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**Title:**

Speech at the Homes Exhibition arranged by Murray Bridge Jaycees

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SPEECH BY THE PREMIER, HON. DON DUNSTAN, Q.C., M.P., AT THE  
HOMES EXHIBITION ARRANGED BY MURRAY BRIDGE JAYCEES,  
9.11.67.

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MR. CHAIRMAN, YOUR WORSHIP THE MAYOR, MY MINISTERIAL COLLEAGUE,  
LADIES AND GENTLEMEN :

THANK YOU FOR THE OPPORTUNITY TO AGAIN VISIT MURRAY  
BRIDGE. I AM ALWAYS PLEASED TO VISIT THIS CENTRE BECAUSE WHEN  
I COME TO MURRAY BRIDGE, IMMEDIATELY I FEEL THAT I AM IN THE CENTRE  
OF A VIRILE COMMUNITY. A TOWN IS VIRILE ONLY BECAUSE OF THE  
OUTLOOK AND ACTIVITIES OF ITS CITIZENS AND LIKEWISE THE DEVELOPMENT  
AND PROGRESS OF THE TOWN DEPENDS TO A GREAT DEGREE ON THE EFFORTS  
ITS CITIZENS ARE PREPARED TO MAKE TOWARDS THAT OBJECTIVE. MURRAY  
BRIDGE IS AN EXCELLENT EXAMPLE OF A TOWN WHICH HAS WITHIN IT A  
HIGH SENSE OF COMMUNITY RESPONSIBILITY AND IS WELL CATERED FOR BY  
ITS COMMUNITY ORGANIZATIONS. ONE OF THESE COMMUNITY ORGANIZA-  
TIONS IS THE JAYCEE MOVEMENT WHICH IS SPONSORING THIS HOMES  
EXHIBITION THIS EVENING.

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THE JAYCEE ORGANIZATION WILL BE WELLKNOWN TO YOU ALL.  
IT IS ONE OF THE ORGANIZATIONS WHICH HAS A TREMENDOUS VALUE TO ANY  
COMMUNITY. IT PROVIDES AN OPPORTUNITY FOR YOUNG MEN TO UNDERTAKE  
COMMUNITY SERVICE AND AT THE SAME TIME GAIN EXPERIENCE IN THE  
DISCHARGE OF PUBLIC ACTIVITIES. THIS IS VERY IMPORTANT BECAUSE  
THE YOUNG MEN OF OUR COMMUNITY TODAY ARE THE NATIONAL LEADERS OF  
THE FUTURE, AND MURRAY BRIDGE IS INDEED FORTUNATE TO HAVE AN ACTIVE  
JAYCEE GROUP OPERATING IN THIS CENTRE. THE HOMES EXHIBITION  
PRESENTED TO YOU THIS EVENING IS A CREDIT TO THE SERVICE WHICH  
THE JAYCEE GROUP RENDERS TO THE COMMUNITY. THIS HOMES EXHIBITION  
IS NOT STAGED BY THE MURRAY BRIDGE JAYCEES TO PROMOTE BENEFITS FOR  
THEMSELVES. IT HAS BEEN PROMOTED WITH THE OBJECT OF CREATING  
INTEREST AND CONSEQUENT BUSINESS WITHIN THE TOWN AS A RESULT OF  
THE INTEREST WHICH THIS EXHIBITION WILL INITIATE.

WHEN I TOOK OFFICE AS PREMIER ON 1ST JUNE LAST, THE ECONOMY OF THE BUILDING INDUSTRY WAS AT A LOW EBB. IN CONSEQUENCE, THERE WAS CONSIDERABLE UNEMPLOYMENT AMONGST TRADESMEN IN THAT INDUSTRY. I IMMEDIATELY GAVE MY ATTENTION TO STEPS REQUIRED TO IMPROVE THAT UNFORTUNATE SITUATION. I AM PLEASED TO SAY THAT DURING THE SESSION OF PARLIAMENT RECENTLY CONCLUDED, THE EFFORTS OF THE GOVERNMENT HAVE RESULTED IN THE PASSING OF THE STRATA TITLES BILL. IT IS HOPED THAT THIS NEW ACT WILL OPERATE FROM THE BEGINNING OF NEXT YEAR. IT WILL ENABLE STRATA TITLES TO BE GIVEN FOR HOME UNITS AND THIS, IN TURN, WILL ENABLE PURCHASERS OF HOME UNITS TO OBTAIN FINANCE TO COMPLETE THE PURCHASE. IN THE PAST, THE FACT THAT NO SEPARATE TITLES WERE AVAILABLE FOR HOME UNITS WAS A FACTOR WHICH PROHIBITED THE RAISING OF MORTGAGES ON INDIVIDUAL HOME UNITS. THE GOVERNMENT ALSO TOOK STEPS TO AMEND THE TRUSTEE ACT AND GAVE GUARANTEES TO THE CO-OPERATIVE BUILDING SOCIETIES SO THAT

IN BOTH CASES MORE MONEY CAN BE MADE AVAILABLE FOR HOME BUILDING AND THE RESPECTIVE LOANS ON MORTGAGE BACKED BY THE COMMONWEALTH HOUSING LOANS CORPORATION.

THE GOVERNMENT GAVE DIRECTIONS ON POLICY TO THE HOUSING TRUST, AS A RESULT OF WHICH THE TRUST IS NOW SPENDING THE HIGHEST PROPORTION OF ITS FUNDS EVER TO BE SPENT ON COUNTRY HOUSING. FURTHERMORE, THE TRUST'S ACTIVITIES WILL BE CONCENTRATED TO A GREATER DEGREE IN THE BUILDING OF RENTAL AND RENTAL-PURCHASE HOUSES THAN WAS PREVIOUSLY THE CASE.

IN PAST YEARS, IN SOUTH AUSTRALIA, SOME CONTRACTORS ENGAGED IN THE BUILDING INDUSTRY HAVE BEEN LARGELY AT THE MERCY OF THE MAIN CONTRACTORS ASSOCIATED WITH BUILDING CONSTRUCTION. IN REGARD TO BUILDING BY THE HOUSING TRUST, THE GOVERNMENT GAVE DIRECTIONS TO THE TRUST WHICH HAS RESULTED IN A MEASURE OF PROTECTION TO THE SUB-CONTRACTORS SO THAT THEY WILL NO LONGER FACE THE POSSIBILITY OF WORKING LONG HOURS FOR LESS THAN A REASONABLE WAGE.

AFTER CONSULTATION WITH ALL SECTIONS OF THE BUILDING INDUSTRY, THE GOVERNMENT INTRODUCED A BILL TO PROVIDE FOR THE LICENSING OF BUILDERS. THIS MEASURE WILL HELP TO PROVIDE STABILITY WHICH WAS BADLY NEEDED IN THE BUILDING INDUSTRY, AND AT THE SAME TIME WILL ENSURE A PROTECTION FOR THOSE ENGAGED IN THE INDUSTRY AND ALSO TO THE GENERAL PUBLIC. AS A RESULT OF THE GOVERNMENT'S ACTIONS, WE HAVE BEEN PLEASED TO NOTE AN UPTURN OF BUILDING ACTIVITIES WITHIN THE STATE AND PARTICULARLY IN COUNTRY AREAS. I HAVE CONFIDENCE THAT THE ACTION THAT HAS BEEN TAKEN WILL ENSURE CONTINUED PROGRESS WITHIN THE INDUSTRY TO THE BENEFIT OF THE GENERAL ECONOMY AND THE CITIZENS OF THE STATE.

IN DECLARING THIS EXHIBITION OPEN, I COMMEND ALL THOSE WITHIN THE MURRAY BRIDGE JAYCEE MOVEMENT FOR THE ACTIVE WORK THEY DO FOR THE BENEFIT OF THEIR TOWN AND FOR THE EFFORT THEY HAVE MADE TO MAKE THIS HOMES EXHIBITION A SUCCESS. I COMMEND THE EXHIBITION

TO THE PUBLIC AND I TRUST THAT ITS STAGING WILL RESULT IN GREAT BENEFIT TO MURRAY BRIDGE.

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