

expropriate land in municipalities for the purpose of housing projects. The Act came into force Apr. 10, 1952, and amended the Housing Development Act (R.S.O. 1950, c. 174).

Under the Planning Amendment Act, 1952, municipalities with an approved official plan may designate an area within the municipality as a redevelopment area and, upon the passage of a by-law, may acquire land within that area and clear and prepare it for residential, commercial, industrial or other designated purpose. The Act came into force May 1, 1952, and amended the Planning Act (R.S.O. 1950, c. 227).

The Rural Housing Assistance Act, 1952, authorizes the establishment of a Crown Company—the Rural Housing Finance Corporation—which is empowered to lend and invest mortgage money in order to provide financial assistance in the building of new houses in rural villages and other rural areas. The Corporation may lend money independently or in co-operation with the Central Mortgage and Housing Corporation or with any approved lending institution. The Act came into force on Apr. 10, 1952.

The Junior Farmer Establishment Act, 1952, provides for the establishment of a corporation for the purpose of making loans to assist young qualified farmers in the establishment, development and operation of their farms. The Corporation may make loans for the erection and improvement of farm houses. A loan may be secured as first-mortgage on farm property and shall not exceed \$15,000, repayable in 25 years. The Act came into force on Apr. 10, 1952.

The Elderly Persons Housing Aid Act, 1952, authorizes the Province to make grants to any municipality to assist in the construction and equipment of low-rental housing units for elderly persons. The amount of any grant will be based on the lower of \$500 for each dwelling or of 50 p.c. of the capital cost of the project to the municipality. The Act came into force on Apr. 10, 1952.

### Subsection 2.—Construction of Dwelling Units

In 1951, the volume of house-building declined for the first time in the post-war years to a level below the rate prevailing in the period 1948 to 1950. Completions of dwellings in 1951 declined 8 p.c. from 91,800 units in 1950 to 84,800 in 1951. New dwellings started in 1951, after running ahead of 1950 for the first four months of the year, began to decline in May and dropped progressively for the remainder of the year. In 1951, 72,100 new dwellings (including conversions) were started, a decrease of 24 p.c. from the 95,300 started in 1950. During 1951 approximately 80 p.c. of completed dwellings were built in urban centres and about 74 p.c. of all completions were single houses. It is estimated that about 25 p.c. were built for rental and the remainder were for owner-occupancy.

Regionally, starts and completions during 1951 decreased from 1950 by 26 and 2 p.c., respectively, in Quebec and by about 54 and 39 p.c., respectively, in the Maritimes. Ontario showed a decrease of 18 p.c. in starts and a gain of 1 p.c. in completions. The Prairie Provinces and British Columbia had a decrease of