

THE CANADA COMPANY.

HAVING recently had many inquiries from various parts of British North America, and from the United States, upon the TOWN OF GUELPH and the WELLINGTON DISTRICT, of which it is the District town, have been induced to print the following Memorandum—which will, it is hoped, prove useful and interesting to those who may contemplate settling in Canada West, as it is furnished by a very intelligent and experienced Gentleman and Magistrate, long resident in Guelph.

Price of Improved Farms.

Vary much according to quality, situation and other circumstances. The average price of unimproved Land, is \$5 per acre, improved Land, \$14 to \$16 per acre. The Buildings on a Farm are invariably sold at a sacrifice, altho' there may be few respectable Settlers possessed of means disposed to sell on any terms, especially at bare value or at a loss to themselves, there would be no great difficulty in purchasing improved Properties.

The Kinds of Produce.

The kinds of Produce are, Wheat, Barley, Peas Potatoes, Rye, all the Grasses, including Clover, Turnips, (very fine) Carrots, Cattle Beet, and Linseed. Some seasons, the early kinds of Indian Corn do very well.

Wages.

Average of Agricultural Labourers, £20 per annum if able-bodied men, such are boarded in the house; Day Labourers, (now) 2s. 6d. per diem; Day or week Labourers in Hay or Harvest Work 3s. 9d. to 5s. per day; Boys and Girls, under 14 years of age, \$2 per month, which increases with age up to \$4 per month.

Crops.

Their character and yield vary with the Seasons, but as the Land is as good as any in the Province, a good Season gives to the judicious Farmer an ample return, and so far as I know, or hear, our Crops are as abundant as in any other part of Canada. The extraordinary deep snow of this last Winter has damaged the Fall Wheat for the first time during my sojourn here. Our clover, Turnips, and Potatoes, are in great perfection; Peas of all kinds grow here most luxuriantly and yield abundantly.—Every where rich pastures may be made by ordinary means. Our Cattle are very fine and rapidly improving under the influence of the Agricultural Society here. Butter and cheese may be made to any extent. Pigs are greatly improving in breed, and where fed on barley and Peas, produce as fine meat as I ever tasted in England. Sheep are becoming numerous and are found to pay well.

Climate.

Of course, we would say, that our Winters are too long, but they are very rarely as severe or as long as in Lower Canada, nor have we usually more sleighing than is absolutely required to convey produce to Market. As regards the salubrity of the climate, I can at once answer that there is no spot better for health, no agues or fevers, and very little diseases of any kind beyond those brought on by excesses. This neighbourhood has restored to good health many sickly persons who have re-

moved from the Old Country, as well as from many of the Districts bordering on the Lakes and unhealthy parts of the Union. The soil and substratum are well adapted to ensure a healthy state of the air. We are extremely well supplied with excellent Water, which is readily found a few feet below the surface.—Springs are numerous. Our Lands are neither hilly nor flat, but ever varying in nice undulating order. The Wild Land is mostly timbered by Hard Wood.

Society

Decidedly good for Old Countrymen—1st, because we have many here who are well bred and well educated—2nd, because we are nearly all (with half a dozen exceptions) Old Countrymen—3rd, we have feelings, views, affections and habits, that harmonize with the glorious trio of Guelph, Wellington and Waterloo. Even the streets of our town are so named as bring daily to our minds the most renowned Counties, Cities and Towns of our Father Land—Lastly, so many old friends have met here together as to banish from our recollections at times, that we were ever transplanted. A Master is still a Master with us, and a servant is even so, a Servant still, and not a "Hlp."

Population.

Guelph Township contains about 2500—all the surrounding Townships have been longer settled than Guelph, and are nearly all as well settled.

Prospect.

The past of Guelph has been one steady uniform course of prosperity to all who seek it, and the prospect by no means forbid a continuance of improvement; large new Mills are going up very near us; a Plank Road to the Lake is on the point of being commenced; the Owen's Bay Settlement is calling daily upon us for supplies of goods and produce; and every year we have an improved set of Settlers coming in with skill and capital superior to those who induced them to come and join them.

Provisions.

All the necessaries and real comforts of life are here found in abundance, at a very moderate rate—cheaper, of course, than in the large towns of the Province, but still in ordinary times remunerating the producer.

Places of Worship.

The Church of England, the Roman Church, the Scotch Church, the Independents or Congregationalists, the British and Canadian Methodists, and Baptists, have all their respective Places of Worship in this Town. We have no religious feuds here, no Mormons, no Millerites! We have a good General Circulating Library well supported. Temperance gains ground here daily. Schools abound in the Township, and the District Grammar School is in our Town.

Stores or Shops.

We have several Stores selling the usual variety of a Country Merchant, and at prices very little in advance upon those of the nearest Port. All sorts of British and Foreign fabrics and produce may be met with in Guelph. New Stores opening every few months.—Many of these Stores

take in produce for goods and some pay Cash for all sorts of produce.—Luxuries of nearly all kinds are to be found in the Stores.

Mechanics.

This class is numerous in all ordinary Trades, and are always coming in, but all who are worthy, do well and acquire property. The charges of Mechanics are almost twice as much as they are paid in England, to a similar class of artizans. I know of none out of employment, nor a person near me in want of the necessaries of life. Our Mechanics generally speaking, are a sober, industrious well behaved set of men.

Distance from Ports and other Markets.

Our Home market is very considerable, an extensive Trade is carried on in the back Townships now settling, and Bakers and Millers buy largely for cash; the Distilleries and Breweries take off a large quantity of produce. Three large new Corn Mills are erecting within seventeen miles of ours, and the contemplated new Road will take us easily to the Ports within twenty-five to thirty-five miles from us.

House Rent.

House and Store rents are too low with us, I think, as only from six to ten or twelve per centum, per annum, upon cost of erection, &c., is either asked or offered. We have not a very greedy or speculating people in Guelph.

Our Taxes.

In the United States they would be well understood by saying the amount is not more than one-third, or at most one-half what the Taxes are in the Union, 1½d. in the pound on Assessed Property, and 1d. per acre on Wild Land per annum, is the amount of all that is paid here. It will be gratifying to those long resident in the Union, to be informed (what nearly all men like very much,) that the Taxes are imposed by those having to pay them, thro' their own representatives in the new District Councils, and were any inducements necessary to Old Countrymen settled in the States, to come to Canada my main means would consist in informing them of the very altered state of Canada, as regards Responsible Government and Municipal Councils.

Cost of Transportation by the Navigable Waters, and afterwards by land to the Company's Settlement.

The Cost of Convoynage by Steamboats varies slightly each year,—but the following rates of Passage will be found to be sufficiently correct:—

From	Cabin.	Storage.
Montreal to Toronto,	£3 10 0	£1 10 0
Montreal to Hamilton,	3 15 0	1 12 6
Toronto to Hamilton,	0 5 0	0 2 6
Kingston to Toronto,	1 5 0	0 10 0
Rochester to Toronto,	1 0 0	0 10 0
Lewiston to Toronto,	0 10 0	0 5 0

Land Carriage, that is the hire of a Team of two Horses, Waggon and Driver, which will take 18 cwt. of load, may be reckoned at 8d. per mile to the journey's end,—supposing the Team to come back empty; cheaper land travelling than this can, however often be obtained by making a bargain.

*Opposition (and rates are lower just now.)

Communications with the United States.

Steamers ply daily from Lewiston, Queenston, and Niagara, to Toronto and Hamilton distant 40 miles. There are two Steamers plying three times a week from Rochester to Toronto, Kingston, and Hamilton. The distance by Railway, from Buffalo to Lewiston, is 20 miles. The Kent Steamer leaves Buffalo every Monday and Thursday for Port Stanley, opening an easy, cheap, and quick communication with the London, Huron, Western, Talbot, Brock, and Gore Districts. The Waterloo Steamer plies between Buffalo and Chippewa, from whence there is a Railway to Queenston. The Steamer Brothers, Captain Eberts, in connection with a daily line of Stages from London, leaves Chatham, in the Western District, for Detroit and Amherstburg, Monday Wednesday, and Friday Morning,—returning the alternate days, at seven o'clock, A. M.

Distance from Hamilton to Guelph thirty miles; Stages and Post pass to and from daily.

Note.—The prices given are in Halifax Currency, of which \$1 or 5s., is equal to 8s. Y. U. S.

With reference to the prices given in this statement, it will be well to bear in mind, that the last twelve months has been a period of extraordinary depression in the value of Agricultural Productions, and that prices have ruled lower than has been known for many years: There have been many causes acting to this result, but perhaps the leading cause has been the free introduction into Canada, of United States produce. The Provincial fiscal regulations which will be in force next month, will, it is expected, operate beneficially to the Canadian Agriculturist; and if to those the free importation of Canadian produce into the United Kingdom, be conceded, by the Imperial Government, the prosperity of this Province will be insured, and numbers of farmers with capital, enabled to hire labour, will, there is reason to believe, emigrate and settle in Canada.

A Map of the Town of Guelph may be seen at the Office of the Canada Company, and at Dr. ALLING'S, Guelph.

CANADA COMPANY'S OFFICE, }
Frederick Street, Toronto, }
5th of June, 1843.

Mr. STEELE'S MISSION TO AMERICA.—Mr. Steele, in seconding the motion, observed that he was ready to go on his Repeal mission to America as soon as his august Leader thought fit to send him; he disclaimed all participation in the opinions of those American friends of Repeal who thought that it could never be obtained by moral force. With regard to the question of American slavery, he would not, in any way interfere with the institutions of America, but would confine himself to the object of his mission Mr. Connell, after stating that his eldest son would accompany Mr. Steele to America, announced the Repeal rent to be £4482: 3s.—*Tablet.*