

things, although it is not now possible to ventilate toilets, pantries and sleeping apartments into the same air shaft—as is the case in some buildings in this city.

**Verandahs** are looked upon as very desirable and are undoubtedly picturesque, but, beyond the artistic they serve no useful purpose but on the contrary, shut out the sunlight, rendering the rooms dark and gloomy even on the brightest of days.

**Plumbing.** With regard to the plumbing, nothing but the best is good enough, as upon the proper installation of the system and trapping of the fixtures depends the whole success of the sanitary arrangements. The old system, or rather lack of system of the outside privy, tub bath and throwing of slops on the surface of the ground, would be infinitely preferable to the most elaborate system of up-to-date plumbing which had not been installed properly. One imperfect joint inside a house through which noxious gases from the sewer or septic tank can enter the building, may result in much sickness. This is why the plumbing is inspected, when installed, by the City plumbing inspectors and the inspection of the plumbing in old houses is one of the most important duties of the health inspectors.

There are many other phases of housing which might be dealt with at length, but as a more practical way of demonstrating what I wish to convey, I have had lantern slides prepared. These slides depict a number of examples of where many of our old buildings and some of the newest and best in town are far from being desirable places of residence, although constructed in accordance with the Building By-laws in force at that time.

Some of them embody features which ordinary common sense would condemn as being detrimental to health—such as the ventilating of toilets, pantries and bedrooms into an inside shaft, but because the By-law did not specifically state that it should not be, it was allowed and still exists because the By-law cannot be made retroactive.

Other buildings, built up to the lot line with the windows opening into a narrow court—in one case the court was only 2 feet 10 inches wide—have since been built up by erections on the adjoining lot, thereby being rendered totally unfit for occupancy.

The Building By-law as it now stands does not allow these abuses in quite the same measure, but nevertheless, falls far short of up-to-date legislation.

For many years I have advocated better Building By-laws and several years ago I prepared a draft model By-law, embodying the most up-to-date requirements for apartment houses and lodging and tenement houses, which I endeavored to get the Provincial Government to issue as a standard for all cities and municipalities, but so far they have not seen fit to do this.

I still believe and hope some day to see these Model By-laws adopted by the Provincial or Federal Government in the same way that they are issued by the Local Government Board in England, under the advice of the highest sanitary authorities, for the guidance of the local councils and their advisors.

Sey. **THORPE'S** Sey.  
1 **PALE DRY** 1  
8 **GINGER ALE** 8  
1 1

# Millions Think

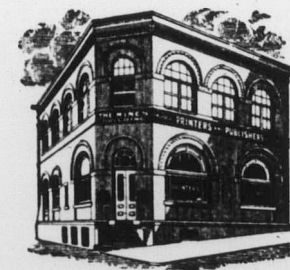
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