

"The agreement compels the purchasers to settle the whole of the lands in the two townships as rapidly as possible. They guarantee to settle at least 2,400 acres with 16 settlers within two years from the date of the agreement, and at the rate of 16 settlers each year thereafter. They also undertake to clear a minimum of 15,000 acres in five years.

Failure on the part of the purchasers to comply with any one term or condition in the agreement not only forfeits to the Crown the purchase money paid, but also all other rights and privileges to which the purchasers are entitled under the agreement.

**It will be interesting to know the result of this experiment.**

In August, 1915, the Victoria Colonist commented favourably upon a plan outlined by me for consideration in respect to settlement in British Columbia, which may lead to the formulation of more perfect plans. The principal features of my suggestions were that the previous habits, occupations and the capabilities of the new settlers should be taken into consideration, whilst providing for co-operation in clearing, cultivation, harvesting and marketing, as well as in purchasing supplies and appliances; that as far as practicable the appliances should be for general use, so as to prevent unnecessary outlays; that, as many of the settlers will be inexperienced, whilst many others will not be or become farmers, but will be necessary adjuncts to a farming community, they should have the same advantages as the other settlers; all should have the benefit of considerate advisors and medical attendance.

To these ends it is necessary that the Government, or some institutions under Governmental control, should select suitable localities for settlement; survey and lay out roads, with a view to accessibility, intercommunication, and transportation; the clearing of village sites and ten-acre plots; the building of houses, barns, schoolhouses and resthouses (to be used for public purposes), and such other erections as may be advisable.

The general outline is as follows:—

Select a section of the Province in which the land is good and the labour in bringing it into a state for cultivation not too great; lay out central roads wide enough for ordinary purposes for present use, and ultimately for trolley, telephone and telegraph lines. At about every five miles lay out a village centre with quarter-acre lots, one for each settler, each one being entitled to the occupancy of a conveniently situated ten-acre lot, and in the rear of these latter forty other acres, to be held subject to utilization, all unalienable for say ten years, and then only to the extent of the improvements made by the settler.

The village sites should be where good water and proper drainage will be available; each village should have reserve lots for schools and rest houses, as well as public halls, which can be used for re-