NORTH TORONTO FARMS WILL PAY CITY TAXES BY NEW ASSESSMENT

Mayor Geary Informed Town Councillors That a New Assessment Will Be Made This Year or Next-Civic Car Line To Parallel Yonge Street.

The assessment of North Toronto as or of a parallel route with Yongecity property will be based upon a street, to be equipped with a civic car special assessment to be made by Comtant the notice of the traffic experts now missioner Forman this year for the working on a complete system for the present assessment as proposed by resent assessment as proposed by layor Brown and North Toronto's councillors in their conference with the board of control yesterday. Also should any legitimate claims be laid at the return of the assessment rolls they will have just as much right for redress at the hands of the court of revision as "Mayor Geary promise dto find positions for as many of the town's emany legitimate claims be laid at the re-

Mayor Brown expressly asked the city to accept the town's present assessment for this year, but apart from stating that the commissioner would report on the matter, the mayor could give him no satisfaction.

much larger proportions, as the assess-ment for this year is approximately 32,000,000."

sewers and also overflows into the Don.
"Most of the sewers in the improved

"If the values are approximately near our own," declared Controller McCarthy, "then it would be easy to make a new assessment, which would to go under a local improvement tax," not result in too large a discrepancy." not result in too large a discrepancy." Controller Foster said that the city's assessors must go over the ground. Increase in Value.

The district will greatly increase fore necessary," said Mayor Geary.
"If you come in at the beginning of men resident in the district. But Comnext year," put in Commissioner For- missioner Harris assured him that the form to ours. We could assess you er, which is exercised very widely, now for 1913 and the next year for 1914. "We have brick limits already," put in We shouldn't accept your assessment for 1912 to apply to ours of 1913. The assessment of some of your property as farm lands is ridiculous."

We have brick limits already," put in Mayor Brown.

In so far as changing the opinions of the mayor and councillors of North Toronto, is concerned the

Separate Ward the district in wards two and three," against it.

"Practically the only thing we can transit," put in Councillor Baker, who

give him no satisfaction.

"You value your buildings lower than we do," said Controller Church, "and you assess a large area as farm lands, therefore I would like to see a new assessment made either this or next year."

"We will assess the farm lands as city property," declared Mayor Geary, "We are not asking for any special rate," said Mayor Brown. "All we want is an assurance that the assessment is a series of Yonge-street. A lift of twenty feet would be required to get the sewage into the city's system."

If a sever off Yonge-street. A lift of twenty feet would be required to get the sewage into the city's system."

If a sever off Yonge-street is a sever off Yonge-street. A lift of twenty feet would be required to get the sewage into the city's system."

If a sever off Yonge-street is a sever off Yonge-street is a sever off Yonge-street. A lift of twenty feet would be required to get the sewage into the city's system."

If a sever of Yonge-street is a sever off Yonge-street is a sever off Yonge-street. A lift of twenty feet would be required to get the sewage flowed east down to the city's system." is an assurance that the assessment would not be suddenly increased to

section are laid and paid for out of th general fund. There are only a few more to lay, and we don't want them

Building Bylaws. Councillor Howe, who is also one of the opponents to the scheme, seemed value as a result of annexation, and a town's building bylaw would not be special assessment this year is there changed for two or three years or i "then the assessment should con- city architect had a discretionary pow

was unproductive of results. As to making North Toronto a sep-mayor and Councillor Ball are stand-arate ward nothing could be promised. patters for annexation, but Messrs. "It might be more desirable to include Read, Howe and Baker are still

said Mayor Geary. The assessment "We are not much farther ahead rolls for these wards are returned on than when we started," declared Coun-"We are not much fanther ahead

uly 20 and Sept. 3, respectively. | cillor Howe. "I am sure the people The question of rapid transit is a will not be pleased with the progress very important one to the residents of made." Armstrong. Seven permits were isthe north, and Mayor Brown laid spe"We are sure to get fair treatment sued, amounting in all to \$33,300. The the north, and Mayor Brown laid special emphasis on his questions to this effect. Mayor Geary stated that he is in favicillor H. H. Ball.

IN MORE HELP AND MONEY

INVESTIGATION MAY RESULT

City Architect's Department is Glad That Charges Have Been Made and Hopes For Better Treatment-Mayor Geary to Act as Corporation Counsel To-morrow.

aganst the city architect's department district a visit. may be the means of procuring for that department the funds and help asked for at the beginning of the year. The officials there stated that the board of control, to which they are responsible, should have made itself acquainted with its heads, and now that the council has ordered the investigation, more satisfaction to all concerned will be the result.

At the board of control meeting yesterday it was decided to obtain resix months of this year, and the first

It was discovered that the approximate value of buildings for which permits were asked between Jan. and June 3, 1911, was \$11,393,953, while for the first six months of this year it otaled \$13,195,271, which means that this year's figures exceed those of last

The approximate value of buildings ing the month of June, 1911, amounted to \$2,384,440, while this year it amounted to \$3,292,766, an increase of \$908,326.

Considerable dissatisfaction is still to compensate us. If we were employed by an outside firm, this embargo would not carry any weight. I my-self made almost as much money in my own time as I earned in salary."

The fact that members of the department have drawn plans in their own effect upon the department in so far as progress is concerned, because the draughtsmen have a thoro knowledge bylaw and draw their plans accordingly, whereas, on the other hand, outside architects have to frequently Third Number of Handsome Souvenir redraw partions of plans submitted in order to make them conform with the regulations, and this is where the delay takes place

Permits Issued City Architect McCallum in a letter to the mayor states that during the and the third year of its appearance, period from May 14 to Aug. 14 the de- The first page is adorned with a por sued that number of permits. In a former report it was stated that in attired as a field marshal, and exthis period 226 plans had been re- cellent pictures of the horticultural, ceived, for which no permits had been manufacturers' and transportation issued, and it is with the view of correcting any false impression that might buildings. Twenty pages profusely ilcarried out under his supervision that tions of the exhibition and its departthe architect forwarded his suppled ments render the paper valuable as a

The recent accusations brought and he invited the board to pay the

will take up the C. P. R.'s application to alter the plans of the Union Station on account of the G. T. R. being a lowed to encroach on the C. P. R. pro felt over the salaries paid to employes | perty. The C. P. R's application for of the department, and as one of them a change in the plans of the Avenue-put it, "We are not allowed to graw road and Yonge-street subways in conplans in our own time any more, and nection with the grade separation of the board of control has not seen fit the North Toronto Union Station will

The immediate commencement of the new union station depends upon the settlement of the former application. There is no truth in the statement that Commissioner Forman intends to time has proved to have a beneficial establish a real estate department, as

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is a Handsome Paper.

Toronto Exhibition Illustrated is out The handsome publication is worthy be created as to the amount of work lustrated and comprehensive descripguide to the visitor and a splendid

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63 Victoria St. Adel. 42

More Than \$33,000 Worth Issued in Ward Seven Yesterday For New Dwell-

Yesterday was a record day for building permits in Ward Seven, according to Building Inspector W. J. items were as follows: Clara-street-William and-one-half storey brick dwelling.

MAY RESULT

ELP AND MONEY

is Glad That Charges Have

Better Treatment—Mayor

ation Counsel To-merrow.

and he invited the board to pay the district a visit.

This invitation was accepted and the controllers will make a tour of inspection on Thursday morning.

Want Dr. Adams.

Dr. Frederick Adams, first assistant to Dr. Nasmith, director of the municipal laboratories at the city hell, has been offered the position of bacteriologist at Ottawa, which carries with the a salary of \$2400 a year. Dr. Adams is now in receipt of only \$1400 a year.

MAY RESULT

Chara-street—Farewell & Jones, two detached brick dwelling, \$3600.

Charched brick welling, \$3600.

Fairview-avenue—R. Patterson, one pair semi-detached dwelling, \$3000.

Keele-street, south of Humberside-avenue—Fisher Bros., four detached dwellings, \$4600.

This month promises to eclipse August, 1911, which was the record month last year in Ward Seven building.

The band of the Army Service Corps gave an enjoyable band concert in the unfinished band, park on Keele-street. In spite of the muddy state of the ground several hundreds attended.

Rev. Edward Morley of St. Paul's Church, Runnymede, leaves to-day for his home in Hamilton, where he will spend a few weeks' vacation.

Rev. Henry Musson, rector of the Church of the Advent, Louisville, Ky., is visiting his mother, Mrs. Musson, on Ulendennan-avenue, on his return home from the Muskoka Lakes, where he has been holidaying.

Mrs. George Kent, Miss June and

gist at Ottawa, which carries with it a salary of \$2400 a year. Dr. Adams is now in receipt of only \$1400 a year and Dr. Nasmith is afraid he will lose him.

"He has not accepted the position," said Dr. Nasmith, "and I hope to be able to keep him. He is an excellent man for the work and the council should be made to see that he is worth more to Toronto than to Ottawa."

Mayor Geary leaves for Ottawa on Wednesday night to act as corporation counsel at the special session of the Dominion Radiway Commission, which is to meet on Thursday to discuss Toronto's position with the C. P. R. It will take up the C. P. R.'s application

Three Hundred Left With Harvesters Yesterday to Act as Cooks—Thousands Are Needed.

The appeal coming from the west to the east is not for men alone. The help of what will be Canada's greatest wheat crop. Women who can cookwest right away. Good food and plenty west right away. Good food and plenty the centre of the building will be of it are required to get the best resuits from the harvesters and the western wheat growers know it. When the first C. P. R. harvesters' special pulled out of the Toronto Union

ing, between two and three hundred

women were included among those on board. These women, many of whom

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EASTBOURNE IS SITUATED ON THE DAWES ROAD, A SHORT DISTANCE NORTH OF DAN-FORTH AVENUE, OVERLOOKING AND AD-IOINING THE MASSEY ESTATE.

The construction of the Bloor-Danforth viaduct and the civic car lines will greatly increase the value of this property. Similarly located property in the northwest of the city is selling from \$50.00 to \$75.00 per foot.

\$9.00 Per Foot and Up

Reasonable Terms

Call at the office and our motors are at your disposal.

J. MURPHY & CO.

KENT BUILDING.

New York Hippodrome Will Be **Duplicated in Toronto For** Two Weeks in Feb-

ruary.

Toronto is to have a great winter circus, similar to that held by the Barnum and Bailey Circus at Madison Square Garden, New York. It is to be held this coming February in the new Mutual-st. Arena and will be of two weeks' duration.

It was learned by The World last night that this indoor circus will be similar to the New York Hippodrome and the Madison Square winter event, combining the features of both, and that it will in every respect be the equal of these two great shows. The management of the arena have now negotiations under way with Ringin Bros., Forepaugh & Sells and several of the other leading circus organizations regarding the matter and will have brought together perhaps the biggest collection of trained animals ever exhibited in Canada.

The arena is to be fitted into a threering circus and will include all the trapeze and other circus fittings. In be given the spectacular feature as in the New York shows. A number of winter circus," said one of the arena management to The World.

Baldwin Annexation.

L. H. Baldwin waited on the board of control yesterday morning in connection with the annexation of part of his estate north of Lonsdale-avenue, extending from Russell Hill-road to Warnen-road, including portions of Dunvegan-road, including portions of Dunvegan-road, including portions of Dunvegan-road.

Mr. Baldwin thought that the petition sent in by a large number of property owners in the district was not property own

North Ontario Farms

One of 160 acres. One of 80 acres. Will double in value very shortly. Easy terms.

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SECURITIES, LIMITED 202 Kent Building Main 6571

Will buy, sell and exchange business properties, city lots and farm lands.

NORDHEIMER WILL

Its Present Condition

Aggregating \$1,560,310, the Samuel Nordheimer will was filed for probate the leading clowns will be here for the two weeks. "We aim to and believe we and other stocks, \$730,324; real estate, \$679,410. The stocks include 14,554 Canada Permanent shares at 186, totaling \$270.704, and one Toronto Hunt Club

STOVE PLATE MOULDERS wanted Must be sober and steady. Apply The Beach Foundry Co., Ltd., Winchester SEND for our list of Ontario farms, im proved and unimproved. Mulhollam & Co., McKinnon Bldg. ed-7

Philps & Beaton's List.

PER ACRE—Half cash, balance casy, for 250 acres of sandy loam; about two acres of orchard; lots of barns; a comfortable frame house; six acres of hardwood bush; a splendid well; less than two miles from a village; about thirty miles from Toronto; this is excellent land for fruit or vegetables, and it is also a capital stock farm. WANTED-A bright, reliable young girt for letter filing and simple routing work; good chance to learn office practice while earning; no experience nor training necessary. Office on Yonge St., below Carlton. Box 58, World.

\$2000 HALF CASH, balance arranged, for 50 acres, sandy loam; a splendid seven-roomed frame house, good cellar; a dandy barn, with hasement stabling; about thirty acres under cultivation, balance bush and pasture; about two miles from town; 40 miles from Toronto. If you want something nice in a small farm, see this. Full information of above two properties from Philp & Beaton, Whitevale, Ont. 363

FARMS TO RENT.

HOUSE FOR SALE.

FARMS FOR SALE

NEAR BROADVIEW cars, select location, \$400, will buy detached brick house, hot water heating, electric lighting, modern, square hall, back stairs, Al cellar, verandah, side entrance, room for garage, decided bargain. A. Willis, Room 30, 18 Toronto street.

FOR RENT TO RENT-House, and two acres or chard and small fruits; 50 dollars a year. Apply Mrs. W. H. Fawcett, Woburn Postoffice. Can rent next five acres Near cars.

BUSINESS CHANCES. A FIRST-CLASS grecery, crockery and provision business in one of our best Ontarlo town, with a great future before it; annual turnover about \$20,000, nearly all cash; stock and fixtures run about \$3500, and premises may be leased or purchased. Apply to R. B. Rice & Sons, 24 Victoria street, Toronto.

I WANT an associate with \$100 cash in a little real estate deal, where we can double our money; replies confidential. Box 2, World.

\$5000 BUYS controlling interest in a prosperous automobile business: chance of a lifetime. Box 31,

OFFICES TO RENT VERY DESIRABLE suite in Traders' Bank, with two years' lease still to run; will transfer lease outright or divide office with a suitable tenant. Box 28, World Office.

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FOR SALE—An unusual manufacturing proposition, having unlimited possibilities, exclusive line, no brokers, Address B. R. Melville, King Edward Hotel, for appointment.

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went in for track buying have been driven out of business and are working on a commission basis for a line of elevators controlled by American interests.

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