

adjoining it, and should have the park and playing-fields as well as the gymnasium close at hand, yet local enterprise or natural features or existing roads or what not might suggest other craft-rooms or recreation grounds nearer the circumference. Thus there might be far from the centre a Bird Park, or an Inn or Rest House, meeting the needs which the tea-garden now attempts, perhaps even a Village Green or a Rural Stage.

We have seen that the type of house required cannot be considered apart from the general scheme of town planning. Neither can it be considered apart from the industrial system: as we are constantly reminded to-day, the solution of the housing problem depends on income.

Now, whatever our individual ideals, the projectors of the New Town have not thought public opinion ready for equalisation of incomes. Those who believe in equal payment for all, may, however, rejoice at the factors in New Town working towards their goal. In the first place, the arrangements for the common good will add materially to real wages—for instance, spending power will be increased by the work of the Central Store in organising supplies and in eliminating the middleman. And, secondly, there should also be a rise in real wages through the abolition of private profit, and increased productivity resulting from really effective co-operation. Perhaps at the same time there may be, through the growth of the spirit of service, a lowering of the salaries claimed by directors and managers. At first, however, there will be salaried posts, approximating to those in the general commercial and professional world, and there will, as under present Trade Unionism, be differing rates of wages.

There will, therefore—even though we may dispense with palatial residences, Edward Carpenter's "desirable mansions"—inevitably be demands for houses of different accommodation. There will not, however, be different districts allocated

Types of
Houses.