

The property thus acquired by the chapter for the purposes of the Church in perpetuity is, at present, outside the limits of the City. Its situation is about 1,150 feet north of Bloor street, between Albany and Howland Avenues, which are the continuation of Lippincott and Borden streets. But it was wholly impossible, at this late date, to procure a lot of land of suitable extent, within the city limits, except at a cost which it would have been useless for the Chapter to contemplate. And whilst the present site is very nearly in the centre of the present map of the City of Toronto, with its suburbs, as regards East and West, and not far from the centre North and South, there is every indication that before many years, this neighbourhood, which has been lately constituted by a by-law of the Township "the District of St. Alban's," will be completely built up. In the adjoining part of the City, already pretty well filled up, there are, as I am informed, no less than two hundred houses in course of construction at the present time. The character of the immediate surroundings is secured by the terms of the stringent building conditions imposed by the deeds of sale.

I have already referred to my disclaimer of a desire to push on, as the first or chief object to be aimed at, the erection of the Cathedral Church. The order which I advocate is, *first* the organization of a Cathedral Staff and Diocesan Missionary Work fairly set agoing; and *then* the building, as it is needed. And having once secured all the land wanted for future