(3) are ordered to committee of the whole and added to the orders of the day for this date. Mr. Patterson, does that now conclude what you had requested?

HON. DENNIS PATTERSON: Thank you, Mr. Speaker, yes.

MR. SPEAKER: Item 15, consideration in committee of the whole of bills and other matters. Report of the special committee on housing; Bills 1-84(3) and 12-84(3), with Mr. Wah-Shee in the chair.

ITEM 15: CONSIDERATION IN COMMITTEE OF THE WHOLE OF BILLS AND OTHER MATTERS

PROCEEDINGS IN COMMITTEE OF THE WHOLE TO CONSIDER INTERIM REPORT OF THE SPECIAL COMMITTEE ON HOUSING

CHAIRMAN (Mr. Wah-Shee): The committee will now come to order and we will have a 15 minute coffee break.

---SHORT RECESS

The committee will now come to order. We are dealing with the Interim Report of the Special Committee on Housing. We are under recommendation three, subsidies. Mr. Pudluk, would you like to introduce the third recommendation, please?

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. Before I read this the third recommendation, I would like to make mention that yesterday the two recommendations that we dealt with, I think all of you know that they were to be dealt with as priorities. The third one we will be dealing with, perhaps from recommendation three to recommendation 10, it is going to be an ongoing thing.

Motion That NWTHC Discontinue Provision Of Subsidies

The third recommendation: that the NWT Housing Corporation discontinue its present practice of providing housing subsidies to social assistance recipients and Government of the NWT employees living in NWTHC housing, and furthermore, that these subsidies be provided by the Department of Social Services and Personnel respectively.

Mr. Speaker, I would like to elaborate on this that the NWT Housing Corporation is always short of funding, especially in the smaller communities, where for rehabilitating these houses there are only two maintenance people in each settlement. These government employees have too many houses that belong to the Housing Corporation and government employees have maintenance staff in some areas, sometimes there are two...

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk, I wonder if I could ask, would you be prepared to move the third recommendation as a motion and then we can get into general discussion?

MR. PUDLUK: (Translation) I was going to move it, yes. Can I move it again, as a motion?

CHAIRMAN (Mr. Wah-Shee): Move the motion, that is just for the record, Mr. Pudluk. Thank you.

MR. PUDLUK: (Translation) I said I moved it.

AN HON. MEMBER: He did not hear it.

MR. PUDLUK: Wrong thinking. They all look alike. (Translation) Thank you. All those employees of the Government of the Northwest Territories do not want to look after the housing association houses, even though they are working for the government. For this reason, we were just wondering if we could use the money better for the Housing Corporation and also for the housing association in the communities. That housing is very expensive to operate. Also the government employees who are provided with housing by the Housing Corporation do not help the local associations -- over 200 employees of the Government of the Northwest Territories. There is always a lack of housing in the communities for this reason. While we were touring the communities that was discussed as well. It would be nice if they could communicate on this. My co-chairman will be clarifying the part regarding the people who get social assistance. Thank you, Mr. Chairman.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I just want to indicate to Members of the committee that the special committee on housing feels that the NWT Housing Corporation should not be the agency that provides social assistance. It may seem to a number of Members that it is simply a numbers game that is being played. The Housing Corporation's mandate should be to provide the social housing, that is the public housing, but not to provide the subsidy. The proper department to look after the subsidy should be the Department of Social Services. A lot of places we went, we had comments made to us that government people were living in the public housing and therefore competing with people in the community for the available housing. In some cases that is the only housing that is available in a community.

Nevertheless the subsidy that is being paid now by the Housing Corporation for social assistance to make up the difference between what social assistance provides and the economic rent, we feel should be paid by the Department of Social Services, not by the Housing Corporation. The money the Housing Corporation uses for that is not there to provide housing. It is not being put to use where there could be more houses built with that money. So we are saying that this is something that the government should be looking at. I know it was discussed in the past but for some reason nothing has been done about it. Not only for Social Services, we are talking of the Department of Personnel as well, for the government employees.

We heard comments that it wasn't just this government, of course, because federal employees are at times using public housing as well. Public housing should be for those people who require it. If there is to be assistance paid to cover the cost of rent, it should be paid by the department whose primary mandate is to provide social assistance, that being the Department of Social Services and Health. That is what this motion is saying. We are not saying that the subsidies should not be paid but that they should be paid by the proper agency. That is all the motion is saying. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Are you ready for the question?

SOME HON. MEMBERS: Question.

Motion That NWT HC Discontinue Provision Of Subsidies, Carried

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

We will go into recommendation four, dealing with senior citizens. Mr. Pudluk.

Motion That Rents For Seniors Be Reassessed

MR. PUDLUK: (Translation) Qujannamiik, Mr. Chairman. I move that all senior citizens living in NWT Housing Corporation rental housing and who are also heads of households be assessed the minimum rent; and that all housing associations/authorities be directed to reassess rents charged to elders accordingly.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order. Would you like to speak to it Mr. Pudluk?

MR. PUDLUK: (Translation) Thank you. I will be brief on this recommendation. There are a lot of senior citizens in the North who are paying high rent and also the food prices are high. This has not been taken into consideration. There were some senior citizens who mentioned that they do not have enough money to buy clothing. The old age pensions are not enough to pay for their rent. It is cold where they are living and they are having a hard time paying their rent. This recommendation is concerned with the senior citizens.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Pudluk. To the motion. Mr. Appaqaq.

MR. APPAQAQ: (Translation) Thank you, Mr. Chairman. I just wanted to get some more clarification. The senior citizens are very old and the only money they get is from their pension plan. Since they are the heads of households, and sometimes they are the only ones who pay the rent. Also sometimes people who are working are living with them and their rent is very high. I am just wondering if this has been considered. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Appaqaq. Would one of the co-chairmen be prepared to respond to that? Mr. McCallum.

MR. MCCALLUM: The committee does talk about rents under another recommendation, that is recommendation nine. That brings in the whole concept of the philosophy or the principle of rent-to-income for public housing. I think that we could talk about that when we come to the rental scales. I simply want to say here that we found out in moving around that there is a discretion on the part of housing associations to charge elders the minimum amount, that is the \$32, at the present time. But in some instances, the association does not exercise that particular option and they charge the elder the economic rate. In some instances we found that the housing associations were not even aware that they had the option to charge only a basic rent for elders.

It is the committee's belief that the elders, the pensioners of the Territories, should be provided with an incentive to remain in their own homes, rather than to move into other institutions. They have a right to live out their retirement years with some kind of dignity. We are not talking in terms of the condition of some of the houses -- we will refer to those in later recommendations -- but this one deals with this option that housing associations have, because of the policy of the corporation, that they can charge elders the minimum rent. We are suggesting that housing associations, in fact, be consistent throughout the Territories in taking the option to charge the minimum amount of rent and that housing associations be made aware that they have this option. That is what we have found out, that some associations did not even know that they had the right to charge the minimum rent. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Ballantyne.

MR. BALLANTYNE: The committee will be looking in great detail, because the needs of the senior citizens became obvious to all of us. They are very, very important. Many seniors in the NWT are living in very bad conditions and hopefully the Minister and the Executive Council will look at these recommendations as some things they could perhaps implement almost immediately in order to alleviate the situation. As far as long-term solutions go, we will be addressing that in the final report. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Ms Cournoyea.

HON. NELLIE COURNOYEA: I have a question, Mr. Chairman. The motion that the NWT Housing Corporation discontinue its present practice of providing housing subsidies to social assistance recipients. Could you explain what that means -- the social assistance recipients?

Motion That Rents For Seniors Be Reassessed, Carried

CHAIRMAN (Mr. Wah-Shee): We are on recommendation four. Under that section, the first motion is as follows: That all senior citizens living in the NWT Housing Corporation rental housing and who are also heads of households be assessed the minimum rent; and that all housing association authorities be directed to reassess rents charged to elders accordingly. That is the motion. To the motion. Are you ready for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

The next motion under the fourth recommendation. Mr. Pudluk.

Motion That Senior Citizens' Housing Units Receive Maintenance Priority, Carried

MR. PUDLUK: (Translation) I move that the NWT Housing Corporation units occupied by senior citizens receive first priority when repair and maintenance funding is allocated to local housing authorities/associations and that the NWT Housing Corporation increase such funding to ensure that all units occupied by elders are brought up to an acceptable standard as soon as possible.

CHAIRMAN (Mr. Wah-Shee): Thank you, your motion is in order.

MR. PUDLUK: (Translation) I think we found out when we were visiting that even though the senior citizens would like to repair their houses, they have a hard time. Even though they do not have to be in a cold place any more, it seems like the older people need more help than the younger people. We were concerned about the senior citizens' houses because they were not warm enough. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Pudluk. To the motion. Are you ready for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

Mr. Pudluk, the third motion under the fourth recommendation, please.

Motion That All Senior Citizen Repair Programs Be Consolidated Into One Agency, Carried

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. I move that all senior citizen repair programs be consolidated into one delivery agency or organization responsible to assist in planning, carrying out the work and supervising the funding and completion of the work.

CHAIRMAN (Mr. Wah-Shee): Please proceed.

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. The senior citizens do not get enough money on the repair programs so maybe it would be better if they are consolidated. And we would like to see that they are not stopped until they are completed. This is all I have to say. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Ballantyne.

MR. BALLANTYNE: Just a short comment. There are a number of programs, both territorial and federal, available to senior citizens but it is very confusing for individuals to try to work their way through the whole bureaucratic process. Therefore, though on paper, I think, they can receive maybe up to \$14,000, if you add up all the different programs, in reality it is far too confusing and they do not really have access to those funds. So, we would like to see it consolidated under one agency, just to make it easier for people to access available money.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Ballantyne. To the motion. Are you ready for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

Mr. Pudluk, the fourth motion under the fourth recommendation, please.

Motion That Senior Citizens In Non-Tax Based Municipalities Be Forgiven Territorial Property Tax

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. I move that senior citizens who live in their own accommodation in communities that are not tax based municipalities be forgiven territorial property tax where applicable.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order, Mr. Pudluk. Please proceed.

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. The senior citizens are considered like anybody else. And they do not get a raise in their pay cheques and they have to pay property tax. For this reason, it would be better if they do not pay property tax because they will not live too much longer.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. McCallum.

MR. MCCALLUM: Just on this recommendation, it is a policy of the government now where senior citizens live in tax based municipalities to have an arrangement with the municipality to forgive up to 100 per cent of the tax. I am not sure whether all tax based municipalities do, in fact, forgive the total tax. But nevertheless, it is a 50-50 deal, if I can use that term. If the municipality will forgive 50 per cent of the pensioner's tax, the territorial government will in turn forgive the other 50 per cent. What we are saying is that senior citizens who live in non-taxed based communities are assessed a tax -- it used to be 50 mills, but I think there has been a reassessment -- as an educational tax, I think it used to be called. There are very few people that would be affected by this but, nevertheless, for those that would be affected and be recipients of such a program, it would mean a great deal to senior citizens and since it is available to senior citizens who own their own homes in tax based municipalities, we believe the same thing should be available to people who live in non-tax based municipalities.

Again, I am not sure as to what the mill rate is now with the reassessment that has been undertaken and, to my understanding, completed throughout the Territories. Whatever it is, this is what the motion refers to. If the senior citizens or pensioners in tax based municipalities have a forgiveness of their taxes, either municipal or territorial, then we think the territorial tax for senior citizens in non-tax based municipalities should be the same and that would make it consistent. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Mr. Sibbeston.

Policy Already In Existence

HON. NICK SIBBESTON: Mr. Chairman, the information that I have from my department is that the government already exempts old age pensioners who live in taxation areas outside of municipalities. I am having the department check further to confirm that this is the case but the initial information is that definitely we do not tax old age pensioners living, as I said, outside of tax based municipalities. So, I am wondering if you are addressing a matter that is already a practice as you wish it.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Sibbeston. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I welcome that news. I do not know that that was well-known throughout the Territories. If, in fact, it is, what the Minister is saying would only reinforce and make sure that there is a policy established. The committee would wish to see it, if there is a policy whereby pensioners are not taxed in non-tax based municipalities. If there are still some that are being taxed then the motion is in order and it would give some kind of direction. I think what we are trying to do is to work in concert with the government and if the government now has that kind of policy then I still do not think it would be inappropriate to pass this motion because it would make sure that there is a policy. But if the government has a policy now, we would appreciate receiving a copy of such.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Mr. McCallum.

MR. McCALLUM: One further thing and it is a return question to the Minister. Is the forgiveness of taxes to pensioners automatic, or is it upon application, under the existing policy?

CHAIRMAN (Mr. Wah-Shee): Mr. Sibbeston.

HON. NICK SIBBESTON: Mr. Chairman, I assume the Member is referring to old age pensioners living outside of municipalities. I must say that I do not know. I must say that I was not personally aware of this until yesterday and so obviously it is not a program that is well advertised and I suspect that not a great many people know. I suspect that the way that the system presently works is that it is done in headquarters or in the regional offices by government officials and it is done without application. I am assuming again that this practice was instituted because of the forgiveness of taxes to old age pensioners in tax based municipalities but I am just surmising and I can do better than this by providing the precise information later today or else at the earliest opportunity tomorrow.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Minister. Mr. McCallum. To the motion.

MR. McCALLUM: Mr. Chairman, to directly answer the question that the Minister asked of me, I think it is an appropriate motion, given that there are some grey areas about whether the policy is in effect and what the terms are of such a policy.

CHAIRMAN (Mr. Wah-Shee): Thank you. Mr. Nerysoo.

HON. RICHARD NERYSOO: Mr. Chairman, just a question I would like to direct to the co-chairmen, as to whether or not their recommendation is to those people that are living on old age pensions or to those on a pension that has been accumulated over a number of years as an employee of some company or government? Would that be included in that particular recommendation?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I think that the present policy in tax based municipalities does not distinguish. The only part of it is that you are a pensioner, you apply. The same way as an individual taxpayer can apply for a rebate under the present policy. So, we are not distinguishing where the pension comes from that these people live on, we are simply saying that for senior citizens, that small number who own their own home in non-tax based communities be given this kind of tax break. In other words, they are not assessed the territorial tax.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. Mr. Nerysoo.

HON. RICHARD NERYSOO: Just to indicate that I am not opposed to what has been said, I just wanted to be sure because whether you do have a pension from a company or a government, after having worked so much time for a particular institution, you have the additional opportunity to receive the old age pension and at the same time I believe receive a pension from a company or from a government, if my interpretation is correct.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Nerysoo. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, we are talking about senior citizens, that is those who receive the Canada pension. We are not talking about people who worked for 20 years or 25 years and get a pension from a particular government or other agency or business, who have not reached 65 years of age. We are talking about those people over that age, that are eligible for the Canada pension.

Motion That Senior Citizens In Non-Tax Based Municipalities Be Forgiven Territorial Property Tax, Carried

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Question has been called. All those in favour? Thank you. Opposed, if any? The motion is carried.

---Carried

Recommendation five, home-ownership programs. First motion under recommendation five, Mr. McCallum.

MR. McCALLUM: Mr. Chairman, there are five motions that are related to home-ownership programs. They deal with this committee's effort to work with the government to try to promote home-ownership programs in the Territories. We know that there are a number of programs in place. We referred to the home assistance program, the rural and remote program, the northern rental purchase program and we are talking now about eligibility. Where we visited communities, we had comments made to us that some of these programs are difficult to get into because of the eligibility criteria and we recognize that some of these programs are cost-shared programs with Canada Mortgage and Housing Corporation. Where we refer to those programs, we are asking the government, through its agency, to try to work out some kind of revised agreement with CMHC to relax to some degree the eligibility criteria and make it more appropriate for people.

I can give you one example dealing with the rural and remote program. It was in Tuktoyaktuk that we met and this individual told us that she wanted to get involved with the R and R, she and her husband, but they were told that they make too much money and therefore they could not purchase a program. This is a program that is cost-shared with CMHC and the territorial government on a 75/25 basis. Seemingly there is an upset price, as it were, and if an individual or a family makes more than that money, they cannot purchase this house that is built by the corporation, hopefully utilizing local labour, contracts, and then is made available via a mortgage. Members will know that it is very difficult in most communities in the Northwest Territories to obtain mortgage money, so what we are trying to do is to relax the criteria, to have the government provide additional assistance under mortgages, if a first mortgage is not available and that is not always the case.

Motion That GNWT Make Supplemental Mortgage Financing Available, Carried

So Mr. Chairman, I move that the Government of the Northwest Territories establish a program to make available supplemental mortgage financing at reduced interest rates.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order, Mr. McCallum. Proceed.

MR. McCALLUM: Mr. Chairman, I just want to add one further thing. It is our understanding that the corporation does have certain programs now in place to provide supplemental financing, but these programs are not operative because there is no money. It is rather ludicrous to have a policy or program in place if you can't use it. What we are asking is that the government search out some avenues whereby supplemental mortgage financing can be made available to all residents of the NWT at a reduced rate, at a rate lower than the present interest on loans for mortgages for example.

I am sure I need not put forth any examples to the government as to where they may look for financing in this area but it would be of a great assistance to people to be able to get some assistance under mortgage money. The fund could look after itself over a period of years and it could be made available to a great number of people regardless of where the people live, either in the large cities, the towns, the villages, the hamlets or communities. All we are doing is trying to enhance the home-ownership plan that the government has embarked upon for some time now.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion.

SOME HON. MEMBERS: Question.

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

To the second motion under recommendation five, Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I commented about the difficulty with the eligibility criteria in the rural and remote program. I mentioned yesterday that this program is not available in all communities of the NWT. I gave the example that it is not available in Yellowknife. What we are trying to do here is to allow people to get into the rural and remote program, even though it is a cost-shared program with Canada Mortgage and Housing. We believe that if there is an upper limit to be eligible for this program, that upper limit should be extended to take into consideration people such as the example I used of the family in Tuktoyaktuk.

Motion That Eligibility Criteria For Rural And Remote Program Be Revised, Carried

So I move that the NWT Housing Corporation and CMHC revise the eligibility criteria for the rural and remote program so that higher income families can apply and furthermore that this program be made available in all NWT communities.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, your motion is in order. Proceed. Do you wish to speak to the motion? Mr. Wray.

HON. GORDON WRAY: Just one quick comment on the eligibility of all communities. We have repeatedly requested CMHC to make all communities eligible, including Yellowknife. To date CMHC has just steadfastly refused to include Yellowknife. However I do plan to take the matter up with the new federal Minister of Housing the first week of December in Ottawa when I am down there. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Wray. To the motion.

SOME HON. MEMBERS: Question.

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

To the third motion under recommendation five. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, this motion refers to the home assistance program. The home assistance program is somewhat similar in its application to the rural and remote. It is not available in all communities. We recognize that there have been changes made to this home assistance program, but there is a need for this program in many communities and this program is not available for people in Yellowknife and we believe that this is a program that would find a number of applicants from here. We know that in the Mackenzie Valley alone there is a great number of applications. There are many communities in the Fort Smith Region, 23 communities, and we believe that this is a program that should have application throughout the Territories.

Motion That Current HAP Program Be Available In All Communities

So I move that the current home-ownership assistance program be made available for prospective home-owners in all communities of the NWT.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order, Mr. McCallum. Do you wish to speak to the motion? To the motion, Mr. Wray.

HON. GORDON WRAY: Mr. Chairman, one question of the co-chairman. If we make home-ownership assistance programs available in all communities, what effect does he think this will have on the private sector, if in fact we embark upon a competitive process of providing housing in larger centres where private markets should be taking up the slack? I wonder if that was given any consideration and what their thoughts are on it?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, in the communities where the program is now applied I do not think it has any effect on it other than to make sure that there is a market for purchase and resale of housing. The home assistance program is not just applicable to building, but some of the grant

money can be used to purchase existing homes. If an individual gets this assistance it is forgivable over a period of years -- I think the term is five years -- then that allows for a movement. I do not think it would have a detrimental effect on the economy or the real estate business in a community. I think it would enhance it. Other Members may want to comment.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Ballantyne.

MR. BALLANTYNE: Yes, Mr. Wray. We looked at that and it seems right now that the HAP program targets a different income group than the private sector normally looks after. In Yellowknife now, to build your own house, you are talking \$100,000 and that is out of reach of many lower income families. So the HAP program would be of benefit to a group of people who otherwise could not build homes and therefore would not be in competition with the private sector.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Ballantyne. To the motion. Mr. Appaqaq.

MR. APPAQAQ: (Translation) Thank you, Mr. Chairman. I would like to make a comment. Many people who are not employed, like carvers or hunters, also want home-ownership. But the banks or loan funds will not give loans to unemployed people whose annual income or monthly incomes are not known and because of this, this home-ownership program, I think, will be difficult for these Inuit who are unemployed. How are they going to be dealt with when they want to get a loan for this home-ownership? Thank you, Mr. Chairman.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, would you like to respond to that?

MR. McCALLUM: Mr. Chairman, as I understand it, the Member is asking a question as to who would be eligible under this assistance program. That is whether one is employed in a wage economy or whether one is self-employed as a hunter or a trapper. It would seem to me that the program should be available to anybody who makes application for it, whether or not that individual is self-employed or whether the individual is in a wage economy.

The features of the home assistance program are there because it is a one-time grant, forgivable in five years. It gives the individual the opportunity to build the house himself or herself, or to try to get it done within the community. There should be no restrictions on whether you are employed by a government or a firm or whether you are self-employed. If you make application for it, your application should be given due attention and anyone would be eligible to apply.

The problem with the home assistance program now is that there is not enough money in it. The Housing Corporation can only respond to a limited number. We are saying that it should be open to people in every community and that there should be more money in it so that regardless of whether you are self-employed or working in a wage economy, you should be eligible to make application for it. Now, I hope I answered that, not only to the Member's satisfaction, but to yours, Mr. Chairman.

Motion That Current HAP Program Be Available In All Communities, Carried

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Are you prepared for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

The fourth motion under recommendation five. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, there is a further program for home-ownership made available by the government and that is the program called the northern rental purchase, whereby individuals who have lived in a particular unit are given the opportunity to purchase that unit and there is a corresponding forgiveness of the certain price made, for the amount of rent that has been paid over a number of years for this house.

There are some concerns with that by people because a lot of the northern rental units require some repair work and in some cases, quite a bit of repair. But the repair money that is applied to a northern rental unit is money that is provided by and large through CMHC. CMHC then puts some kind of a hold on it so that house then becomes ineligible for purchase by the tenant and we think

there is something wrong here somewhere along the line. People would like to purchase these units if the units are brought up to a certain standard of repair but as long as the money is being provided by the corporation via CMHC, then one cannot buy that unit.

So, we are saying that in order to enhance the purchase of the northern rental units under this program, that the corporation and/or the government recognize that there must be repair work done. Then when one gets an application to purchase it, there is tacked on, as it were, a repair loan, a grant to people to have the house repaired up to some acceptable standards in the way of health, safety and the building code. So, that is the rationale for the motion, Mr. Chairman.

Motion That Northern Rental Purchase Program Include Forgivable Repair Loan

As such, I move that the NWT Housing Corporation revise the northern rental purchase program to include provision of a "piggyback" repair package in the form of a forgivable loan in order to bring these units up to current health, safety and building codes.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, your motion is in order. Do you wish to speak to the motion? Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I am not sure that I can add much further to this. People want to purchase these units but they recognize that they have to have them repaired. It is a good program. The government has sold a number of these units in the past but it becomes very difficult to buy these northern rental units when the repairs are done prior to the sale because of the restrictions of the arrangement with CMHC. We would hope that the territorial government would be able to step in through the corporation and provide some kind of a loan, or a grant, if you like, so that people can have the house put in proper condition, a satisfactory condition and then the tenant can purchase it. Then he or she may want to make additional repairs on their own at a later time.

CHAIRMAN (Mr. Wah-Shee): Mr. Wray, to the motion.

HON. GORDON WRAY: Thank you, Mr. Chairman. I have a question for the co-chairmen. When they were considering this idea did they consider any ceiling on the loan? Did they have any figures in mind? Would the loan be open-ended, or would there be a ceiling on the loan?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, no, we did not put a figure on it. We discussed what things we could put in it. We felt that if we did put a certain figure on it there would be some kind of concern whether it was not enough or too much. But we believe with the history and the experience that the corporation has in repairs to these units that the corporation would come forth with an appropriate amount. It may not be an amount that would do everything that would have to be done because for some of the repair programs that are going on now, the rehab program for example, in some cases you are spending up to \$70,000. We are not talking about a grant such as that. We are talking about bringing these old northern rental units up to an acceptable standard so that you do not have the unit being posted by the health officer, saying that it is non-habitable, as it were. We want the individual to be given some money in the form of a grant but we leave it to the corporation and therefore the government to come forward with a program. Some of the repair programs now are up to \$5000. For example, senior citizens, I think, are eligible for a \$5000 home improvement grant; that may do a lot. The individual himself could do some of the repair work possibly.

MR. MacQUARRIE: You do not want to bind the government to a hard figure.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Wray.

HON. GORDON WRAY: So, I take it, Mr. Chairman, from the answer then that the co-chairmen would agree that in the case -- and we have many of them -- where the northern rentals we are to bring up to acceptable level of health standards would cost, say, \$25,000 to \$40,000 to do so -- and in some cases we are looking at that because some of the northern rentals are fairly old and they are really not worth fixing up -- that we would be better off writing the unit off and applying the money to, say, a home-ownership program or something similar; that you would not expect us to spend great amounts of money on a unit which is very old and really not worth repairing?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, the corporation is now spending money repairing older units. The Minister will know that in Frobisher Bay, for example, those northern rental units that are along the shoreline are being repaired at a fairly costly amount of money. If the corporation estimates or evaluates the unit and it is worth-while at the present time to repair, for some of those we would say that you continue that. We are not asking you to provide a \$40,000 forgivable loan to an individual, but what we are saying is that where you have an interest of a tenant to purchase the home, provide a grant to them or a loan to them, a forgivable loan, so that they can purchase it because once you do rehab or repair that unit the individual cannot buy it, even though the individual may want to buy it. You would have to move out and get another unit.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Mr. Nerysoo.

Revolving Fund For Loan Program

HON. RICHARD NERYSOO: Mr. Chairman, just a question to the co-chairmen. Was there any discussion at all about the idea of a loan program that would have a low interest as was suggested earlier for the supplemental program? The reason I asked is that you would probably want an ongoing fund for financial assistance and there are times when maybe forgivable loans may not create that revolving fund. I am just wondering if that was considered at all in the discussions and deliberations of the committee on housing.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, yes, we talked about a loan similar to the supplemental financing that we talked about under the first recommendation dealing with home-ownership, where we would hope that such a program would perpetuate itself upon application and repayment. If that is a means by which this can be accomplished, I think that the committee and Members would go along with that as well. But we are saying here that you are now repairing these units, but in so doing, and utilizing the funds that are available, you take them off the market. All we are trying to do is to rectify that, so that these units are still on the market so that people can purchase them. If you are providing the money to repair these units, continue it, but make it by way of a forgivable loan under this because you are already repairing the units. So if the person wants to purchase a unit, they buy the poor unit, and they then have to get some kind of financing to fix it up. The government is already providing money to repair them but in so doing you take them off the market so that individuals cannot purchase them. We are trying to enhance home-ownership.

CHAIRMAN (Mr. Wah-Shee): Mr. Nerysoo, to the motion.

HON. RICHARD NERYSOO: I understand that that is a problem. I just wanted to try to clarify what might be the other options. There could be an option, for instance, of a partial forgivable loan and then a loan that is repayable and a matching type situation. I just wanted to ask what the options might be. I think that there are a number that could be worked out; it is just a matter of clarifying what they might be.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, these are recommendations to this committee and hence, hopefully, when this committee adopts the report and the recommendations there could be further discussion on it. These are recommendations then to the government and the government, I would expect, would be able to take a look at these recommendations and come up with programs. We do not think we should be providing all the options, as a committee, to the government. You have the personnel to develop and use your own initiative in getting it. We point out a problem whereby we are trying to support the government in home-ownership. As the Minister indicated yesterday, what we are asking for and what comes out may not be the same thing and we understand that.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. Mr. Ballantyne, to the motion.

MR. BALLANTYNE: Just trying to illustrate what we are trying to get at and now, after further reflection, I think after the Minister has looked at it, some solutions will probably become apparent and it is because we do not have enough time to do the research that we do not know right now. The problem was that northern rentals were offered for sale in communities, people were

interested but the units were in such bad condition that they did not want to buy them. So the intent here is to provide some form of assistance to people so that they can bring their houses up to an acceptable standard and then buy them.

The alternative that we have now is to rehab them and once they are rehabbed they are no longer available for sale. We are trying to find some way to give the people the opportunity to buy units at a lesser cost than it would cost to rehab. To illustrate a point, the big problem our government has and I think the Minister talked about it, is that these programs are CMHC and the rehab program to a large extent is funded by CMHC. We are almost sucked into these programs, even though they are not appropriate for us. If we ever could get, as Ms Cournoyea said, some form of block funding to give us some flexibility in their programs -- but what we are trying to do now is to bring these up to an acceptable standard so that people will be able to purchase them.

CHAIRMAN (Mr. Wah-Shee): Thank you. Mr. Wray, to the motion.

HON. GORDON WRAY: Thank you, Mr. Chairman. Just to get what the co-chairman said right, then; in all of these recommendations they are very willing to allow the government flexibility in moving between them. What they might be recommending is not what we might come up with, but they are willing to allow us some degree of flexibility. I take it that is correct and is that what the Member said?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, we were told in no uncertain terms yesterday by the Leader of the Government what we ordinary MLAs can anticipate. As it was suggested to some of the Members earlier today, you have one year left in your appointments.

MR. BALLANTYNE: A little humour here.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Ballantyne.

MR. BALLANTYNE: Some of these are tentative recommendations and there will be ongoing discussions with the Minister, with the board of directors, with the Housing Corporation. Hopefully between now and when the final report comes in, among all the agencies involved we will have come up with more specific recommendations that we really hope you would follow, after our final recommendations come in.

MR. McCALLUM: Then we will know what they are planning anyway.

---Laughter

CHAIRMAN (Mr. Wah-Shee): To the motion.

SOME HON. MEMBERS: Question.

Motion That Northern Rental Purchase Program Include Forgivable Repair Loan, Carried

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

Mr. McCallum, to the next motion.

MR. McCALLUM: Mr. Chairman, the policy for the purchase of northern rental units, is such that at the present time if one is in arrears, one is not eligible to purchase that unit and in some cases the arrears may be substantial. The unit is assessed either by the Local Government assessors or by the municipality or by the corporation. I am not sure who does the assessment. The price is agreed upon and the individual then can make application, notwithstanding that there may be deductions in those arrears. What we are suggesting this time is to open it up to more people to purchase these units, regardless of whether there are arrears or not. I want it to be perfectly clear, we are not saying to forgive the arrears. We do not mean to open it that far but

at least to allow these people who are in arrears to purchase it; if they are given some kind of assistance, to repair the unit. They then own the unit. There is very little that is applied to it after that. For individuals who own their own homes, there is very little in the way of repair money.

Motion That Eligibility Criteria For The Northern Rental Purchase Program Be Revised, Carried

So I move that the eligibility criteria for the northern rental purchase program be revised so that clients in arrears can have their outstanding debt included in the purchase price of the unit.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, your motion is in order. To the motion. Mr. MacQuarrie.

MR. MacQUARRIE: Thank you, Mr. Chairman. It seems to me like it is a subtle attempt to facilitate eviction. The theory seems to be that mortgage default is more acceptable than rental arrears. So if people default they will be removed from the places, I guess that is it.

---Laughter

No, I understand the intent and certainly accept it.

CHAIRMAN (Mr. Wah-Shee): To the motion.

SOME HON. MEMBERS: Question.

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

We will take a 15 minute coffee break.

---SHORT RECESS

Committee will now come to order. We are dealing with recommendation six, repair programs. Mr. Pudluk, would you like to introduce this.

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. We are dealing with repair programs. The housing associations do not have much power. And we were looking at this concerning things that have to be repaired or constructed. I am going to read the first recommendation.

Motion That Retrofit Program Continue To Be Funded, Carried

I move, that the retrofit program continue to be funded and that this work be completed as soon as possible.

CHAIRMAN (Mr. Wah-Shee): To the motion.

MR. PUDLUK: (Translation) Mr. Speaker, it is because they have never completed the work that has to be repaired in the communities. They take too long to repair or construct. People have been requesting that they work on these a lot faster. This is a concern above the tree line. I will talk on this more later. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Pudluk. To the motion. Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

Mr. Pudluk, to the next recommendation.

Motion That Rehab Program Be Phased Out And Replaced, Carried

MR. PUDLUK: (Translation) Recommendation six, paragraph two. I move that the rehab program be phased out and replaced with a comprehensive repair program that would improve housing conditions and keep the units available for sale to tenants.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order. Do you wish to speak to the motion?

MR. PUDLUK: (Translation) We found out that the houses when they are repaired, the older houses, are treated as public houses, and they cannot be sold. We would like these to be available for sale after they have been repaired, and that any houses that have to be repaired, keep getting repaired after they are sold. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Wray.

HON. GORDON WRAY: Thank you. Question for Mr. Pudluk. Paragraph two, I am presuming that it ties into paragraph three as well. So, that what the committee suggests in it perhaps rather than get this rehab money from CMHC and then tender out the work, we try and come up with some system where we get the money, but turn it over, say, in the form of a grant to the housing association for them to carry out their own repairs as opposed to, say, a tendered contract. The rehab money would still be the same but rather than go to contract, we would give it to the housing association in the form of a grant, specifically tabbed for our repairs to certain houses. I take it that is what the second and third recommendations mean. They are sort of tied in together. Thank you.

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk.

MR. PUDLUK: (Translation) Yes, Mr. Chairman. Yes, it would be like this. I do not see any problems even when it is like this. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Are you ready for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

To the third recommendation. Mr. Pudluk.

Motion That Local Housing Associations Be Given Flexibility On Repair Programs, Carried

MR. PUDLUK: (Translation) I move, that the local housing associations be given the flexibility to approve on their own authority, any repair and upgrading work scheduled for units under their administration.

CHAIRMAN (Mr. Wah-Shee): Do you wish to speak to the motion? Mr. Ballantyne, to the motion.

MR. BALLANTYNE: Thank you, Mr. Chairman. I think for Mr. Wray's benefit, it was correct that numbers two and three can be tied together. But there is another aspect of three that I would like to clarify. Presently, there are a large number of repairs programs that are available either from CMHC or from the Housing Corporation and many times the decision as to which units will be repaired under any one of these programs is made by the regional office of the Housing Corporation with little or no consultation with the people. What we are saying is that the housing associations themselves should make the decision of which unit should be repaired under any one of the programs that are available. So, that is another part of the concept.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Ballantyne. To the motion. Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

CHAIRMAN (Mr. Wah-Shee): To the fourth recommendation. Mr. Pudluk.

Motion That Repair Programs Be Scheduled To Start In Spring And Be Completed By Fall

MR. PUDLUK: (Translation) I move, that the scheduling of retrofit, rehab and construction work in the communities be organized such that work commences in the spring and is completed by fall.

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk, your motion is in order. Do you wish to speak to the motion? Mr. Pudluk.

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. It is for the communities who have a shortage of housing - this is a real problem in rehabbing the housing, especially when they are fixing the houses in the fall. The houses are overcrowded so the people who live in old housing have no place to go to or live. It would be much better if they could commence this in the springtime so they could live in their tents while waiting for the house to be finished. And also during the fall they would be able to get back into their rehabbed house. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Appaqaq.

MR. APPAQAQ: (Translation) Thank you, Mr. Chairman. Yes, I am very happy to listen to some comments. However, have you ever considered the ships that are going up north carrying some parts of houses? The ships that carry the housing parts are late coming into the communities, and sometimes they do not come in until the snow comes. Have you ever considered the ships that are bringing some housing supplies in the fall and just covering the housing supplies with something so that they could start working with those supplies in springtime? Thank you.

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk.

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. For these reasons this motion has been moved. The ships that carry housing supplies are not within our discretion but it is within the discretion of the federal government. This motion that I have moved means that when they come in during the fall, the supplies could just be covered to wait for the building in springtime. Your question relates to this motion. Thank you.

CHAIRMAN (Mr. Wah-Shee): Mr. Richard.

MR. RICHARD: Thank you, Mr. Chairman. Mr. Chairman, in this section of the report on repair programs in which this motion is included, I notice on page 31 it states that approximately 60 per cent of the people in the Western Arctic live in their own homes. I found that a bit surprising when I first read it because I do not believe that it is true. Upon checking with one of the Members of the housing committee, I am advised that what it is intended to state there, is that approximately 60 per cent of the people in the Western Arctic live in other than public housing, because, as anxious as we are and as interested as we are in home-ownership, I do not believe that we have that sort of a statistic in the Western Arctic. I think that should perhaps be clarified for the record, perhaps by one of the Members of the committee. Thank you, Mr. Chairman.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Richard. To one of the co-chairmen. Do you want to respond to that? Mr. McCallum.

MR. MCCALLUM: Mr. Chairman, I think the figures we are using are based on statistics that were made available to us. These figures may not be up-to-date but using the figures that we did have, this is the approximate percentage. It may not be totally correct in saying 60 per cent, but it is not out any great amount, give or take one or two per cent of it, but those were figures based, I think, on 1981 or 1982 figures that we received, on the census figures, the statistics we have and those statistics obviously would maybe need some upgrading or improvement but the percentage is relative to the statistics that we used.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. Mr. Ballantyne, to the motion.

MR. BALLANTYNE: Maybe the wording is not as precise as it should be but, I think, the intent is privately-owned accommodation, including apartments, so it is not necessarily that people live in their own homes, but they live in accommodation that is privately owned, that is, not public housing. That is the intent here.

Motion That Repair Programs Be Scheduled To Start In Spring And Be Completed By Fall, Carried

CHAIRMAN (Mr. Wah-Shee): To the motion. Are you ready for the question? Question has been called. All those in favour? Thank you. Opposed, if any? The motion is carried.

---Carried

Recommendation number seven, housing for the disabled. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, in our tour of various communities and in a written submission we received from the NWT Council for the Disabled, we were impressed with the need to be aware of the requirements of disabled people. In fact, in some communities their local associations are doing something. In Pelly Bay, for example, the local housing association did provide a ramp for an individual, did repairs in the unit itself. I recall Mr. Pedersen and I going in and talking to the individual who was in a wheelchair, so there is a ramp going in and the facilities within the house have been modified so that cupboards and tables are at a lower level. The facilities, as far as hygiene is concerned, were primarily there because of the individual's disability. So, we have been told that there is a need in the communities to provide the proper access for disabled people in housing. Health and housing resource people have indicated that there are a large number of people who are disabled but there has been a lack of proper accommodations. There have been some amendments, if you like, to housing units but no set program. I guess, in point of fact, it is very difficult to determine just the number of households in need regardless of whether you need different kinds of facilities for different disabilities. What we are proposing here, Mr. Chairman, is that there is a need to identify the unique housing that is required and we believe that that can be done best by means of a survey and we believe it should be undertaken as quickly as possible, either by the government through its agency or utilizing other groups such as the Council for the Disabled to take this on.

Motion That Funding Be Made Available To Study Needs Of Disabled Residents, Carried

So, the motion, Mr. Chairman, is that funding be made available to undertake a study of the housing needs of disabled Northwest Territories residents. I so move.

CHAIRMAN (Mr. Wah-Shee): Your motion is in order, Mr. McCallum. Do you wish to speak to the motion?

MR. McCALLUM: Mr. Chairman, just again to reiterate that we are not indicating to the government, and we do not think the committee should indicate to the government, just how this should be done. There are various agencies within and without government that can undertake the survey. What we are trying to impress upon the government, though, is that there is a need. It has been well identified to the committee. And so we would want to see this be an undertaking by the government as quickly as possible.

CHAIRMAN (Mr. Wah-Shee): To the motion. Are you ready for the question? Question has been called. All those in favour? Opposed, if any? Motion is carried.

---Carried

To recommendation eight, private sector investment. Mr. McCallum.

Motion That Private Sector Housing Development Be Encouraged And Supported

MR. McCALLUM: Mr. Chairman, I move, that private sector housing development be encouraged and supported through appropriate funding.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, your motion is in order. Do you wish to speak to the motion?

MR. McCALLUM: Mr. Chairman, we have been told time and time again by people throughout the Territories that there is a lack of private sector investment in housing. There is a great deal of frustration on the part of potential developers and established investors in their attempts to convince lending institutions and government to assist them in developing new housing projects. There is a need in pretty near every community to get into this and it may be a means by which the government can help people develop, not just in the large communities, but in other communities. It may be that the government can embark upon a program of guaranteed occupancy of a unit since the government has indicated to its own personnel that if one is going to work for the government beyond two years, they must find their own accommodation. But there is a need for up to, at least, two years for government to provide this housing for its own personnel. And if there is a need, then this should be a means by which something can be done to enhance, if you like, the establishment or development of construction of housing units, regardless of the kind.

We have been told as well, that there is indeed a lot of expertise available so that this expertise should be tapped in order to initiate financial schemes that would support construction and therefore have economic benefits to NWT residents. We have a number of areas where lumber can be cut and sawed in the Territories, not to deplete the resource but certainly to make better use of the resource that is available to us.

We think that in communities where there is a great deal of construction of office space in conjunction with government, or government utilizes that office space, government should be able to arrange similar kinds of deals for the development of housing units. We believe that it can be done and I think what we are trying to do is to go along with and enhance what is being developed by the Minister of Economic Development in his relationships with lending institutions to see if we can make use in the North of that kind of money, so that you give northern businesses a jolt and assistance to get going on things.

At the present time there are few incentive programs available. And in the discussion that the Minister of Economic Development has had with bankers and with other business people through his Business Advisory Council, I think, that they would be able to come up with some idea whereby they could help the economy through EDA grants. That may be one vehicle utilizing funding that is available or guarantees because there are guarantees now being developed by legislation, either on loans or simply the loans themselves. But there has to be something done to help the private entrepreneur to get going. And we should be making use of the people that are already residents in the Territories who are willing to go ahead with this, given some kind of incentive. And all we are asking is that the government embark upon a program that would encourage and support this kind of business in the private sector. And because government is a user of a great deal of housing, there could be some kind of arrangements made in various communities to promote private business and help them develop units, which the government could make use of as well as the ordinary citizen. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Ballantyne.

Legislation To Permit Building Of Condominiums

MR. BALLANTYNE: If I could give an example. I think Members of the committee and other Members are aware of the extremely severe housing crisis in Yellowknife right now. There are people living in shacks, in buses and in tents. There are little shanty towns that are developing around the outskirts of Yellowknife because of the extreme housing shortage. As one example of what this government could do -- I know there is desire on the part of a number of developers to build condominiums. I know it is something that Mrs. Sorensen brought forward over the last three years. I mean it takes a simple amendment to some federal legislation. It will not cost this government a cent and with that change in legislation, whereby people can build condominiums, there would be units built here in Yellowknife on the condominium concept. It is possible to build such units at a cheaper per unit cost than single family housing.

I really urge the Minister now to go after Ottawa. What has been done up until now, is somebody in our government is tracking it through and pushing it. That is something that would be very much appreciated in Yellowknife and I am sure, in other communities. If the Minister could do that, I think, that would be one step at no cost to the government that could help alleviate the problem. Thank you.

CHAIRMAN (Mr. Wah-Shee): Mr. Nerysoo, to the motion.

HON. RICHARD NERYSOO: Yes, Mr. Chairman, that is the very point I was going to raise. While it did not indicate it in the motion itself, I believe that appropriate legislative changes would in fact alleviate some of the problems that now exist, and that if people know that they could buy land and build condominiums for sale, that in my opinion could allow for the financial institutions to free up money.

I just wanted to indicate to the honourable Member who raised this particular amendment or the suggested legislative change, that that particular item has been raised already with the appropriate Minister, the Minister of Indian and Northern Affairs. We are going to seek an appropriate amendment as quickly as we can, so we can deal with the particular issue, whether it is here in Yellowknife or other larger centres, or deal with appropriate investors that are prepared to invest their money in such ventures. So, we are dealing with it at the moment.

The idea that was given to us for our own territorial land titles ordinance which would really allow us to determine or classify land in the Territories, would take us some time to develop. One possible recommendation would be that we amend the federal Land Titles Act with a simple amendment and allow us time to develop our own NWT land titles ordinance. So, we are pursuing that particular amendment now and I raised it with the appropriate Minister and I am going to be discussing a suggested amendment, but, as you know, the process for introducing legislation is somewhat longer in the federal government process than it is in the territorial government process. I indicated as well that it is an important amendment that ought to proceed, particularly as it would help with regard to the economic development and economic stimulus in certain communities and certainly in the NWT. So that has been raised already.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Minister. To the motion, Mr. Richard.

MR. RICHARD: Thank you, Mr. Chairman. I am in support of the recommendations of the housing committee as a whole but, in particular, this one because although the motion calls for appropriate funding, I think there are many things that the territorial government can do without it costing the government any funds. The Leader of the Government has just indicated one area and I, for one, certainly commend that Minister for his commitment in that regard. This Legislature many, many years ago passed appropriate condominium legislation -- that is as much as this Assembly could have done -- but it required that minor amendment to the federal act and this government in recent years has sought that amendment. I am pleased to hear that the Minister has not given up on that pursuit.

On this motion, Mr. Chairman, there are some other suggestions that I would ask that the committee and the government consider. The matter of guarantees of mortgage financing is an area that I think should be looked into. We have legislation and we are going to have new legislation, I take it, later this week, before us involving the guarantee by government of business loans in appropriate circumstances and I would suggest that perhaps the government can look into a scheme of guarantees that would be available to individuals to get mortgage financing to build their own home and that way encourage the private sector.

Land Development Financing

One other area, Mr. Chairman, that I, perhaps by way of a question, would ask Members, either Members of the housing committee or Members of the current government Executive, and that is regarding the funding scheme that is available at present for municipalities to allow them to develop serviced land. I recall that at the public meeting of the housing committee in Yellowknife, the municipality here asked the housing committee to consider a recommendation that would enable the city to obtain from the territorial government, financing instead of over five years, over a longer period of time and that those benefits could be perhaps passed on to the private sector from the municipality and I would ask that that aspect be considered as well in this area of encouragement to the private sector to develop housing. Thank you, Mr. Chairman.

CHAIRMAN (Mr. Wah-Shee): To the motion. Does anyone want to respond to Mr. Richard? Mr. Ballantyne.

MR. BALLANTYNE: Yes, I think it is a good point. The whole area of land development financing is one that I was pretty intimately involved with when I was mayor and, in fact, Mr. Butters and I negotiated over a couple of years a new land development regime. The problem now is that the cost of serviced land in Yellowknife is so expensive -- it is \$25,000 or \$30,000 -- and under the existing scheme it is necessary for a purchaser to pay that money up front. There was, something maybe Mr. Sibbeston's department could look at, at one time a local improvement scheme whereby most of the cost of the land was really putting in the sewer and water and over a period of time one could pay off the cost of the land. So rather than somebody having to come up with \$30,000 at one time, they could pay that \$30,000 over 10 or 15 years. That is not possible now under the existing arrangement with the territorial government and the territorial government is also bound because they get their debentures from other institutions and I think they are paid on a yearly basis. If Mr. Sibbeston's department could look into the possibility of trying to find some flexibility whereby the municipalities would be allowed to sell their land and have the payments made over a more extended period of time, it would be very helpful, I think.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. Appaqaq.

MR. APPAQAQ: . (Translation) Thank you, Mr. Chairman. I am supporting this motion. I just wanted to point out that I was told in my community there is a person who is trying to get his own house. I was told by his employee that he has not been getting any money at all for three months for this person who is trying to build his own house, because they have to go to Rankin Inlet. I want you to believe me for those people who are eligible to make their own housing that they should be paying their debt and he is just making debts through the co-op since he has not been getting any money. Yes, I am just supporting this motion for this reason. Thank you, Mr. Chairman.

Motion That Private Sector Housing Development Be Encouraged And Supported, Carried

CHAIRMAN (Mr. Wah-Shee): To the motion. Are you ready for the question? Question has been called. All those in favour? Thank you. Opposed, if any? The motion is carried.

---Carried

To recommendation number nine, rental scales. Mr. Pudluk, would you like to introduce it?

Motion That A Simplified Method Of Determining Rent Be Developed

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. Since the special committee has found the southern based rent-to-income formula for rent assessment currently utilized by NWT Housing Corporation to be inappropriate for the North and unacceptable to the public, it recommends that NWT Housing Corporation develop a simplified method for determining affordable rent so that the rents charged reflect the economy and social reality for the North.

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk, your motion is in order. Do you wish to speak to the motion?

MR. PUDLUK: (Translation) Thank you, Mr. Chairman. This is a problem in most of the communities as they have been putting the rent scales to the wages. There are times that there are so many families living in one house and when most of the households start working they are going through their rental scale by their wages. Like earlier this afternoon, Tagak Curley mentioned that it is a big problem in the communities. When they first started building houses in the communities for Inuit people or even before they started building they were told "We are not putting up the houses just to get some money from you, we are just helping you for these and you will be paying at least two dollars a month, or it could go up to \$67 a month maximum." This person who gave his reply to the Commissioner and the interpreter came over to my community, who introduces builders for the houses in the community and how they are going to be using it and where the plans were. It is very different. For this reason Inuit people stop working because their rent is so high.

It would be better if we could keep a limit for the rent scales. It would be better for the people paying rent. This is a big problem. Houses are lacking in the communities and they are overcrowded, too many people living in one house. Through the policy of the Housing Corporation, the rent scale is set up to 25 per cent. I don't think it is really suitable in northern communities. I understand that because I am experiencing this. Also all the communities mentioned the same problem. What the NWT Housing Corporation has set up is not suitable in northern communities. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion, Mr. McCallum.

Public Housing Rent Scale Set By CMHC

MR. MCCALLUM: Mr. Chairman. I guess this is one of the things that we heard more than anything else as we travelled through the Territories. That was the whole business about rents, rent of public housing, and how it is tied to this principle of rent-to-income, a principle that is held throughout Canada. The principle of government providing public housing is that the individual pays for it, depending upon the amount of money that comes in to the unit. It is laid down by CMHC. Across Canada, the Territories included, there is a scheme where one pays 25 or 30 per cent of their income, the income that comes into their unit, to the cost of the rent. It is a scheme that has obviously been developed in the South for southern standards. It does not take into consideration the high cost of living in various communities.

Here in the NWT, the government has been able, through its agency to make some exceptions. CMHC may or may not agree to those exceptions, but we have a better scheme now, in the North, than most provinces have. In the provinces you are not allowed those extra amendments to it. What the

territorial government has done, of course, is to give those so-called breaks to individuals on the rent they pay, depending on where they live and how much money and who brings the money into the house. There are certain deductions made, specific to the Territories. That does not mean that the government, through its agency the corporation, can't pay back to CMHC the required deal, that 25 per cent.

Mr. Curley was talking yesterday on this when he was talking about the rental scale. I think the comments were a little in error because we have a little better deal in the North than the people do outside because we can make exceptions. The point I am getting at here is that because there are exceptions made and this government sets these exceptions in motion, it is on the initiative of the government, then there must be some other means by which we can rearrange things as well, to agree to agree. We have heard comments made to us and I am sure other Members have as well, in their constituencies, that range all the way from: 1) only one person in the household should pay for the rent; 2) charging rent after pension money, taxes, and everything else is deducted, so that the net amount would be the amount on which rent is assessed.

What we are saying here is that there is a fundamental argument over the philosophy of rent-to-income and private housing. We have experiences told to us where people were told they had to pay more rent. They did not understand that it was a northern rental unit and because the northern rental unit was rehabbed, therefore there was more CMHC money put into it, therefore the rent goes up.

We have the example in Spence Bay of the local housing association providing an increase to its employee of five per cent and with the increase in rent and the increase in income tax, the employee took home less money than before he had the five per cent increase. We have documented here, as Mr. Curley pointed out, about the individual who was living in Cape Dorset who quit because his rent was too high. Everywhere we went this was the one thing. I know, and we appreciate that the rent system is a complex one. It is complex because it takes in a great number of aspects to it, that is using the Social Services zone scheme, using the number of people in the house. It is complex in all of those things, but the simple matter is that it can be made simple. If I rent a house from an individual, I am told what it is worth and I have to pay that rent. I have to make a choice of paying it or not. In most cases there is no choice in the NWT. If you want a unit you have to pay the rent. I think what we are asking here of the government is to come up with a scheme that will look after the arrangement that they have to make with CMHC because they are using that kind of money, but at the same time, take into consideration the difficulties of living in certain communities in the NWT.

We have gone through the whole history. As Mr. Pudluk has said, there are people coming to us and saying "We were told to go into these houses, we were told what the rent would be." I know we live in 1984 and it is not the same as 1964 or 1954 and rents are more expensive because it takes a lot more money to build a home now than it did at that time.

Realistic Rent Scheme To Be Developed Later

When people complain and they talk about paying rent, it is something that has to be put into place. People will say that they do not mind paying rent if the unit is up-to-date and there are amenities in it, running water, sewage. But people complain about paying a high rent, depending on the number of people in the house who are earning money, and looking next door and seeing somebody getting a better house for \$32 a month under social assistance. We felt rather than getting into specifics in here, that we would work with the Housing Corporation at a later time, in order to try to develop something that would be more realistic in terms of a rent scheme.

As Members of the committee will understand and appreciate, you always get these comments from people in your community -- rent is too high. We know that the rents have not been increased for a while and we have been assured by the Minister at a public meeting that the Housing Corporation has no plans to increase the rent scale at the present time. So in all of this and as the Minister has agreed in talking to us, there is a great deal of difficulty with this whole problem of rent. What we are trying to do with this recommendation is to try to develop something that is more acceptable to the public and that is more appropriate to the North. We would hope that we would be able to come up with something at a later date in conjunction with the Housing Corporation and hopefully, with the government, that would make the rent scheme more meaningful to individuals. Thank you.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. MacQuarrie.

MR. MacQUARRIE: Thank you, Mr. Chairman. One question to clarify something first. When I heard Mr. Curley saying yesterday that we were treated unfairly compared to public housing in other parts of the country, I thought that was not correct. My own understanding of the public housing programs has been that everywhere in Canada total income was considered in public housing. And the co-chairman seemed to say that a while ago. Is that correct? That in all other jurisdictions, you consider total family income for public housing? Is that correct?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum. To the motion.

MR. McCALLUM: Mr. Chairman, that is the understanding that we have. That is the philosophy behind public housing. It is on a rent-to-income formula. More money being made in that unit, you pay more rent and that is throughout the country. That is laid down by CMHC.

CHAIRMAN (Mr. Wah-Shee): Mr. MacQuarrie.

MR. MacQUARRIE: Thank you. So, that in a basic sense, although it is complex and may not be suitable to the Territories for other reasons, it is clear that we are not treated more unfavourably than other jurisdictions. Or people here are not treated more unfavourably than in other jurisdictions. And in fact, maybe more favourably because of additional considerations that this government brings to play in the rental scheme.

Anyway, in the whole area I certainly am supportive of this recommendation. A simpler method and one that people understand is desirable. Yet, what you say you heard in communities does not seem to square with some of what we read in your own report here, on page 37. Statistical information given to the special committee by the NWT Housing Corporation reveals that since 1981 actual rental revenue has declined by 13 per cent. And that is disturbing to me -- I'll come back to that in a minute.

The average rent collected is approximately 10 per cent of the actual cost to operate an average house for one year, which is a very small amount. Examples of typical households' rental assessments given to the special committee by the NWT Housing Corporation indicate that rent ranges from 5.5 per cent to 11.9 per cent of gross income. Which on the surface, seems to be a reasonable amount, although I agree that if you do not have a ceiling, then you could have some probably quite outrageous situations developing.

Principles Which Should Be Considered

But at any rate, while I certainly approve of trying to get a method that is simpler and more straightforward, to me, it would be important that a couple of principles be included in whatever rental regime is established and that one of them is that where there is an ability to pay, that people pay as close to the real cost as possible -- modifying that, of course, in a way so that disposal incomes across the Territories would be left fairly comparable. I know that is not easy to accomplish but that should be one of the aims in trying to assess this. That disposal income would be equivalent for equivalent housing. In other words, consider the age of the house and the size of the house and the condition of the house, but having considered those things, then I would say people with an ability to pay ought to be paying as close to the real cost as possible. There is no question about that in my mind.

And the second principle that I feel ought to be considered is that where, for a variety of reasons, income does not enable an individual or a family to pay at that rate, that there is a reduced rate that is affordable. And I would strongly urge that that kind of thing be considered so that even those people who cannot afford housing, still have access to decent housing. I want to see that but I would say that where minimal rates are set to take account of that, that people be expected actually to pay those rents. And I am afraid that is not happening.

I know two or three years ago, this Assembly did pass a motion. It might have been introduced by Mr. Curley, I am not sure, but I recall supporting it and I recall that it passed in the House. And that was that where people had been assessed minimal rents that they obviously could afford, they should be pursued vigorously to pay for those. And I do not know whether that has been happening or not but it would seem maybe not, if the actual rent revenues have declined by 13 per cent since 1981. That is in absolute dollars, I gather. So, that is kind of alarming.

I will support the motion. I hope it will be a simpler regime that is more understandable to people. But I really hope also, those two principles will be retained as part of that regime.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. MacQuarrie. To the motion. Mr. Curley.

HON. TAGAK CURLEY: Thank you, Mr. Chairman. I certainly am in support of the motion as well. The intention is clear that there is an unacceptable formula that exists right now. I think it should be clear. I think the committee has to understand what it is proposing because I do not believe you can understand what you propose without really understanding what the formula is.

The co-chairman raised the issue of the complexity involved with the present rental scale. But we have not been presented with the exact formula. I would be surprised to see how many of the Members on the committee actually can lay out, by formula, and give a net result of the rent. And all you are telling me is, you know, that the particular figure or percentage applies but there is more to it than that, I believe. You were the Minister when the Housing Corporation initiated a new formula for the rent.

AN HON. MEMBER: Oh, oh! That is not fair.

Present Formula Imposes Heavy Burden On Some Families

HON. TAGAK CURLEY: No, no, I think we should get the figures right. I think we should have the figures and give a sampling of the East versus the West because there are differences in cost of living. Cost of living with respect to hydro, cost of delivery of fuel, cost of transportation must be taken into consideration. The committee, I think, should understand that when you apply the same standard depending, without regard to these factors that I mentioned, we will in some areas, impose a very heavy burden on the family.

I remember representing my constituents in Whale Cove where an individual was hounded by the Housing Corporation staff, because he refused to pay the rent as assessed by the local association. Between him and his wife, they were assessed \$800 a month. And their salary really was not able to take care of it after deductions. That is because you apply 25 per cent to family income before deductions, that is gross income. He refused to pay that and as a result the Housing Corporation district office -- and I had a copy. I am speaking from experience because he sent me a copy of the lease sent to him by the district officer. I say that presently what is happening here is that public housing, although we are looking for a fair system -- I think it is fair to say there are probably individual householders that average about \$2000 a month. I would say that is relatively pretty close for someone who is employed by local government or whatnot in the community. So, his salary is immediately included in the assessment. If his wife was earning an equivalent salary in a good position -- I am talking about a middle, average family and making about \$1500 a month -- that salary would also be put on the gross salary, less \$75. That is, with the present formula, any other individual earnings of household earners, regardless of what the salary is, less \$75, is added on to the family gross income.

So, therefore, when you apply all that before deductions the average family I am talking about earns about \$3500. So, when you take less maybe the cost of living adjustment in one area, cost of living adjustment with respect to zones is only \$35, so they apply that, deduct \$35 out of that. That is supposed to take care of your cost of living factor. But, what can you get for \$35 in some places? So, when I apply that, given that family of four, the rent would be \$885 a month and I say that is beyond an individual's means because they have to take into consideration income tax and other staff deductions from their salary.

So, to me that is a problem. I think we are going to have to address that as to whether we want to standardize it throughout the Territories. I understand we do not have much choice in the Territories because we are dealing with our social workers in Ottawa. We have to abide by rules but what I am trying to say -- in one of my constituencies, because of this kind of thing, when they actually abide by it, it is increasing their rental arrears and therefore it also affects the administration of the housing association. In order to qualify as a member of the board of directors, for instance, of the housing association, you have to be in good standing. I was told in one community it is difficult to find any householder tenant in good standing because there are so many of them in arrears and the only people that do qualify as good standing members are the welfare recipients because they do not have rental arrears. So that was addressed to me. They asked me to try and work around it but I refused because I accept the fact that they have to take some responsibility in trying to work their arrears out of their way.

I think we can no longer ignore the fact that there exists a tremendous amount of uncollected revenue in terms of arrears and I think I would welcome the committee to address that because it is imposing a very serious problem with the local housing associations in the Territories.

Mr. Chairman, whatever the system we are talking about, I think, again, we should take into consideration the increased costs of fuel and electricity. I bet you they are going to increase as a result of the new rates that might be introduced by NCPD. Mr. Chairman, I welcome the discussion because I do believe I am not asking at all for any unfair system of rental scale but sooner or later appropriately I think the tenants should accept the responsibility in many ways. At the same time I think there should be an incentive or some way to work their way out of the present problem that they have got themselves into. Thank you.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, to the motion.

Reported Decline in Rental Revenues

MR. McCALLUM: Mr. Chairman, in relation first to the question that Mr. MacQuarrie asked about the rental revenue declining by 13 per cent. Those are the figures that were supplied to us by the Housing Corporation. I think that in the note that we received from them it indicated that because of inflation the actual real money that they were able to get had declined that much. I can give him the quote, if I can get back, that we received from the Housing Corporation. It said that in 1980-81, rental revenues were four million dollars. The current projection is \$4.8 million. That is an increase of 20 per cent but when inflation is considered, rent revenue has actually declined by 13 per cent and we were directly quoting from information we received from there. The annual cost of running a house, as the information was provided, was \$11,400 a year. Rental revenues recoverable, \$1200 of that. These are the figures that we are dealing with.

Now, if I may just briefly reply to Mr. Curley. Lest he has the wrong impression, I did not institute during my time as Minister responsible to this House for Housing, rental scales. Rental scales came in when the federal government had it and I was not around at that time and he would not remember it because he was only a little boy. I came in and looked at it very...

MR. BALLANTYNE: How old are you talking about?

MR. McCALLUM: Very old -- I was being nice to him. I had only responsibility Housing for two years but rental scales were well in effect long before that, either by the federal government or the Housing Corporation which, as he knows, was formed in 1974. We did not have a territorial Legislature at that time.

Now, one other thing I want him to be aware of. If there are 10 people in the Northwest Territories that are aware of housing, rental scales and most aspects of housing now, it is the 10 people who travelled around to all these communities and if you want to go into the litany of whether we understand what is going on about rental scales, let me assure you, any one of those Members knows more about housing than you would ever dream of knowing. They have been around to hear it and they have heard it directly, not just in one area and if the Minister had been that much concerned about housing and everything else, while we were stuck in his community and while we visited his areas he would have been around to be there. He wasn't.

CHAIRMAN (Mr. Wah-Shee): Order please. Mr. Curley, your point of order.

HON. TAGAK CURLEY: Mr. Chairman, I would just like to indicate to the Member that as a Minister of the crown we have invitations and I would just like to indicate to the Member that I had accepted an invitation to the Baffin Regional Council meeting, which I was not able to take care of. But I would just like to say to him that he as a previous Minister should be well aware of these problems, not discovering them later, after the fact.

CHAIRMAN (Mr. Wah-Shee): To the motion. Mr. McCallum, to the motion.

MR. McCALLUM: Mr. Chairman, the Member, in his discussion indicated that this body is not aware and we do not understand what is going on with rental scales. I tell him that we do understand and that is why we came up with a recommendation. We have comments about rental scales in the 40 communities we travelled to. We did not go into communities of his particular constituency because we were not asked. We went into communities that wanted to meet us. We met with some Members of

the Executive. We put forth a recommendation based on the comments we heard from people who are concerned about the rents and without putting forth something to the government because it is complex and the complexity is perpetuated when we start making exceptions to the rental scale because of where one lives, the number of people who are in the house, how much you can deduct for a son or daughter, whether the spouse is working, the head of the household, all of these.

We know that if the assessible income into a house is \$200 or more we know that you pay \$32, 16 per cent of it, that is the minimum. We know that if the assessible income that comes into a unit is over \$400, we know that people are getting hit with 25 per cent and for each graduation of assessible income. We know very well how to determine the assessible income, each and every one of us, because we have gone through it. So we understand the problem. I just hope that when it comes time for the government to do something about it that the Member opposite will understand what is going on and then will be able to talk a little more intelligently about the whole problem.

---Laughter

CHAIRMAN (Mr. Wah-Shee): Order please. Mr. Ballantyne, to the motion.

Many Discrepancies In Present Rental Scheme

MR. BALLANTYNE: If I could get back to the issue at hand, I think that in his own inimitable fashion though, Mr. Curley has hit on it. There is tremendous complexity with the rental scale. I think the Members of the committee are very aware about how the rental scale is applied. The reason we did not try to come up with a proposed rental scale now is because it is going to take a lot of time and a lot of work to come up with it. A lot of factors that Mr. Curley has brought forward are true. There are discrepancies, depending on what area you live in. There are discrepancies in houses -- one house in very bad condition and a house in good condition, you pay exactly the same rent.

Another major problem is, in our agreement with CMHC we were essentially bound by the national rental scale and where we deviate from that scale, it is our responsibility to pick up the tab. In our report it is estimated that if you do not count power bills -- which is another issue I will get into -- this government has probably had to pay the Housing Corporation six or seven million dollars in the application of our rental scale and the southern scale.

In the South people in public rental units have to pay their own power. Here that is not the case. Now there has been an ongoing negotiation, I understand, between the Housing Corporation and CMHC about who is responsible. Now that gets into millions of dollars. There is a possibility that if CMHC applies the letter of the law, that the Housing Corporation is going to owe CMHC many millions of dollars to pay these utility costs. So another reason we did not want to come up with a specific rental scale now is that we wanted to give the Minister some opportunity and some flexibility in trying to negotiate a new regime with CMHC and the federal government. So I think that even though...

SOME HON. MEMBER: (Inaudible comment)

MR. BALLANTYNE: Well, you know, you can only handle so much flexibility.

---Laughter

I think this interchange between Mr. McCallum and Mr. Curley really illustrates that it is a very complex problem and there is no simple solution and it is going to take all their energy to come up with something that is: 1) fair, and 2) that we can afford. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, are you ready for the question? Mr. Pudluk to the motion.

MR. PUDLUK: When we were still on the rental scale they were also concerned about increasing the rental scale in less than a year. When we were in the Keewatin on October 10th, meeting with the Minister for Housing, I raised the question. The last rent was increased and I think it is going to be increased again in January. Is that correct? I got that information from the district office and he says we have no plan to increase the rent for now. But it says here in this paper it is going to be increased in January 1984. Could you say if it is going to be increased or not going to be increased?

CHAIRMAN (Mr. Wah-Shee): Mr. Wray.

HON. GORDON WRAY: I will check on it, Mr. Chairman, but if a decision was made to increase it in January of 1984 then it was not my decision, it was the former Minister's. But I will check on it anyway. Thank you.

Motion That A Simplified Method Of Determining Rent Be Developed, Carried

CHAIRMAN (Mr. Wah-Shee): Order please. I would like to remind Members to address the Chair please. To the motion. Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

We are on recommendation 10, economic development. Page 39. Mr. McCallum, would you like to introduce this recommendation?

Motion That Economic Development Opportunities And Training Programs Be Developed

MR. McCALLUM: At the risk, Mr. Chairman, of getting into a discourse with Mr. Curley, the honourable Member, about economic development, I move that since there is a long-term requirement for the construction, maintenance and repair of housing in the Northwest Territories, and since the development of a Northwest Territories construction industry could be a major vehicle for economic development at the community level, comprehensive economic development opportunities should be identified and appropriate training programs be developed to meet this requirement. And I will not even talk to it.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum, your motion is in order. Do you wish to speak to it? Okay, to the motion, Mr. Ballantyne.

MR. BALLANTYNE: We should have a rule that if Ministers do not vote, they cannot talk. The point I want to make is that in just about every community we visited, there was frustration in the communities that a lot of the job opportunities and business opportunities to do with building of houses and maintenance and repair of housing was not being realized by the communities. I think the reason this is put in here, and I think it is something that Mr. Curley should take a real note of, is that in the future of the Northwest Territories there are always going to be houses built and always going to be houses repaired and it has tremendous potential for jobs and business opportunities in every small community. I think something this government has not done is try to look at some overall way of encouraging that. The Ministers may laugh, but the fact is, mines come and go, pipelines come and they never go and houses will always be here and I would suggest that the Department of Economic Development can look at ways of developing some sort of a process in the future whereby communities can be assisted in maximizing employment and business opportunities in the construction, maintenance and repair of housing. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Ballantyne, for your words of wisdom. Mr. Curley, to the motion.

HON. TAGAK CURLEY: Thank you, Mr. Chairman. I would just like to thank the Member for Yellowknife North for translating my reply to the Commissioner's Address today because that is exactly what I was talking about. I did not know that he understood Inuktitut.

---Laughter

Mr. Chairman, in my remarks I further commented that not only should we, I think, encourage but I think when we state "encourage economic development", I think we have to be specific in some respect. I concur that there are a lot of small communities that rely on construction and small rehab projects or whatnot, every summer. What I wanted to say is that in my reply to the Commissioner's Address today, in speaking directly to my constituents, that I encourage them to try and establish mechanisms to deal with economic opportunities. I think once we have initiated some mechanisms, put these in place, I think with appropriate training, then others will flow from that. So, I think one is that I am being supportive of many of the community development corporations and so on and native development corporations because they are a means to try and allow these communities to take part in and compete with the private industry in the Territories

and bring opportunities closer to home. So, again, I would like to thank Members for their suggestions and I know that it is a recommendation that my department is going to be following very closely.

CHAIRMAN (Mr. Wah-Shee): To the motion.

SOME HON. MEMBERS: Question.

Motion That Economic Development Opportunities And Training Programs Be Developed, Carried

CHAIRMAN (Mr. Wah-Shee): Question has been called. All those in favour? Thank you. Opposed, if any? The motion is carried.

---Carried

We are now on to recommendation 11, extension of the mandate of the special committee on housing. Page 42. Mr. McCallum, would you like to introduce this recommendation?

SOME HON. MEMBERS: Agreed, agreed!

MR. BALLANTYNE: Oh no, no. No way, you guys are too pushy.

---Laughter

MR. McCALLUM: What are they agreeing to?

MR. BALLANTYNE: Agreed that you can talk.

MR. McCALLUM: Wait for it. Mr. Chairman, one of the things that I had indicated when we talked in the beginning of this report was that there was still work, we felt as a committee, that we had to do. We did not intend to address all the concerns that were pointed out to us in our meetings with people in the communities, with the Housing Corporation, either its board of directors or district offices. Some of those things we feel are necessary. We have suggested throughout this report that there was greater detail to be worked out. We have been in existence since February of this year, when the committee was set up. There have been many things that have been discussed with us that we did not report on or did not refer to in this interim report by way of motion. The corporation itself was to be studied and reviewed. We have not done that. We would want to be able to deal with that. We would want to be able to talk to the district office people again, the headquarters staff, the board of directors.

One of the other areas that is of a concern to a great number of people would be the community control of housing, the inclusion of housing into existing municipal structures, for example. It is one of the many public concerns that was brought to the attention of this committee. Given that the corporation is responsible for the delivery of most of the housing programs currently available, and because of those public concerns, we felt that there were things that were urgent and other things that would take a little bit of time, and so what we are proposing in the second phase, as it were, of our work with the support of the committee of the whole and therefore the Legislature, would be to undertake a formal review of the Housing Corporation in order to assess the performance, organization, objectives of the agency. We will do this with the best of intentions. It will not be done to identify persons responsible for mistakes of the past. I will get blamed enough for it. But, rather, to identify certain structural inefficiencies and policies that should be modified or, in fact, changed. The honourable Minister now responsible for public housing has on many occasions, in his present capacity and since he first graced the presence of this Legislature via his by-election...

MR. BALLANTYNE: That is a very loose expression.

MR. McCALLUM: ...and most recently, in our trip to Baker Lake and Rankin Inlet, assured us that the corporation is ready to co-operate with the special committee in this particular process. The president of the corporation and his senior staff, as well as the chairman and the board of directors have also indicated that they would welcome this kind of review.

So, Mr. Chairman, then with the co-operation that has been expressed and with the assistance of other agencies and interest groups, the special committee hopes that we will be able to get a mandate to continue and to bring forth a final report with recommendations that we believe will make a positive contribution to solving the serious housing problems of the Northwest Territories.

Motion That Mandate Of The Special Committee On Housing Be Extended

So, Mr. Chairman, I would move that the Legislative Assembly extend the mandate of the special committee on housing in order to allow the special committee to research and analyse the major issues identified in the interim report, to undertake a detailed review of the Northwest Territories Housing Corporation and to develop recommendations that would be included in a final report to be tabled in the 1985 spring session.

I would just want to add one further thing, Mr. Chairman. We had proposed a budget for the work of this committee that undoubtedly will come up as a supp to the House but it may be absorbed via the allocation of funds already to the Legislative Assembly to some degree. I want to assure Members of this committee of the whole that we are well within that particular budget and that will allay any concerns that we are overspent. At the present time, to the best knowledge that I have as a co-chairman, of the expenditures to date, we are well under \$100,000 of our proposed budget. So, we have been able to accomplish this report without utilizing the total proposed budget of this committee. We expect that in the ensuing months until we make our final report we would be able to do that and still be within the proposed budget that we have put forth.

There has been some concern expressed that the committee has been travelling too much and spending too much money and there are too many Members on it. I recognize that this House voted six full-time Members, but it also voted alternate Members. And I want to assure you that in no way has the committee expended funds not within the true performance of what it was supposed to do. We took on occasion, more than the six Members but it was told to us in many communities, that it was the first time that the community had that number of MLAs to come in so they could talk to it. At times, it is the local MLA and at times it is a particular Minister who would go in. But this time we were in. So I want to allay any kind of concern, Mr. Chairman, about how the committee has worked.

With those comments then, Mr. Chairman, I move the recommendation.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. To the motion. Mr. Nerysoo.

Motion To Extend Sitting Hours Of The House, Carried

HON. RICHARD NERYSOO: Mr. Chairman, I move that we extend the sitting hours until we conclude the report of the special committee on housing.

SOME HON. MEMBERS: Agreed.

CHAIRMAN (Mr. Wah-Shee): Motion is in order. All those in favour? Opposed, if any? Motion is carried.

---Carried

Mr. Nerysoo, to the motion.

HON. RICHARD NERYSOO: Just a question to the co-chairman. Is the analysis that is going to be done going to include other types of structures that might be utilized in providing housing in the NWT?

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum. Order please. Mr. Nerysoo, could you repeat your question, please?

HON. RICHARD NERYSOO: Mr. Chairman, just to ask the co-chairman again. Are you going to do a detailed analysis of other structures that might be utilized to provide housing programs in the NWT? I meant, are you going to look at the structures in Ontario? Or are you going to look at the structures in Alberta? Or what are you intending to do with regard to analysis of review of the NWT Housing Corporation.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I am not sure that we are going to get the extension of the mandate. However, if the Minister is saying that he approves of extending this mandate, that is the time that we have of the life of the committee, then it will be the committee who will sit down upon getting that assurance that we can continue to discuss what else we are going to do. Whether he is asking us if we are going to...

AN HON. MEMBER: To PEI.

---Laughter

MR. McCALLUM: I don't dare say that. Whether we are going to travel to other provinces, other territories or other countries -- that is something I cannot tell the Minister at this time because I do not make those decisions. We are a democratic group on that committee and we will make that decision later.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. McCallum. Mr. Butters. To the motion.

HON. TOM BUTTERS: Mr. Chairman, just to say as this motion is directed to the Assembly itself that Members of the Executive will be voting on it as they wish.

---Laughter

Oh, I get laughter from across the hall. The other 10 recommendations were quite obviously directed to the government as such. This is directed to the Assembly.

CHAIRMAN (Mr. Wah-Shee): Point of order. Mr. Pudluk.

MR. PUDLUK: I think our Leader of the Executive was to agree all recommendations would not be voted by the Executive.

CHAIRMAN (Mr. Wah-Shee): Point of order. Mr. Wray.

HON. GORDON WRAY: This committee was set up by a motion of the Legislature and the MLAs and not by the Executive Committee. The recommendations that the special committee is making are to the Executive. The recommendation that the mandate be extended is to the Legislature. As far as I know, we are still MLAs and we have a right to vote on committees of this Legislature.

AN HON. MEMBER: Hear, hear!

CHAIRMAN (Mr. Wah-Shee): Perhaps, as chairman, I should rule on I believe two points of order that have been raised here. Point of order, Mr. MacQuarrie.

MR. MacQUARRIE: My point of order is that no point of order is involved. There is no involvement with House rules in what was done. The Executive Council said that it would act in such and such a way with respect to certain recommendations. It is now saying that it will act another way with respect to another recommendation and I say that has got nothing to do with House rules at all. And you need not make any ruling with respect to any point of order, Mr. Chairman.

AN HON. MEMBER: I agree.

CHAIRMAN (Mr. Wah-Shee): Mr. MacQuarrie, you are absolutely correct. There is no point of order.

---Laughter

To the motion. Mr. Nerysoo.

Additional Work Not Clearly Specified

HON. RICHARD NERYSOO: Mr. Chairman, I believe that the question is important in receiving an answer that I asked because what is being suggested is that I approve a certain amount of finances to a particular special committee without them clarifying to me what other work or what additional work is required to complete a final report. It would be foolish on my part to approve any additional expenditures if I am unsure of the kinds of expenditures that are going to be made.

All I am asking is, what other additional work is to be done? The suggestion is very, very general and I think it is important that we clarify and become specific about the additional mandate that is being requested of this Assembly.

AN HON. MEMBER: Hear, hear!

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Nerysoo. Mr. McCallum. To the motion.

MR. McCALLUM: Mr. Chairman, the recommendation that we are asking to have approved -- with or without a vote on the other side, it doesn't matter to me, personally -- would be to fulfil the terms of reference by which this committee was formed; one of those being to make a review of the NWT Housing Corporation. That is what we intend to do. Otherwise we would not. I said in the opening when I presented this report that that was the one thing that we did not do. We felt that it was important to get out to the communities to hear the people and I listened to each and every Member -- no, each and every Member of the Executive save three, who did not comment on the report, saying that that was a good idea to get out and hear it. Now what we want to do is to fulfil the total mandate by which this Assembly set us up and the recommendation says "to research and analyse the major issues identified in the interim report, to undertake a detailed review of the NWT Housing Corporation and to develop recommendations that would be included in a final report".

Those recommendations that I suggested, we did not address here such as, for example, the community control, because it was suggested to us in Frobisher Bay, in Fort Good Hope and a couple of other communities that maybe the municipal government should take it over and look after housing since housing is a community concern. Those are the things.

Now I cannot indicate to Members opposite whether that will entail a lot of travel out of the Territories or increase travel going back. There is nothing in there that we cannot -- the Members who have some concern can rest assured that we are responsible MLAs and to use the phrase that the Executive uses, "trust us".

CHAIRMAN (Mr. Wah-Shee): Mr. Pudluk, to the motion.

Many Concerns Not Yet Dealt With

MR. PUDLUK: Thank you, Mr. Chairman. This travelling to the communities was very rushed and also dealing with this report that we were going to represent the Legislative Assembly and there were a lot of concerns that we did not point out on this interim report and we wanted to put it in our final report concerning other concerns. I made out a recommendation when I wanted to see the special committee on housing, and this was in regard to Housing Corporation policies. I wanted to look at and examine them, what we were going to do, and we have not had time to look at this.

Also while we were touring the communities there were a lot of good questions when we were having the general public hearings and we would like to work on those again. We cannot answer them because we are not working for the Housing Corporation. We were just telling them that we will be pointing out these to the NWT Housing Corporation for those people who asked very good meaningful questions. And there are a lot more things that we have to deal with even though there might still be one more community that we should visit and they would have more things to say. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Pudluk. Mr. Nerysoo, to the motion.

HON. RICHARD NERYSOO: Mr. Chairman, I am not questioning the idea of the requirement to extend the life of the committee. I am just trying to find out further details as to the work that is to be done because what you are suggesting -- for instance to research and analyse major issues identified in the interim report -- if my hearing is good, I would suggest that many of the comments over the past two days by the co-chairman suggested that a lot of that work would be done by the Housing Corporation. I just wanted to be sure about what type of analysis is to be done, what type of research work is required. I wanted to be sure about what type of detailed review is to take place, whether or not that would include analysis of other institutions that provide housing and if so, there is a need to clarify, in my opinion, the role of the Minister in this process.

I am not in opposition to the idea or to the suggestion at all but I do think if you are going to seek an extension of the mandate, it was very clear when we adopted the terms of reference initially what that meant it was all about. That included travel to communities. There was no

opposition on my part to the terms of reference at that time. I just wanted to be sure that what is being done is being done with the consent and with clear ideas as to what other individuals might be talking about in their communities, if the committee is going to continue to function. If not, then how do you expect anyone to go forward from this House to explain to the general public, that this is the additional work that we are spending money on with regard to the special committee and the special task force on housing?

It is not a matter of suggesting at any time that we are in opposition to further work -- there is all kinds of work that has to be done -- but I would like to know really what direction you are going. I would have thought that you would know or at least have identified those areas very clearly that you require that work to be done in.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Nerysoo. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, I am not going to be able to go into the detail that the Member opposite would want me to because all I am saying is we want to look at the corporation to assess the performance, the organization and the objectives of the agency. That is what I said prior to making this recommendation, and to suggest to him to outline what our travel arrangements would be. I cannot at this particular time, tell whether in fact it requires a great deal of travel. Certainly if we are to meet as a committee to deal with the corporation there will be travel involved because Members will have to come in from their communities into here, Yellowknife.

If the Member has some concerns and he would prefer to put some parameters on the motion, I suggest that he put the parameters on it and try it out. You just have to have a vote on it to find out whether he would or not.

CHAIRMAN (Mr. Wah-Shee): Mr. Patterson, to the motion.

Public Consultation Almost Completed

HON. DENNIS PATTERSON: Thank you, Mr. Chairman. Just briefly, I would think that the MLAs would want support from the Executive Council in continuing their mandate. I was a little bit disturbed to hear one of the co-chairmen say he did not care whether we voted or not. It did not matter to him, which means he does not care. But I personally would like to just say that I think that this committee has done a good job and has worked hard. I think hard committee work and full public consultation is a tradition that was well established in the Ninth Assembly and possibly before, and I think so far the 10th Assembly has set a very high standard as well. Some people have said that our committees have too much power and too much control, but I feel, personally, having had the privilege of being named Minister of this House, that the work of the special committee on education set a blueprint for my work and gave me very valuable direction. I believe the Minister of Housing feels the same way. I also think that it is pretty clear that not too much more travel is required. I think the committee should perhaps make an effort to get to Sanikiluaq and perhaps other communities that they were...

HON. TAGAK CURLEY: Repulse Bay.

HON. DENNIS PATTERSON: ...that they were not able to visit for one reason or another but I think it is pretty clear that the bulk of your public consultation is over. So, on that basis, I would just want to say that I support the continuation of the work and I also feel that a final report for the spring session is quite a realistic and quite a challenging timetable to meet and I wish the committee well in its work.

HON. TAGAK CURLEY: You have to go to have your pictures in it.

CHAIRMAN (Mr. Wah-Shee): Mr. MacQuarrie. Mr. McCallum.

MR. McCALLUM: Mr. Chairman, if I gave the impression I, from what I said about whether the Executive vote on this or not, that led to an impression that I did not care, that is not what I was referring to. The concern was raised when Mr. Butters said that individual Executive Members will vote. I understood Mr. Butters to say that, prior to when we started. He said he excluded number 11. I appreciate that, I did not say whether you vote or not, that I do not care. That is not the impression. I fully understood Mr. Butters. He made it perfectly clear before this debate started. He said he referred to the exclusion of recommendation 11. So, what I am saying to that,

is not that I do not care whether you vote, certainly we would like to get unanimity to continue. But it was not to leave the impression that, regardless of whether you vote or not, I do not give a damn. That was not what I was trying to convey. I know what Mr. Butters said. The reason he is saying that Members would abstain is one realizes that the Executive Committee will be required to deal with each of the recommendations with the exception of number 11. He said that so that is the only point. I just want to clarify it. I do not want to leave Members with the impression that it was disdainful, in terms of the comment. So, mea culpa.

CHAIRMAN (Mr. Wah-Shee): Mr. Nerysoo, to the motion.

Information Requested Regarding Further Work To Be Done

HON. RICHARD NERYSOO: Mr. Chairman, I do not understand where the co-chairman could suggest that I want to set parameters on the work. I do not know what the work is. I mean if I was sure about the work then I would be clear, then I would not ask the questions. I believe that there is an undertaking for a detailed review, I meant, what am I to say? I would like to know what type of additional research and analysis is to be done? I know that there is additional work that you require with regard to community control, with regard to additional travel. I meant I do not know that, I meant the Members of the committee have talked about the additional work that is required and all I am asking is some sense or some explanation as to what is anticipated and what additional work or what travel might take place. I mean that is very simple; if you do not know that yourself, then how are you going to suggest that I should know and set parameters on it? I do not know, and that is all I am asking.

CHAIRMAN (Mr. Wah-Shee): To the motion, Mr. Ballantyne.

MR. BALLANTYNE: Maybe I will try to respond to the Leader's question. I think everybody has to understand that we just finished the community consultation process three weeks ago. So, there really was not time to do as thorough an analysis of the problems as we would have liked to have done. We thought we were being quite responsible. Rather than to come in with some sort of ill-researched recommendations that would not work, that would lose some credibility for this Assembly and for the committee, we thought we would ask for an extension of the mandate so we could do more thorough research on the issues that we have identified.

I think the Leader brought up the point about what areas we would do the research in, what areas would the Housing Corporation or agency do the research in. I think as we get into it that will evolve. Obviously, just for the fact of saving money, there will be areas that the Housing Corporation can provide us with research but I look at the process as a mutual process whereby we will work very closely with the Minister and with the board of directors to see if we can mutually come up with some logical answers to the problems in front of us.

We have to, under our mandate, review the structure of the Housing Corporation. And there were a number of things that we can look at. We can look at possibilities of changing the structure. We have got from every community, that times have changed politically in the Northwest Territories and many communities have the capability and the desire right now to take over these programs themselves. We could look at the possible involvement of regional governments in the whole housing area.

I think Mr. Curley, Mr. Appaqaq and other Members have asked that we visit their communities. We will have to look at that and see if it is possible, if it is feasible, if it is economically reasonable to do that. So, I think, with those sorts of things in mind, they are the sort of things we are looking at. I can assure the Members that this committee takes its role very seriously. We are not going to needlessly expend any public money. I think we have demonstrated that up to this point but I really want to emphasize to the Ministers and to the Minister responsible for Housing, I think it is very important that this is a co-operative exercise. There is no point at all in Members of the committee fighting with Members of the government. I think we all recognize that it is a very serious problem we have and we have to work together on it. So, I do not know if those sort of ideas would help the Leader understand the sort of thing we are trying to do, but anyway I tried.

CHAIRMAN (Mr. Wah-Shee): Mr. Nerysoo, to the motion.

Mandate Changed By Recommendation

HON. RICHARD NERYSOO: Mr. Chairman, let me give you an example of what I am referring to. Under the terms of reference that have been given to the special committee, "the special committee on housing may on its own authority examine all matters that are under the authority of the Northwest Territories Housing Corporation". The recommendation is to undertake a detailed review of the Northwest Territories Housing Corporation. Clearly, that is a change of mandate, if you read the words, and I think that that in itself, has to be clarified and I just wanted to be sure about what is being done and if I am wrong then certainly the recommendation itself does not reflect what was in the initial terms of reference.

Now, the question I asked earlier was what type of review would take place? I meant, as soon as the recommendation is there and you look back at the direction given initially, there is a change and all I want to do is find out whether or not we include additional analysis of other structures and the other thing is, of course, it is very difficult, as I said, to set up parameters when I do not know what they are. That is the reason why I asked what had been discussed.

CHAIRMAN (Mr. Wah-Shee): Mr. McCallum.

MR. McCALLUM: Mr. Chairman, the Member opposite looked at the motion and referred to the motion as to what we are to do. I would suggest the Member goes back to the third "whereas" clause of the same motion that he has. "And whereas the NWT Housing Corporation was formed in 1972 and it now appears time for a review as to the effectiveness of the present Housing Corporation." If the motion was acceptable to the Member at the time, and he voted for it, then I suggest he made that decision based on the "whereas" clauses.

Now, we can get into semantics if we like about whether we have changed the mandate or not. It was the impression from the inclusion of that "whereas" clause, that one of the things that we would be doing would be to review the effectiveness of the Housing Corporation. Maybe that does not necessarily follow in the view of some people and if we have been working on a mandate, as expressed by the Member, and we have strayed from that, I would have thought that before we got into a discussion of a report of this committee that we would have been so advised.

CHAIRMAN (Mr. Wah-Shee): Mr. Nerysoo, to the motion.

HON. RICHARD NERYSOO: You know what is amazing, Mr. Chairman, is the fact that I am trying to ask for details as to the work that is going to be done. That is all I am asking. I am not suggesting that I am opposed to a continuation of the special committee on housing. I am just asking for further information. You must have discussed the type of studies that are going to be required, the additional work that is going to be required to continue your mandate. All I am suggesting is what additional review is to take place.

You do not have to suggest that I am in opposition to your mandate because I do not know what it is -- a detailed review of the NWT Housing Corporation. Mr. Chairman, the Minister could take that review and I suggest that if that was agreed to initially so be it, but I just wanted to know what that additional detailed review would include. It is all simple, very simple.

CHAIRMAN (Mr. Wah-Shee): Mr. MacQuarrie. To the motion.

MR. MacQUARRIE: Yes, I just would like to suggest that maybe it is time for the question, Mr. Chairman. I know the specific concern that the Leader is raising is an important one but I also recognize that it is difficult for the committee to give a more detailed response right at the moment. There seem to be safeguards in the terms of reference. Number one, "the special committee shall conduct its business in a manner approved by the Legislative Assembly," so if we do find that they may be going in directions that are not to the liking of the Assembly generally, we have the means to reorient them, I guess you could say. So I think in view of that, most Members, Mr. Chairman, would feel that we are ready to vote on the recommendations. I call for the question.

Motion That The Mandate Of The Special Committee On Housing Be Extended, Carried

CHAIRMAN (Mr. Wah-Shee): Is the committee ready for the question? Question has been called. All those in favour? Opposed, if any? The motion is carried.

---Carried

Does the committee agree that this matter is concluded? Mr. Sibbeston.

HON. NICK SIBBESTON: Mr. Chairman, if I could just turn Members' attention back to recommendation four. I said I would provide information to the Assembly with respect to the senior citizens and whether they are presently eligible for any tax exemptions. My finding is that yes, all old age pensioners in the North, whether in tax-based municipalities or in non-taxed are eligible for tax remission. So part of the recommendation I suppose is not necessary.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Minister. Is it agreed that this matter is concluded? Mr. Wray.

HON. GORDON WRAY: Yes, Mr. Chairman, just for the record I want to indicate to the co-chairman, Mr. Pudluk, that I will accept responsibility for any rental increase in January 1985 and I will check into it and get back to the committee with clarification on it. Thank you.

CHAIRMAN (Mr. Wah-Shee): Thank you, Mr. Minister. Is the committee agreed that this matter is concluded? Agreed?

SOME HON. MEMBERS: Agreed.

CHAIRMAN (Mr. Wah-Shee): Thank you. We will recognize the clock and I will report progress.

MR. SPEAKER: Mr. Wah-Shee.

ITEM 16: REPORT OF COMMITTEE OF THE WHOLE

REPORT OF COMMITTEE OF THE WHOLE OF INTERIM REPORT OF THE SPECIAL COMMITTEE ON HOUSING

MR. WAH-SHEE: Mr. Speaker, your committee has been considering the Interim Report of the Special Committee on Housing, Bills 1-84(3) and 12-84(3) and wish to report this matter concluded in reference to the report of the special committee on housing. In the course of their deliberations your committee adopted 19 motions and Bills 1-84(3) and 12-84(3) are recommended for further consideration in committee of the whole.

Motion To Accept Report Of Committee Of The Whole, Carried

Mr. Speaker, I move that the report of the committee of the whole be concurred with.

MR. SPEAKER: Thank you, Mr. Wah-Shee. Members have heard the report of the chairman of the committee of the whole. Are you agreed?

SOME HON. MEMBERS: Agreed.

---Carried

MR. SPEAKER: Are there any announcements from the floor? Mr. Clerk, announcements and orders of the day.

CLERK OF THE HOUSE (Mr. Hamilton): Announcements, Mr. Speaker. Members are reminded of the photograph to be taken immediately after recess and also the caucus briefing immediately after recess. Members are requested to proceed immediately to the Members lounge. There will be a meeting of the CPA Executive tomorrow at 12:00 noon.

ITEM 18: ORDERS OF THE DAY

Orders of the day, Thursday, November 8th, 1:00 p.m.

1. Prayer
2. Members' Replies
3. Ministers' Statements

4. Oral Questions
5. Written Questions
6. Returns
7. Petitions
8. Reports of Standing and Special Committees
9. Tabling of Documents
10. Notices of Motion
11. Notices of Motion for First Reading of Bills
12. Motions
13. First Reading of Bills
14. Second Reading of Bills
15. Consideration in Committee of the Whole of Bills and Other Matters: Bill 1-84(3); Bill 12-84(3); Appearance of the Chairman of the Alcohol and Drug Co-ordinating Council
16. Report of Committee of the Whole
17. Third Reading of Bills
18. Assent to Bills
19. Orders of the Day

MR. SPEAKER: Thank you, Mr. Clerk. This House stands adjourned until 1:00 p.m. Thursday, November 8th.

---ADJOURNMENT



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