

George till I told him. One reading of "Progress and Poverty" and he saw the cat. He and others associated with him are now setting a very big Lancashire borough on fire with our principles. The people hear them gladly and persist in sending resolutions and petitions to Parliament in favor of the taxation of land values.

The future is ours, the days of monopoly and privilege are numbered. Let us be true to our great cause—firm, unflinching, constant and untiring, and it will not be long before victory is achieved.

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#### BRITISH NEWS NOTES.

A great land demonstration at Inverness was signalled by a speech of Solicitor General Ure, in which he assured his hearers that the Government contemplated no retreat from its position on the land question. He took occasion to pay a high compliment to our old friend, Edward McHugh, whom many Single Taxers will remember for his work in the campaign of 1897 in this city, and who has been doing splendid work in the highlands.

At a meeting at Inverness Mr. McHugh startled his hearers by the announcement that in Scotland 80 per cent. of the inhabitants live on 1 per cent. of the land, leaving 20 per cent. of the population spread over the remaining 99 per cent. of the land. At this meeting Mr. McHugh spoke for over three hours.

#### SOUTH AUSTRALIA.

A REVIEW OF THE EARLY HISTORY OF THE COLONY—UNPLEASANT EXPERIENCE OF MR. WAKEFIELD, WHO, THOUGH WEALTHY, HAD TO WORK FOR HIS LIVING—ENORMOUS INCREASE IN LAND VALUES.

In beginning articles for the Single Tax REVIEW dealing with the land question in South Australia it may be of interest to briefly review the steps leading up to its present stage, leaving for subsequent numbers the more recent legislation on the subject. For from the inception of the found-

ing of this State the importance of securing the land was clearly recognized and taken advantage of, and while Single Taxers know that the system of land tenure of a community plays the same important part in the welfare of its people whether they are conscious of it or not, still in few countries can this knowledge be traced so clearly and completely as here. Being colonized comparatively so recently there are still pioneers living who have seen the growth of land values from nil to its present £33,000,000.

South Australia began its career as a British Colony in 1836 and was founded on a system of colonization advocated by Edward G. Wakefield. A few years earlier this gentleman published a book in London (purporting to be written from Sydney), describing the annoyances that a man of taste and means must endure if he emigrated to Australia. No intellectual or artistic society, none of the delights of easy retirement were his, seeing that he had to go forth on his land and with his own hands labor for food. "For," said the writer, "you cannot long have servants in the country; if a man arrives in the colony, though he may for a short time work for you as a servant, yet he is sure to save a little money and as land is here so excessively cheap he at once becomes himself a landed proprietor; he settles down on his farm, and, though he may have a year or two of heavy toil, yet he is almost certain to become happy and prosperous. Thus the Colony is an excellent place for a poor man but a wretched abode for a man of means and culture." Wakefield, therefore, proposed to found a new settlement in which a sufficiently high price should be charged for land to prevent the poorer people from buying it, and three-fourths of the money so obtained to be spent to bring out servants and farm laborers for the service of the land owners. "Now," (to quote once more from this wide-awake author), "on account of the immense natural resources of these Colonies, their splendid soil, their magnificent pasture lands, their vast wealth in minerals and their wide-spread forests of valuable timber, which stand ready for the axe, a gentleman possessed of only £20,000 will obtain as large an income from it as could

be procured from £100,000 in England; yet he will be able to enjoy his cultured leisure just as he does at home because all the work will be done for him by the servants he employs." This scheme is said to have made some stir among wealthy and professional men, and the outcome was the formation in London of the South Australian Association in 1831, but when the company applied to the British Government for a charter (which would have conceded the complete sovereignty of the whole southern region of Australia), the Secretary of State replied that it was asking a great deal too much and abruptly closed negotiations. Two years later another Association was formed which merely sought for power to sell waste land and apply the proceeds to assist immigration. Consent to this was given and commissioners were appointed and meetings held to frame laws, establish courts, etc. Land was to be thrown open for sale but in order to keep it in the hands of the well-to-do, the price was ultimately fixed at not less than £1 per acre, and to make it a model community, no convict was to be allowed to land. The Act of Parliament framed to give effect to this system of colonization fixed upon an area of 380,000 sq. miles in the southern part of the centre of the continent, washed on the south by the Southern Ocean and the northern boundary at latitude 26°. In December, 1836, the first ship-load of pioneers landed and the settlement was proclaimed a British Colony, the capital of which was named Adelaide after the wife of the reigning sovereign, King William.

An original map of the City of Adelaide shows the order in which the holder of each of the 437 preliminary land orders was entitled to exercise his or her right of choice as determined at a meeting held for that purpose in London, March 1837, as well as the name of the person so entitled. . . . Such preliminary land orders entitled the holders to priority of choice among themselves of 437 acres out of 1,000 to be laid out as the capital of the Colony, a few of whom waived this right and chose acres at Port Adelaide instead. The chart also shows that among the selected acres were

13 in the main thoroughfare, King William St., now assessed at nearly £1,000,000 (one million), ten feet of one of them being sold a few years ago for more than the Government received for the whole of the city of Adelaide, while corner blocks and other likely sites were also secured. If further evidence were needed to prove that the South Australian Association suffered keenly from "land hunger" and was fully alive to the benefits of assuaging it, it could be given in returns of many of the most valuable country selections. While the names of several of the Commissioners follow on the list of the largest land-holders in South Australia.

The history of the northern Territory, which stretches from the northern boundary of South Australia proper to the Indian Ocean, practically dates from 1864 when the whole of that country was ceded by the British Government to South Australia. This State now possesses an area of 900,000 square miles, or nearly one-third of the whole of Australia, occupying from north to south the centre of the continent; far too unwieldy a province for its present population of less than 400,000 to control. From the start this Northern dependency has been a "white elephant," bequeathing an annual loss to the State, but negotiations are now proceeding with a view of its being taken over as a Federal Province. Should this be ratified, matters regarding its land tenure will probably be questions of important current interest throughout the Commonwealth in the immediate future.

Regarding South Australia proper it is thus seen that, although by the Wakefield system of Colonization it was founded on opposite and (in some respects) more advantageous lines than those on which the sister States of Australia were started, yet, owing to the method of land tenure on which it was based, the same evil social conditions have resulted, and land reformers find it equally necessary to take their part in the world-wide struggle to reclaim for the people the land values which their presence and industry have created.

EMILY WILLIAMS.

ADELAIDE, S. Aus.