

# LAND & LIBERTY

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## ECONOMIC BACKGROUND OF THE CRISIS

### DESOLATION OF THE HIGHLANDS

#### LONDON COUNTY COUNCIL AND LAND VALUES

Statements by Mr Herbert Morrison, M.P., and Mr Chas. Latham

#### SUDETENLAND A DISTRESSED AREA

## THE CRIME THAT RUNS THROUGH HISTORY

By Alex. Y. Scott

THE SAME class of people who have opposed every extension of rights whereby the people have been given increased power in government are those who assert as their fundamental proposition that the people are not fit to govern themselves ; that they, the people, must be governed by others, a ruling class of some sort or kind who are endowed in some peculiar and inexplicable manner with the ability not only to know what is best for themselves but for others. This great ruling minority are the self-constituted masters of men—the idolaters of force, the worshippers of material success, the adorners of property, the maligners of human nature, the traducers of the great masses of men. They are those who have in all ages and in all nations lived off the labour of the people while despising those who clothe and feed them.

There are only two kinds of government—government by force and government by consent. Monarchies, Aristocracies, Despotisms, Democracies, whatever the form may be in the last analysis, we have government by force or government by consent. The classes advocate and enforce government by force.

There are those, however, who assert that no man ever was or ever will be born fit to rule another man against his will. That no man ever yet came into the world with a divine commission in his hand to rule any other man and that all such claims are without foundation in fact or morals and usually result in misgovernment. These men assert that the great body of the people are capable of self-government. That from the loins of the people in all ages have sprung the master minds, and that the nations never saw the time when the people were not able to govern themselves, and do it better and more in the interest of the whole people than their self-appointed masters could or would. These fundamentally opposite views are in conflict to-day, as they were in old time. But urge that which

will extend more power to the people, will make the machinery of government in some form more responsive to the will of the people, and any such suggestion is denounced as socialistic, communistic, anarchistic, as subversive of all law and order, an attempt to turn over the government to the "mob," to the brutal, cruel, unjust masses of men who disregard justice and right, the destroyers of civilization. They assert property rights will be disregarded, personal liberty destroyed, religious liberty annihilated and with memory aflame point to the revolutions of the great body of the people of all countries in which, for a time, "the mob" in power destroyed life and property. . . .

Truade, comparing the crimes of the masses and the classes, says :

"Patricians and plebeians, aristocrats and democrats, have alike stained their hands with blood in the working out of the problem of politics. But impartial history declares also that the crimes of the popular party have in all ages been the lighter in degree, while in themselves they have more to excuse them ; and if the violent acts of the revolutionists have been held up more conspicuously for condemnation, it has only been because the fate of noble men and gentlemen has been more impressive to the imagination than the fate of the peasant or the artisan."

If this statement is true, it would seem indeed that the argument of the aristocrat in favour of the fitness of any class to rule is entirely destroyed by the facts of history.

My thought is this : The prisons, gallows, torture pens, penitential fires, wars and slaughters of man by man are but the symptoms of a deeper crime, rooted in injustice and immorality ; a crime so great, unjust, so pronounced, that as it has existed in every age and in every nation under the sun, so it has sent all nations and all people in the past to destruction and ruin. To-day

it exists as it has ever existed, and unless this fundamental injustice can be destroyed in national life, the fate of the nations of the modern world will be identical with those of antiquity. . . .

If we will examine this matter a little further we will find, tracing the fact from the beginning, that as the population, power and prestige of the nation have increased, as the productive power of man, through invention and the discoveries of genius, has increased, we are confronted with the remarkable fact that the increased power of production does not inure to the benefit of the producers, but to the benefit of the non-producers, that ever and eternally the rich grow richer, and the poor, poorer. With advancing civilization, a wedge is driven through society, as it were, elevating the classes and crushing the masses. If we will examine more fully the condition, we will find that as a general proposition it may be stated that wealth gravitates into the hands of the few, and we will further find that it is here to-day as it has been of olden times—the few are living in luxury and ease, while the many exist in penury and want, starving and on the verge of starvation. We will find here, as always, that the difference between the classes and the masses is not a difference in man, in their physical, mental, moral and spiritual characteristics, but a difference in property, in the way they make and get a living—the classes always getting a living without making it, and the masses making a bare living for themselves and a luxurious one for the classes. The man who builds the palace lives in a hovel; the man, who with brawn and muscle, be-labouring the earth produces grain, wants for bread; the man who rears and shears the sheep and spins the cloth, is in need of clothes. The labourer, the producer, is ever in want; the idler, the non-producer, is ever with plenty. The upper classes, receiving and not producing, taking and giving naught in return, are tribute-receivers and the great mass and body of the people who labour and produce unendingly are tribute-payers. This fact, and fact it is, is a monstrous injustice, a terrible evil, a deep-seated iniquity.

Is this fact primarily due to the laws of nature, to the laws of God, or to the laws of man? Shall we say, to-day, in this age of scientific discovery, of advanced knowledge, of intellectual development, that a just God, in His infinite wisdom, has created as a part of His eternal law, slaves and masters—idlers to live in luxury and ease, while the workers live in penury and want?

So far as I can see, such a condition of affairs flies in the teeth of justice and of right. So far as I can ascertain, no man ever came into the world with a title deed to a foot of land or a government privilege in his hand. So far as I can see, the Creator of man, the Infinite Father, never gave to any man the privilege of levying tribute upon any other man. So far as I am able to see, God created all men equal in the right to participate in the things made by Him. He gave equally to him who calls himself prince and to him who has been made pauper, the right to life, liberty and the pursuit of happiness. He gave to each an equal right to participate in the bounties of nature—bounties so abundant that at no time and in no age has the earth failed to produce sustenance sufficient for all the children of man.

If then this poverty midst plenty, this starvation

midst abundance is not the unjust decree of an unjust God, with whom does the fault lie? If not with God, it must be with men. If not due to the laws of nature it must be due to the laws of man, and the blame falls upon the masters of men, those who have ruled through all times and all ages. The laws of a nation which give to the individual citizen of that nation the land which God gave to all the people, which grant privileges to a part of the people whereby they are permitted to tax all the people, are the laws which ever and eternally widen the gulf between Dives and Lazarus, and these laws produce as a natural consequence, idleness, debauchery, disease and death at the top, poverty, ignorance, pestilence, disease and death at the bottom. From this injustice spring your revolutions, when endurance is no longer possible. From it spring your prisons and your gallows. From it spring your wars of greed and gain, ever and eternally smearing the pages of history with the blood of men.

I affirm with positive conviction, and point to the history of mankind to sustain the assertion, that the moral law applies to the nation as well as to the individual; that it applies to the masses of men dealing with masses of men, as fully, and completely, as it does to the individual in his relations with the individual. I assert as a fundamental moral proposition that theft is theft, that murder is murder, that sin is sin, whether committed by a single individual or by millions of men. I assert as in the life of the individual, so in the life of the nation, that "the wages of sin is death." "Evil is impermanent, transient, suicidal and can not endure. The good alone prevails." To-day we are confronted, as always in the nation, with the fundamental injustice of poverty amidst plenty, and so surely as this fundamental injustice is not eradicated, so surely as the tribute receiver continues to have his tribute, so surely as by law men are robbed of the thing they produce, just so surely will the modern nations of the world follow to decay and death the nations of the past that have deified force and enthroned injustice.

To-day men recognize that they must find and apply the social law. When found, this law necessarily will be a fixed law of nature, based upon principles of justice and of right; it will be a moral law. It will give to each man that which he produces, and will give to no man the product of another's labour.

I once heard a great divine preach a sermon upon the unpardonable sin. He said it was not unbelief, for that was intellectual; it was not murder or robbery or debauchery, because man could and did repent of these things. He said it was confounding good and evil; knowing the evil, and affirming it good; it was confounding God and the devil. To me this has been the sin of the classes; knowing the evil—that they are tribute receivers—they have affirmed it good, and this is the sin of the nations. They have confounded the things that are God's with the things that are man's, and have by law given to the few the thing which God gave to all men—the natural resources of the world.

I believe the social law has been discovered. It is my firm conviction that it will be put into operation, if not in the next generation, certainly within the century. It will be put into operation not alone by the masses, but through the aid and assistance of clear-visioned, high-minded and noble-souled men and

women of the classes, with whom this age is filled. It will be brought about by the education of man by men who will give their fortunes, if need be their lives, for the love of humanity.

The foregoing is an extract from the brochure *The Crimes of the Minority*, by Alex. Y. Scott. In a foreword the late Louis F. Post acclaimed it as a brilliant statement of Henry George's principle of civilization: "Association in equality." Unfortunately, the brochure is out of print, but no doubt our readers will be glad to have this brief extract from it.

### BETTERMENT PROPOSALS

AT A MEETING of the Executive of the Rural District Councils Association (reported in the *Municipal Journal*, 15th July) a report of a sub-committee was submitted dealing with questions of land drainage and the responsibility for the cost of such works. The report says:—

The moment it has been definitely decided to construct a sewer adjacent to undeveloped or agricultural land, the value of the latter is enhanced enormously. Numerous instances have arisen where agricultural land worth £60-£80 an acre becomes an immediate demand at 1s. to 2s. 6d. a square yard, and—taking a rate of 1s. 6d. only—this represents a transition from about £70 an acre to £350. It is submitted that some reasonable proportion of this betterment should be recoverable by the local authority. A further report will be submitted.

The report mentions that the principle of betterment was accepted by Parliament in the Town Planning Acts. That is true but the principle does not work because the method is defective. If any attempt is to be made to collect a specific contribution from owners of land in respect of increases of land values caused by public improvements, there must first be a valuation of the value of all the sites in the vicinity. But even if this existed the problem of recovering from owners of land the specific benefit due to a particular undertaking is insoluble. It is impossible to say how much of the increase in value is due to that and how much to other causes. Neither is it possible as a rule to define any area as being the limit of benefit. What can be said, however, is that all the land value, both what exists now and what may be added in the future, is due to public expenditure and other community influences.

Betterment provisions in town planning have been in practice a dead letter. They cannot be operated, because the calculations involved are too hypothetical and complex. The simple and equitable method is to charge the cost of public services on all the land values of the district.

### BRISTOL TOWN COUNCIL

FIRST STEPS towards ending the "land value ramp" have been taken in Bristol, according to the *Daily Herald* (13th September). At a meeting on the previous day of the Rating Committee, Alderman Hennessey moved that the Town Clerk should prepare a report of all land purchases by the Corporation in which the price was considered excessive. When the report is ready it will be considered by the Committee and a decision then made upon the next action to take. The promotion of a Bill in Parliament to rate site values is one course open to the Council.

### ECONOMIC ASPECTS OF THE SUDETEN PROBLEM

IN THE discussion of the political and racial aspects of the Sudeten problem during the crisis the economic background has been generally overlooked. Considerable light is thrown on this in an article by a Central European Correspondent in the *Glasgow Herald* (19th September). Czechoslovakia comprises the chief industrial district of the former Austro-Hungarian monarchy. "On the break up of the Dual Monarchy the new Republic took over 100 per cent of the china industry, 92 per cent of the glass industry, 97 per cent of the linen industry, 90 per cent of the silk industry, 85 per cent of the woollen industry, 80 per cent of the cotton industry, 92 per cent of the sugar industry, 75 per cent of the chemical industry, and 70 per cent of the leather industry, etc."

As a result of this change the industrialists instead of having an internal market of 52,000,000 people were reduced to one of 13,500,000. Export trade then became of much greater importance, and it soon met with serious difficulties through the policy of economic nationalism pursued by the adjoining countries. In the endeavour to evade tariff barriers many of the Sudeten German manufacturers, especially in the textile and chemical industries, transferred portions of their undertaking to Yugoslavia and Roumania.

Other blows to the German-speaking border districts came from the deflation of 1922, and again with the collapse of the Reich financial system in 1931 when the German banks with which the Sudeten manufacturers had preferred to deal found themselves in serious difficulties.

The trend towards autarchy all over Europe became much more pronounced after 1931, and the efforts of Germany in particular to build up a war economy on a basis of national self-sufficiency severely curtailed exports from Czechoslovakia. Between 1929 and 1936 exports to Germany fell to little more than a quarter. The Sudeten districts became a distressed area, but the blame can hardly be laid on the Czechoslovak Government. Unemployed or underpaid workers became a ready prey to Nazi agitators.

There were also wealthy interests which had grievances. "The big Sudeten German landlords, some of them members of the old Austrian aristocracy, have never forgiven the Czechs for breaking up their great feudal estates in the land reform of 1919 and distributing part of them to poor peasants, many of whom were Czechs."

After the collapse of 1931 the Sudeten industrialists were obliged to borrow money from the Czechoslovakian banks. When the political situation became critical the banks not unnaturally refused further credits and in some cases took over financial control of the enterprises. "The Sudeten German owners may well favour a violent solution which, bringing about the 'liberation from Czech oppression,' would at the same time free them of their debts and the danger of an 'alienation' of their factories."

The transfer of the Sudeten areas to Germany may thus hold out some prospect of advantage to landowners and industrialists, but it is difficult to see how it can help the worker. It may be indeed that some realization of the consequences of loss of the Czechoslovakian market explains the rancour with which that country as a whole is assailed.

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### THE ECONOMIC BACKGROUND

WHATEVER VIEW may be taken of the immediate circumstances which have led Europe to the verge of war, the ultimate causes are mainly economic.

The peace treaties partitioned Europe with scant regard in many cases to the requirements of economic life. The victorious powers were left with a staggering burden of national debts which they vainly hoped to alleviate by the exaction of reparations from the vanquished. Lacking the courage to impose the burden of taxation in a just fashion, all governments resorted to tariffs and indirect taxation, which impoverished the workers and hindered trade and exchange. The separation of producers from their markets and the interference with natural and economical division of labour was the result not so much of the creation of new frontiers as of the customs houses with which they were lined.

Although in a few cases, as in Czechoslovakia, some attempt was made at land reform, the basic conditions of economic life remained as they were before the war. The land, the ultimate source of all production, remained the prerogative of the few. The upward movements of trade and production were soon frustrated by the speculation in land values which they evoked, accentuated in many cases by currency inflation.

The economic crisis which began in 1929 and reached a climax in 1931 was of unexampled intensity and duration. Instead of dealing with its causes, all governments resorted to further measures of protection and restriction of trade which prolonged and aggravated the depression instead of alleviating it.

It was in these circumstances that the Nazi party came to power in Germany, making the most of the grievances of the peace treaties and the failure of the allies to carry out the policy of the fourteen points, and promising also economic reforms which would improve the position of the German workers. In Italy, too, the regime felt obliged to keep the people quiet by promises of amelioration of their economic condition, and the annexation of Abyssinia, however much it may have been surrounded by the glamour of recreating a Roman Empire, was justified to the Italian people as a fresh field for colonization and honest work. In Russia, too, the attempt to impose by force a collectivist regime upon the peasantry and to "liquidate the kulaks" resulted in failure of the harvest and the deaths of millions of people. As these facts leaked out they provided an argument, readily seized upon by the vested interests, against any kind of democratic reform.

Nor did the other powers do anything to solve their own economic problems, but pursued in the name of democracy a policy of economic nationalism nearly as detrimental to themselves and their neighbours as that adopted by the autocratic states. Added to all this was the flight from Geneva and a feverish rearmament. It is true that the achievements of the League of Nations had been of a minor character. The experts had frequently pointed out the need for reduction of tariff barriers, but the governments had done nothing to follow this advice, nor had the experts explained the need for land reform or pointed to land value taxation as a solution.

In fact, the ultimate problem, that of poverty and unemployment, cannot be solved by collective action but by individual action in each country. In the neglect of that the totalitarian and the democratic countries are all guilty. It is to the solution of this problem that those who in all countries desire to see peace established on a permanent foundation must devote themselves. Any true step towards that taken by any one country will benefit both itself and its neighbours.

What is most needed to secure the peace of the world is the throwing down of all barriers between nations which prevent the free movement of goods and of people, together with the abolition of the barriers which prevent the denizens of each country from making use of its natural resources and which require them to make payment to a few among them for this essential and natural right. If such conditions were established, every man would be in effect a citizen of the world with liberty to produce wealth wherever opportunity offered and freedom to transport himself and his possessions where he chose. National frontiers would then represent merely the boundaries of a particular administration of public affairs, as county or provincial boundaries within a state now do, but they would oppose no obstacle to the economic activities which are the essential of civilized life.

The false notion that the people of other countries are competitors and antagonists, not collaborators, arises naturally in a world in which within each country there is scarcity and starvation. When it appears that there are not sufficient opportunities to earn a living, when one's own fellow-countrymen appear to be competitors ready to take the bread out of one's mouth, how easy it is to foster the idea that trade with foreigners will aggravate these conditions. And, indeed, the more that the people can be led to believe that the foreigner is the cause of their sufferings, the more secure will be those privileged interests which grow rich out of an unjust economic system. Thus, in every country the monopolists are at the back of those who would increase armaments, raise tariff walls still higher, add to international tension and discord, create the illusion that the distresses of their own countrymen are to be mitigated by appropriating territory from other countries, and so distract attention from and safeguard their own unjust privileges.

That this is indeed so is evidenced by the facts regarding land monopoly in many countries which have from time to time been published in our columns. In every country there are unused natural resources, and in every country the few who own the major part of these

resources appropriate the lion's share of the wealth that is produced.

The first task of those who in every country would work for enduring and stable peace is to secure the breaking down of land monopoly and the abolition of tariff barriers. These ends can be secured by the taxation of land values which, by restoring to the community the values which it has itself created, will provide a just source of public revenue in place of the unjust taxes which now burden the trade and industry of the workers and which will at the same time throw open to labour access to the natural resources with which alone wealth can be produced. F. C. R. D.

### DESOLATION OF THE HIGHLANDS

THE HIGHLANDS of Scotland are a distressed area with an incidence of unemployment equalling that in the worst areas of England. This and many other striking details are given in the August issue of *Faith*, in an article by Mr David Keir. Reference may also be made to an article by Mr Jocelyn Gibb in the *Geographical Magazine* for May, which covers much the same ground. The picture painted by both authors is heart-rending, and calls for action. But what action? Mr Keir has little to suggest except the granting of subsidies, the spending of public funds in one way or another, and vague talk of national planning.

One need not quarrel with the view that immediate distress must be relieved, and that unemployment doles are the worst way of doing this. In some cases it would appear from Mr Keir's account that the practice of taking in one another's washing has been raised to a fine art in order that the inhabitants may put sufficient stamps upon each other's insurance cards to enable them to qualify for unemployment benefit. But government subsidies to maintain uneconomic industries are merely a roundabout method of achieving the same result.

The principal industries of the Highlands are farming, fishing, and to a less extent quarrying and forestry. There are also possibilities of hydro-electric enterprises. The direct bearing of the land question upon these problems is readily seen. Many of the herring fishers devote part of their time to cultivating crofts, and if they had more opportunity in this direction they would be more independent of the fishing industry. Be it remarked also that the growth of protectionism in Europe, to which this country has for the last seven years been a party, is responsible for the curtailment of markets for fish.

Both Mr Keir and Mr Gibb refer to the relative prosperity of the Orkneys. The former says that the Oradians "work on holdings which are much larger on the average than the crofts in Shetland and the other Highland counties. If crofting is ever to be really prosperous in the Highlands, crofts of economic size will have to be provided." Mr Gibb refers to occupying ownership as a factor, "66 per cent of the land being owned by the occupier." Security of tenure can, however, be provided by other means than through state-aided land purchase.

That it would be possible to find land for enlargement of holdings need not be doubted. The deer forests are almost entirely a creation of last century. In 1883 they covered 1,709,892 acres, and by 1912 they had extended to 3,584,966 acres which is nearly the present figure. Complaints of the ravages of deer are frequent, and encroachments for sport still occur. Mr. Keir says: "Not long ago I visited the area round that fine mountain, Ben More, Assynt. On the 10,000-acre

Assynt estate—most of it deer forest—a tidy row was in progress. The proprietor of the estate had asked the local crofters to remove their sheep from the deer forest, although the "privilege" of grazing their sheep there had been enjoyed for a quarter of a century."

The Forestry Commission has acquired considerable areas of land for planting trees, and much more is suitable for this purpose, but they are hampered, among other things, according to Mr Keir "by the cost of land."

"In Mull and Iona there are marble and granite quarries awaiting development. In Caithness there are the flagstone quarries."

There are also extensive sources of water power.

But all these natural resources are owned by someone. The people who are unemployed have no right of access to them. While they remain unused, the owners pay no rates or taxes. But taxation is heaped upon the necessities of life of the worker.

Mr Keir refers to the need for better means of communication. If roads are built or improved the benefit will accrue to the landowners although they will not pay for them, and petrol is doubled in price by taxation, while every motor vehicle has taxes imposed upon it.

The history of the Highlands, says Mr Keir, is one of gross exploitation. Is the remedy then to be found in imposing fresh taxation for the purpose of subsidizing this industry or that, or is it to be found in abolishing the source of exploitation—the untaxed monopoly of land—and making the natural resources available to people capable and eager to use them?

### ON EASTBOURNE'S SANDS

How the rent of land might furnish the public revenue without any tax on improvements is shown in miniature by the letting of kiosks and stands on the sea front at Eastbourne. The auctioneer (*Eastbourne Courier*, 11th March, 1938) emphasized the good business to be done on the golden sands, made clear that the rents were due to advantage of situation, and explained that the town levied no rates on these lots. Result of the bidding produced a total of £4,469, being the annual rents for three years with three lots unlet, compared with the previous total of £3,199 10s., or an increase of nearly forty per cent.

Whether it is "golden sands" or any other factor giving a location its value, the rent of land is everywhere the creation of the community, so why restrict the principle to land which the municipality happens to own? Whoever may have title to the land, nothing in economics or morals can defend the private appropriation of the rent of the land. To bring every piece of land into its proper place with respect to the public revenue requires only, and with absolute justice, an assessment of its true value levying rates and taxes upon that basis, so as to transfer the rent into the public treasuries and ceasing to tax any buildings or improvements.

### BIRTHDAY GREETINGS

On behalf of all readers of *Land & Liberty*, and of the Henry George Movement at home and abroad, including especially the members and friends of the English League for the Taxation of Land Values, we convey to our colleague, Frederick Verinder, heartiest congratulations on the celebration of his eightieth birthday on 14th October. It is now 54 years since he became General Secretary of the League, and his friends will rejoice to know he is as active as ever with pen and voice to advance the cause to which he has rendered such notable service.



## L.C.C. BILL FOR SITE VALUE RATING

### STATEMENT ISSUED TO THE PRESS

By Herbert Morrison, M.P.

(*Leader of the London County Council*)

"I confess that I am not satisfied that the incidence of local taxation is fair . . . I do not understand why the whole burden of local taxation should rest upon the occupiers alone, and upon them in proportion only to their rateable value. The rateable value may not, and very often does not, bear the slightest proportion to the means of the man who is rated . . . I would ask again: 'Why should the owners of ground rents escape all contribution to the expenditure of their localities?' These ground rents have grown out of the prosperity and industry of the community. The property of the owners has been improved by local expenditure, and why should not the owners contribute towards the local expenditure, of which they ought to bear a part."—*The Right Hon. Joseph Chamberlain, M.P., at Ipswich, 14th January, 1885.*

IN THE COMING Parliamentary Session the London County Council is to promote a Bill for the rating of site values.

The purpose of the Bill is to open up a new source of municipal revenue and thus to relieve the general body of ratepayers of part of the burden which would otherwise fall upon them. It is not a Bill for additional municipal expenditure. It is not a Bill for increasing the municipal rate burden of the average citizen—on the contrary, it is a Bill to relieve the average citizen.

#### LANDOWNER ESCAPES

Under the present rating system the owner of land as such entirely escapes municipal rating despite the fact that he is a great beneficiary from municipal activities and the very existence of an urban community. It is not fair that the landowners should be in this privileged position. The case for a change was very well stated by the late Joseph Chamberlain, father of the present Prime Minister, whose declaration on the matter is quoted at the head of this article.

As urban communities grow land values rise. The

activities of a great population, its commercial and business enterprise, the concentration of a great community within limited space, puts the landowner into the position of being able to demand a higher and higher price or rent for his land. Moreover, the municipal services themselves, which make civilized urban life possible and increase public amenities, assist the landowner to command a higher price for his land.

#### PUBLIC EFFORT AND VALUE

The opening of a public park, the establishment of the Green Belt, highway improvements, a new bridge and a number of other municipal developments, may well have the effect of increasing the value of the surrounding land. The money goes into the pocket of the landowner who has done nothing to create the added value.

Moreover, when the municipality wishes to buy land for a public improvement, the landowner naturally seeks to get the highest price he can from the local authority. In a large proportion of cases he is paid out of public funds a substantially higher figure than he himself paid for the land.

Yet the landowner, who has little to do but to stand by and watch other people add to the value of his land—he as such, pays no rates. It is not fair. It is for these reasons that the L.C.C. has come to the conclusion that the landowner should make his contribution to the cost of local government and thereby relieve the burden which the general body of existing ratepayers must otherwise carry in full. It is a question of justice and not a question of wishing spitefully to hurt any particular class of the community.

The general body of ratepayers have every interest in the Council's proposal and they should write to their Members of Parliament asking them to support the Bill. Those Members of Parliament who oppose this Bill are thereby insisting that the occupiers shall continue to carry the full burden in order that the owner of the land shall escape.

## THE PROPOSALS OF THE L.C.C. EXPLAINED

By Charles Latham, F.L.A.A., J.P.

(*Chairman of the Finance Committee*)

AS THERE appears to be some misapprehension in some quarters as to the exact nature of the London County Council's decision to seek power from Parliament to levy a rate on site values the following explanation of its main features may be of utility.

Under the present rating system the burden of local rates falls entirely upon the occupiers of property. The share borne by each occupier is broadly determined by the rental of the premises he occupies. As those who are least well off generally have to spend a larger proportion of their incomes on rent than those who are better off, the existing method of rating imposes an undue and unfair burden upon those least able to bear it. There are no grounds of equity or justice on which this can be defended, and the position has been made much worse in recent years by "de-rating," which has increased the amount of rates falling on occupiers of houses and shops and on non-industrial premises.

Moreover, the existing rating system calls for no express contribution from owners of land values, although the public services do so much to maintain and indeed increase the value of land. Moreover, as vacant land is exempt from rating and other land is rated the more heavily the more it is improved, local rating as at present operated encourages the holding of land out of use and discourages the improvement of land. It is therefore not merely unjust as between one ratepayer and another, but its economic effects are injurious to the well-being of the community generally. It makes housing accommodation dearer, restricts trade, and helps to cause unemployment.

The County Council desires to remedy these grievances by obtaining from Parliament powers to enable it to levy a rate on site values. This rate would be imposed in respect of all sites according to their annual site value, that is to say, the amount for which any

site could be let with security of tenure if there were no buildings or improvements on it.

The amount of rate which the Council seeks power to raise is 2s. in the pound on the annual site value.

This would not be an additional burden upon the occupiers of property, but would be payable by the owner of site value. In the case of long leases, where lessee as well as freeholder was in enjoyment of part of the site value, the rate would by a simple method of deduction be shared between lessor and lessee. The collection of part of the municipal revenue by a rate on site values would enable a reduction to be made in the amount collected on the existing basis, and would thus reduce the charge on occupiers.

It is sometimes thought that the land value rate would be shifted by owners of land on to their tenants by increasing their rents. This is not so. The price or rent which has to be paid for land is a matter of demand and supply. As the site value rate would fall upon vacant land, and render it uneconomic to hold such land out of use, it would have the effect of increasing the available supply of land, and prices or rents would tend to fall rather than rise.

It is also occasionally suggested that the proposed change would be detrimental to the small occupiers who have bought their own houses. This is not so. In such cases the site value is usually a small fraction of the total value of land and building, while in the valuable central areas of cities the site value is a high proportion of the total. The effect of the change would be to call upon the high values of the central areas to make a higher contribution. The owner-occupiers of small dwelling-houses would make a smaller total contribution to the rates than they do at present.

The importance and value of the Council's proposal is accentuated at the present moment when London is faced with proposals for highway improvements which, according to the Minister of Transport, may ultimately cost 80 to 120 million pounds. A very large proportion of that sum will be for acquisition of land and compensation for property affected. On the other hand, there is no doubt that the end result of such improvements by improving access to sites will be a large increase in its values. Indeed, all properly devised public expenditure which makes a town a better place in which to live or carry on business tends to increase land values. It is only fair that values which arise by reason of the very existence of the community should be called upon to make some express contribution to public expenditure, and that the homes and industries of the people should be relieved of some part at least of the undue burden now imposed upon them.

These are some of the main considerations upon which the Council's proposal is based, and I am confident that when they are fully understood it will obtain general and unqualified support.

In July, 1936, the Finance Committee of the London County Council presented a most exhaustive report and the Council resolved that the Government be urged to introduce legislation giving local authorities generally power to levy a rate on site values. This the Government has declined to do. In the opinion of the County Council, the injustice and the defects of the present system are so acute that it decided at its meeting on the 26th July last to promote legislation to obtain such powers so far as concerns its own area, the Administrative County of London.

[This letter has appeared in numerous newspapers, including important dailies like the *Manchester Guardian*, the *Financial News* and the *Birmingham Post*, and among the weeklies, the *Estates Gazette*.]

## NOTES AND NEWS

A Northern Areas Convention on Land Monopoly, Tariffs and Trade Barriers and a New Rating System, will be held on Saturday, 26th November, in the Houldsworth Hall, 90 Deansgate, Manchester, to which Political, Co-operative, Industrial, Peace Societies, Religious and other organizations will be invited to send delegates. Mr D. R. Grendell, M.P., will preside, and the speakers will include Mr Andrew MacLaren, M.P., Mr R. R. Stokes, M.P., Mr H. G. McGhee, M.P., and Councillor William Johnston. Text of the resolutions to be submitted was printed in our issue of last month. The Convention is being organized by the Land Values Group of the Parliamentary Labour Party in conjunction with the Manchester Land Values League.

Rising the charge of always seeing "King Charles's Head," we quote the reported statement (*Glasgow Herald*, 18th August) by Mr J. F. Byers, America's representative on the Rules of Golf Committee, on suggestions that have been made for altering the size of golf balls: "The development of golf generally has raised the problem of length (of courses). It would almost seem that the solution lies between increasing the length of golf courses or reducing the carry of the ball by increasing its size. In Britain as well as in America there is great difficulty in thinking about increasing the size of golf courses, as land is generally practically unobtainable."

In Belfast also a "green belt" is contemplated. A special committee dealing with the extension of the City's boundaries is thinking about it, as to which a member of the committee was reported (*Northern Whig*, 4th August) to say: "The acquisition of the land required to preserve the green belt will entail a very heavy expenditure. A farmer asked to surrender his land will possibly say 'I want this ground for building development. What compensation are you going to pay me for taking it from me?' That is a vital matter and one which must not be lost sight of when weighing up the financial side of the project."

Another "King Charles's Head" item: The Government is to make a grant under the Physical Fitness Scheme for the appointment of a national organizer for cycling. This is welcomed in cycling circles, says the *Eastern Daily Press*, 10th August: "If the town dweller is to get the benefit of full physical recreation the cycle is an essential factor in his access to opportunity for it. Land values in towns mount up and the provision of really adequate playing fields and recreation grounds within the limits of the town becomes more and more difficult."

The cycle "bridges the gap" by bringing the country beyond within reach. This is like the consolation of the philosopher who just looked difficulties squarely in the face and walked on.

Major Edward G. Ross, candidate of the Patcham Ward Labour Association, Brighton, opens his municipal election campaign with a meeting in Ladies Mile Hotel Hall, on 4th October, to explain the assessment and rating of land values. This is his main plank and his election literature includes a large quarto leaflet making a full statement on the question which for its instruction could not be bettered. Our colleague, Mr Duncan Cuthbertson, has done much effective work in interesting local leaders. He writes of the possibility of a Labour Group being formed in the Brighton Council to promote the rating of land values.

## HIGH RENT CRIPLING FARMERS

OFFICIAL RETURNS for 1938 show 42,200 fewer farm workers in employment in England and Wales and 87,000 acres of farm holdings abandoned. Yet farmers throughout this period received £52,000,000 in State aid, including derating valued at £15,000,000, wheat and sugar beet subsidies totalling £13,000,000, assistance under the Milk Marketing Board of £3,000,000, and beef and bacon quotas accounting for £21,000,000. This gigantic sum represents an average of more than 30s. a week for every agricultural employee.

With the nation paying nearly the whole of his wages bill, with protected markets and with prices artificially maintained, why cannot the British farmer, who works long and hard, contrive to keep afloat?

The answer is to be found in one word—rent. Subsidies and doles can never improve the lot of the agriculturalist unless measures are taken to prevent them from being pocketed by the landowner in the form of higher rentals and increased land prices. As long as rents can be raised to skim off all surplus yield over and above that needed to provide a bare living for the farmer and his workers all attempts to help the farmer must inevitably end in helping the landowner.

Although a considerable section of the farming community continues to clamour for greater protection and higher prices, many agriculturalists are recognizing the evil of the rent racket and are urging rent control or nationalization.

Another rapidly growing group, headed by Mr A. R. McDougal, who farms a thousand acres in Scotland, is pressing vigorously for the taxation of land values. Appreciating that high rents and high land prices are the outcome of artificial scarcity of land, caused by the withholding and misuse of millions of acres of the country's finest farming areas, they demand that such dog-in-the-manger conduct should be made unprofitable by the imposition of a stiff tax on the value of all land.

If, they say, all land values were so taxed, irrespective of the use to which the land was being put, all possible agricultural land, including thousands of acres immediately surrounding towns, where transport difficulties would be practically non-existent, would become available for use. The resulting increase in the supply of land in relation to the demand would automatically bring rents down.

More food and cheap land, not scarce food and dear land, are what both countryman and townsman need. Only a measure which aims at increasing consumption, not reducing production, can bring both prosperity to the agriculturalist and plenty to the great mass of the people.

[From a statement issued by the Land Values Press Service of the (Labour) Parliamentary Land Values Group, and published in a number of papers.]

### WHERE TO STAY IN LONDON

South Kensington, near Earl's Court station—  
Comfortably furnished Divan-sitting rooms from  
£1 a week. Double Room 30/- a week. Hot  
water in rooms. S. John Gee, 99, Lexham Gardens,  
W.8. Phone: WES 6442.

PROGRESS AND POVERTY. An Inquiry into the Cause of Industrial Depressions and of Increase of Want with Increase of Wealth —the Remedy. New Edition: Cloth 1s.

SOCIAL PROBLEMS. New Edition: Cloth, 1s.

PROTECTION OR FREE TRADE. Abridged Edition: Paper, 6d. Cloth, 1s.

## RIISING VALUES IN THE WEALD OF SUSSEX

IN THE course of an article on farming in the Weald of Sussex (*Daily Mail*, 17th September), Mr Pat Murphy says:

For a while after the war those grass lands were relatively cheap. A nice little farm of from 70 to 100 acres with a decent enough house could be bought for £1,500. There were dozens to be rented at £1 an acre and even less. Then came a period when the long international monetary collapse caused lack of confidence in all manner of investments, and people from the cities began to buy the land in the Weald, so that their money could not blow away. Some of these people came to live on the properties they had bought. Doctors, solicitors, City men, people of some substance, filled a few of these one-time farmhouses, and a certain development followed their coming.

The value of the weald land began to rise at an extraordinary pace. I could name little farms that have come into the market during the past, say, five years, first at £1,500, later at £2,500, and are now as high as £5,000.

With the return of prosperity, some of the increases in values have been spectacular. Needless to say, a great number of farms are owned by people who do not make their living by tilling their land. But the interesting fact is that with all that is said about the dangers and risks of farming, a good farm, if put up for sale to-day, is sold in a matter of hours. And I cannot think of a farm that is to let. Ten years ago they were nearly all to let and few were for sale.

## THE ONLY FARMERS DOING WELL TO-DAY

MR H. SCOTT PLUMMER, Mainhouse Farm, Kelso, wrote in the *New Statesman and Nation*, 24th September:

The situation which has been created by the piecemeal quota-subsidy policy of the present Government is just the worst possible for long-term improvement. At the present moment all the help the farmer is receiving in subsidies is going into the pockets of the landlords on the one hand, who are enabled to keep up rents, and to the farm workers on the other, who have a fixed wage. If nothing at all had been done for agriculture the tenant farmer would have been in nearly the same position as he is to-day, as rents and wages would have fallen to an economic level.

The only farmers who are doing well to-day, other than those in some specialized branches, are the very ones who should be discouraged, i.e., the subsidy hunters, who happen to get a farm cheap and then farm it out, and the stock raiser with a stock-exchange mind who benefits by the alternating optimism and despair and buys and sells his stock at the right moment.

It is a tragic experience, living in a district of traditional good farming, seeing agriculturalists being forced into farming practice which they know to be wrong for their land because high farming and the intelligent use of the plough in maintaining fertility and growing good grass no longer pays.

I would like to suggest to anyone interested in Mr Easterbrook's advocacy of alternate husbandry at its best that they should make a tour of the south-east of Scotland before it is too late, to see what could be done in many parts of England if good farming was encouraged and bad farming penalized.



## WANTED—MORE AND MORE PUBLICITY

HOME AFFAIRS compete under great handicap with international affairs in the space the newspapers can afford or are willing to give. All the more gratifying it is to see the amount of publicity given to the land values question. The London County Council proposal for a Site Value Rating Bill takes the front place in this discussion. *The Times* did well, up to a point, as our reports of last month show, but it became partisan, giving prominent place to opposing letters from Sir Raymond Unwin and George Bernard Shaw, and except for a short letter from Mr Charles Latham, no fuller exposition of the fallacies of Unwin and Shaw were allowed to see the light, although to our knowledge a number of correspondents wrote. Dr S. Vere Pearson did however enjoy the hospitality others were denied.

The letter we publish from Mr Charles Latham was issued to a large number of newspapers. Besides the papers named elsewhere as publishing it, very many London borough papers gave it in full—in Holborn, Westminster, Hampstead, St Pancras, Hackney, Hendon, etc. Out in the country the letter was also well noticed.

The *Daily Telegraph* has also indulged its space in a long, and for an opponent, a fair enough, statement—a special leader-page article by Mr J. C. Johnstone “exposing” the Rating of Site Values. This provoked controversy and the letters published in defence came from Mr Latham and from Mr Charles Gardner, of Cardiff. The *Land Agents' Record* and the *Estates Gazette* keep their eyes open for matter of the kind and their leaderettes with their observations (though not very friendly or even very rational) keep the subject before the public. No one, who has a pen, should hesitate to take part in these discussions. The more letters an editor gets, the more likely he is to publish some of them.

Other articles evoked by the L.C.C. proposals are those in the *London Town* and in the *Boyle Times*, the latter by Alderman John Kinley, “London Calling All Ratepayers.”

The Land Values Press Service of the (Labour) Parliamentary Land Values Group, of which Mr R. R. Stokes is secretary, the service being conducted by Mr John Mawson from 34 Paternoster Row, E.C.4, has since 22nd August produced five Press articles or Press letters and a number of “news stories,” which go to some 150 papers and (as judged by the clippings we receive) has had publicity well worth while; the papers taking advantage of it include the *Indicator*, the *Oldham Chronicle*, *Forward*, the *Grimsby News* and a number of London borough papers. Sundry letters by Mr Mawson himself have also appeared in various provincial papers. One of the letters issued from the News Service was that by Mr Andrew MacLaren, M.P., on “Shopkeepers and Site Value Rating,” appearing in the *Manchester Guardian* and several retail trade papers.

Part of the newspaper publicity is the report of the meeting held where some instructive material is really conveyed to the reader. So, we are glad to see such items as these, some of them very extensive: The Ipswich meeting (*East Anglian Daily Times*, 31st August) when Mr A. S. Stokes addressed the Labour candidates who are standing at the forthcoming municipal elections; the meetings of local Rotaries, addressed by Mr P. V. Oliver at Harrogate and Halifax, by Councillor A. W. Dakers at North Shields, by F. Skirrow at Sunderland, Shipley and Keighley; also the members of the Henry George Group, Clitheroe, addressed by Dr P. McDougal, E. M. Ginders and others—a nearly column report in the *Clitheroe Advertiser*.

By arrangement (*Land & Liberty* offices) the *Bradford Citizen* is getting an article every month. A syndicated article by F. C. R. Douglas, issued some months past and published fairly widely, came to light again in the *Rotherham Express* of 17th September—indicating how editors have material on file ready to be used when a question comes to the front.

Other letters have been very numerous. Some are mentioned elsewhere under “League Notes” and more would be noticed if our correspondents would send us cuttings of letters as they appear. The professional news-clipping agency we employ may be excused if it does not pick up everything. Notable letters are those by Capt Arthur McDougal on “Agricultural Policy” in the *Glasgow Herald*, the *Scottish Farmer* and the *North British Agriculturist*. We have only space to list the following (writers please excuse): K. E. Abbott repeatedly in the three Bristol daily papers; Otto Ommer in the *Glasgow Herald*; J. T. Turner in the *Wetherby News*; J. W. Higgs in the *Evening Sentinel*; A. E. Groom in the *Liverpool Daily Post*; Alfred Beesley in the *Manchester Guardian*; A. Williams Price in the *Birmingham Post*; W. McGrouther in the *Kenish Mercury*; P. J. W. Henderson in *Reynolds' News*; G. D. McKellen in *The Listener*; J. Walker in the *Wharfedale Observer*; H. Felden in the *Liverpool Daily Post*; E. M. Ginders in the *Manchester Guardian*; C. Wright in the *Town Crier*; and those using a pseudonym: Student of Economics in the *Highland News*; Garden Lover in the *Luton News*; E. B. in the *East Anglian Daily Times*; Land Values and Georgist in the *Evening Sentinel* and the *Weekly Review*.

Turning again to special articles, the Labour Press Service, issue of 7th September, broadcast the facts and figures (*Land & Liberty* has given them) of “Expensive Playgrounds—or None at All,” how land speculation hinders the “Keep Fit” campaign; a remarkably able article in *Tit-Bits* by H. H. Johnston on “Ratepayers in Revolt,” with again material familiar to *Land & Liberty* readers; “A Ramp to Stop at the Polls” by Barbara Betts in the *Tribune*; and a contribution by ex-Councillor A. E. Lauder in the *Tottenham Herald*. The *Yorkshire Observer* and affiliated papers made a leaderette of the figures given in *Land & Liberty* re the land purchases for schools and other purposes in Nottingham and Worcestershire, and of the price and the rateable value of the site in Parliament Square, London—costing £373,000 and yet rated with buildings at £6,300.

## CHRISTCHURCH, HANTS

At the October meeting of the Christchurch (Hants) Council, Mr R. E. Gray is moving the following motion:

“That this Council, recognizing the unfairness of the incidence of rates, proceeds to get in touch with other non-county boroughs of a similar type, first in Hampshire and then throughout the country, and with Associations of Municipal bodies, with a view to securing agreement and support for the promotion of a Bill in the House of Commons for the rating of site values. The amount of such rate to be decided in agreement with the other municipal bodies.”

Asking for informing material, Mr Gray has received a number of local “object lessons” from *Land & Liberty* columns, *Cities Held to Ransom*, Speakers' Notes, *Memorandum on Local Taxation*, etc.

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LAND AND FREEDOM. A new, comprehensive and up-to-date work on Land-Value Taxation. By FRED. VESINDER. Cloth, 2s. 6d.

LAND-VALUE RATING. Theory and Practice. By F. C. R. Douglas. Cloth, 2s. 6d.

## RATING AND TOWN PLANNING IN THE BOOKHAMS, SURREY

By COUNCILLOR C. V. BRAYNE, C.M.G.

(Retired Land Commissioner of Ceylon)

A FEW months ago our anxieties were aroused by the prospect of a quinquennial re-valuation of assessments for rating which threatened to throw a still heavier share of the burden of the rates upon the shoulders of the small householder. More recently, with the consideration of the draft plan of the Bookhams by the Leatherhead Urban District Council, our attention has been called to town planning. Not many of us perhaps realize how closely connected are these two questions of rating and town planning.

One of the objects of the Town Planning Act of 1932, as stated in its preamble, is "to provide for the protection of rural amenities." Your four representatives on the Council have been working together with the objects of preserving some of the rural amenities of the Bookhams. Under existing conditions this is an almost hopeless task. Without heavy expenditure a Local Authority can do little or nothing to preserve rural amenities, and heavy expenditure means increased rates. Your representatives are between the devil and the deep sea.

This heavy expenditure is necessitated by the high speculative value of land. Of the undeveloped land in the Bookhams only a small part can possibly be developed within any measurable period. The remainder cannot be utilized except for agriculture of some kind. Its value for this use is probably not above £50 an acre. Yet if you or I want a small piece of this agricultural land to build upon we have to pay as much as ten times this price. If the U.D.C. prevents development it has to pay compensation to the owners on the basis of a similar high price. We shall want more playing fields for the Bookhams in the near future and we shall have to pay for them too at this excessive price. Why is it that land the greater part of which can only be used for agriculture and is only worth £50 an acre for that purpose can yet command up to ten times that price when it is required for any other purpose?

The reason is that this undeveloped land pays little or nothing in rates and taxes. The owner loses nothing by holding out for his price. Development must be served, and land can be squeezed up to a high price; people must have houses, and this high price of land can be added to the capital cost, and so to rents. I am not shooting at individuals. A landowner would be more than human if he took less for his land than a purchaser was willing to give or if he refused easy money which the law permitted him to make. It is the system which is bad and requires amendment.

It is clear that the present system works most disadvantageously for most of us. We are prevented from preserving the amenities of our countryside by town planning. Our houses are more expensive and our rents are higher than they need be. Lastly, the main burden of the rates falls upon the householder. What should be done about it?

Ever since 1885 the remedy has been pointed out by Royal Commissions, by numberless Bills in Parliament, and by the resolutions and agitation of the London County Council and hundreds of other Municipalities and Councils throughout Great Britain. This remedy is the assessment of land for the purpose of rates and taxes on the basis of its selling value and irrespective of the use which is made of it. A vacant site of the same size and quality would pay the same rates as one fully developed with a house and garden.

This is no new and untried system. The whole of the rates in Queensland are assessed upon land values alone. The system is practically universal in New South Wales. In New Zealand, Wellington, the capital, and 85 other local authorities raise the whole of their rates on land values. Other parts of the Empire also follow the same system wholly or partially. In Denmark all local bodies are bound by law to raise a substantial part of their rates upon land values. Many other examples could be quoted.

How would such a change affect us in the Bookhams? It would quickly take the speculative value out of land and reduce it to its true value, which in the rural parts of the district would be little above its value for agriculture. It would enable us to town plan effectively, and give us cheaper houses by removing an inflated land value from their cost. Last, but not least, as rates were transferred more and more from their present basis to land values, it would reduce the assessments of the vast majority of us. If you are a householder owning a small house and garden and you have any doubt about this, just value up your house and garden, then value up the bare land without any of the improvements, and tell me upon which of these valuations you would prefer to be rated.—(In the *Bookhams Bulletin*, September, 1938.)

## OBITUARY

Maud Stacy, Andrew P. Canning and  
A. Nicolaevsky

It is with deep regret we have to report the deaths of three ardent co-workers in the Henry George movement: Miss Maud Stacy of Buckhurst Hill, Essex; Mr Andrew P. Canning of Chicago; and Dr A. Nicolaevsky of Paris.

Maud Stacy and her sister Elfrida, close companions in the cause and ever busy building up their own stronghold in Buckhurst Hill, were students of the Henry George Economics Class held in Stratford before the War and have been faithful and able supporters ever since. It is especially to Elfrida that our sympathy goes in the loss of such a companion.

Andrew P. Canning was a distinguished member of the Edinburgh International Conference in 1929. With his deep understanding of the Henry George philosophy he was inspired also by Robert Burns, whom he knew so well to interpret. He was born in Scotland in 1869 and went to America when 15 years old. For many years, in correspondence, he was in close touch with John Paul and encouraged the work both of the United Committee and the International Union. In particular his title to the gratitude of the Henry George movement is the support he gave in producing Louis F. Post's final work (a labour of love indeed) *The Prophet of San Francisco*, and Post dedicated the book to Andrew P. Canning as well as to the memory of Tom L. Johnson of Cleveland.

Dr A. Nicolaevsky was a Russian and follower of Tolstoy. He had resided in France since the War. For many years he was Chief Medical Officer at the Mental Hospital in Bourges and latterly had been living in retirement in Paris. During all these years he gave of his talents and as far as he could of his material resources to the advancement of the Henry George principle and policy. Through Mr Lester, who met him several times in Paris, he became all the more firmly attached to the company of the fellow-advocates throughout the world who, as it were, spoke to him and with him as he read of their activities in *Land & Liberty*. France has lost one of its greatest adopted citizens.

INTERNATIONAL NEWS

HUNGARY

Describing Hungary as the last surviving feudal country in Europe a special correspondent of the *Manchester Guardian* (14th April) says : "Land hunger in Hungary was always great, and in the post-war period it has been an acute problem." Out of a total population of 8,800,000 there are 3,000,000 landless peasants. "At the same time there are landlords with estates of hundreds of thousands of acres : Prince Paul Esterhazy owns 440,000. Fifty per cent of the land is in properties of less than 200 acres, 25 per cent in estates of 200 to 2,000 acres, and the remaining 25 per cent in estates of more than 2,000 acres."

The Agrarian Party has become the strongest opposition group in Parliament. Recently the grievances of the peasants have been taken up by Nazi agitators who point out that about one-half per cent of the population enjoy 20 per cent of the national income, and draw attention to the low level of production on the large estates and the unequal distribution of taxation. "The Nazis further argue that the electoral system in Hungary is such that Parliament is filled with persons owning over 1,000 acres or captains of industry, so that it will always prevent any equitable land reform."

The Budapest correspondent of *The Times* (5th September) states that the Prime Minister, Dr Imreedy, has announced a scheme of land reform. "Under the new law it will be possible compulsorily to break up entailed properties above 400 acres, and other estates exceeding 700 acres into small holdings for lease, and further measures are envisaged to deal with the housing of labourers and landowners' servants. The settlement of agricultural debts is also to be proceeded with, so that all but about 4 per cent of mortgaged property which enjoys legal protection will be redeemed at once."

GERMANY

The latest information with regard to the distribution of land in Germany is that published in the Statistical Year Book for 1936. The figures are based on the census of June 1933 showing the number of farm holdings from half a hectare (say an acre and a half) upwards. These figures do not include the Saar territory. The classification is masked by the fact that the figures relate to the number of holdings, not the number of owners. As one person can have, and often has, several farms or estates, the number of owners is in fact somewhat less than the number of holdings. Subject to that consideration (which intensifies the unequal distribution) the following table reveals what is the position in regard to land holdings in Germany.

Classification Hectares	Number of Holdings	Area in Hectares Agricultural Land and Forests	Area in Hectares Agricultural Land Only
0.5 to 5	1,621,721	3,518,500	3,240,700
5 to 20	1,069,726	10,629,700	9,226,000
20 to 50	267,094	7,948,600	6,274,700
50 to 100	54,491	3,618,700	2,571,700
Over 100	33,843	15,709,200	5,310,600
	3,046,875	41,424,700	26,623,700

Of these holdings 3,486 belonged to the State or local communities with total area of 5,173,531 hectares, of which 1,424 holdings were woods and forests of total area 4,523,225 hectares. By the figures, these are all large holdings, and can fairly be included in the classification "over 100 hectares."

Eliminating these holdings in possession of the State

and the communities, making a shorter classification, and converting hectares into the more familiar acres, we get the following picture of the distribution :

Classification	Number	Acreage	Average Area
1½ to 59 acres	2,691,447	34,946,050	13 acres
59 to 247 "	321,585	28,571,230	88 "
Over 247 "	29,357	26,023,100	886 "
	3,042,389	89,540,380	

Thus, one per cent of the holdings covered 29 per cent of the surface ; 10 per cent covered 32 per cent and 90 per cent covered 39 per cent. A still shorter classification shows that one-ninth of the holdings accounted for three-fifths of the area, leaving two-fifths of the area representing eight-ninths of the holdings.

It is doubtful if there has been any material change in this distribution since 1933. The tenure has been altered in the transformation of certain of the smaller farms (up to 125 acres) into hereditary farms that cannot be sold or mortgaged ; and, with respect to the large estates, the abolition of entail. In July last when the entail was abolished, a system of loans and grants for the agricultural population was decreed, in order to put a stop to the flight from the land. Marriage loans averaging 600 marks were turned into presents for recipients who remain on the land for 10 years, and offers of various interest-free loans were made. This may have enabled the smaller peasants to purchase land from the bigger estates freed from the entail—a form of State-aided land purchase raising land prices.

DENMARK

A handsomely produced new edition of *Progress and Poverty*, translation by Jakob E. Lange, has been published by the Copenhagen House, "Nyt Nordisk Forlag—Ardold Busck," bringing the quantity of editions (five) issued in Denmark to 10,500. It is a Danish record for a work of this sort. The book is on sale at the price of 3 crowns, a remarkably low price for the high quality of paper, printing and binding ; and in the production, Mr J. L. Bjorner has taken a special interest. The frontispiece is a picture of the bust of Henry George by the Danish Sculptor Carl Rohl-Smith. The "dust cover" is particularly attractive, adding to the advertisement with a display of the actual title pages of the book in Hungarian, Spanish, Chinese, Bulgarian, Dutch and Finnish (which editions were borrowed for the purpose from the library of the United Committee). Accompanying the new edition, for the information of reviewers, are two brief and yet succinct outlines of the message of the book and of Henry George's social philosophy. The new edition comes at the right time, with the previous edition wholly sold out in the demand created by the students of the ever-expanding classes of the "Ecotechnical High School" established in Denmark on the lines of the Henry George School of Social Science.

HOLLAND

The new Dutch translation and edition of *Progress and Poverty*, made by Councillor H. Kolthek, is announced in a special supplement to the Journal, *Ons Erfdeel*, published in Gronigen. The price of the book in paper covers is 2.90 guilders, and cloth bound, 3.90. It is a work on which Mr Kolthek has been engaged since the International Conference in London, 1936, when the late Charles O'Connor Hennessy, impressed by the importance of a new Dutch edition especially for the sake of promoting the Henry George School of Social

Science in Holland, interested the Robert Schalkenbach Foundation which was able to make an appropriation towards the cost of publication. The previous translation of the book by Straatman has been long out of print, and instead of reproducing that text, Mr Kolthek has provided a new and much improved Dutch version. The brochure advertising the new edition is well done. It not only describes the book but also reprints brief tributes to it and to the work of Henry George by Dr Edward McGlynn, Lord Snowden, President Woodrow Wilson, Leo Tolstoy, Professor Einstein, Helen Keller, Newton D. Baker, Professor John Dewey, Professor Franz Oppenheimer, and a number of Dutch personalities including Rev L. Reinders, Dr Wumkes of the Leeuwarden Library, Mr A. Sevenster of Weir, W. v.d. Horst and A. Rauwerda. Orders for the book should be sent to the Treasurer of "Recht en Vrijheid," Louise Henriëttestr. 3 a, Groningen.

Since May last, the weekly paper *Recht en Vrijheid* has been renamed *Ons Erfdeel*, this change accompanying the fusion of the Union for the Abolition of Private Property in Land ("N.V.A.G.P.") with the Recht en Vrijheid (Justice and Freedom) Party.

## AUSTRALIA

### Increase in Commonwealth Land Tax

In his Budget speech on 21st September Mr R. G. Casey, the Treasurer of the Commonwealth of Australia, announced that the rates of land tax would be increased by 11·1 per cent. It does not appear that this involves any improvement in the distribution of the burden of taxation, for it is accompanied by an increase of 15 per cent in the income tax and of 4 to 5 per cent in the sales tax.

The Federal Land Tax is the most open to criticism of all the steps in local or State taxation of land values which have been taken in Australia. It was introduced in 1910 for the avowed purpose of breaking up the big estates and instead of being levied at a uniform rate on all land it was weakened by exemptions and graduations. The whole of the land belonging to any one landowner has to be brought into one assessment. In the case of resident landowners only the excess of the total unimproved value over £5,000 is taxable. In the case of absentee landowners the whole is taxable. As originally introduced the rate of taxation varied from 1d. in the pound on the first £1 of taxable capital value up to 3½d. in the pound where the taxable value was £75,000, and on any excess over £75,000 at the rate of 6d. in the pound. In 1914 the graduation was altered rising from 1d. at £1 of taxable value to 5d. on £75,000 and 9d. on any excess over £75,000. Various percentage increases and decreases on the rates of tax have been made from time to time. In 1933 the rates were reduced to 45 per cent of the 1914 rates, and the alteration now proposed will apparently make the rates of taxation 50 per cent of the 1914 rates, but less than those originally fixed in 1910.

The following figures are extracted from the latest report of the Commissioner of Taxation :—

Year	Number of Taxpayers	Assessed		Tax Assessed
		Unimproved Value	Improved Value	
1910—11	14,920	£184,446,698		£1,522,570
1930—31	28,154	330,836,614		3,116,253
1935—36	23,193	250,123,877		1,145,381

It would therefore appear that although the tax may have had some effect at first in breaking up the larger estates the tendency became less marked, especially after the policy of reducing the rates of taxation was adopted.

The exemption of £5,000 of unimproved value in the case of the resident owners and the rapid graduation of the tax rate undoubtedly tend to maintain selling values at a higher level than would be the case if a uniform rate of taxation were imposed. A person who is exempt or liable to pay a lower rate of taxation will obviously pay more for land; thus the larger owners could obtain higher prices. Moreover the system of graduation and exemption creates opportunities for evasion by means of nominal sub-division of ownership.

As the Australian Government has decided to obtain more revenue from the Federal Land Tax, it could have achieved this end better, with a larger yield of revenue and more beneficial economic effects, by doing away with the exemption and graduation and imposing a uniform tax on all land values.

## TRANSVAAL

### Millions Thrown Away to Landowners

Five hundred people crowded into the Town Hall of Heilbron on the 26th May, to hear General Kemp and Colonel Reitz tell of all the nice things the Government was doing for the farmers. Colonel Reitz said that £37,000,000 had been spent in the last four years on schemes to assist the farmers, and prophesied that no competent farmer would be without ground after the next ten years.

General Kemp said that the Government had spent £14,000,000 on land settlement since 1912, and £12,000,000 on irrigation. He then described the land settlement schemes still in force and said that the desire for ground was so strong that it would take ten to fifteen years to provide for all. It surely was not very nice of him to add five years to Colonel Reitz's confident prophecy. But that does not matter for they are both wrong.

An abundance of land for all was provided by the Creator millions of years ago and all the Government need do is to remove the obstacles which prevent the people from getting at it.

£37,000,000 was spent on the landowning farmers. Are you a farmer? Then how much did you get? Four years ago the writer was living in the Western Waterberg, and most of his neighbours were poor bywoners, but he never heard of them getting anything. No, it's the big landowning farmers who get nearly all the help. The Government can waste public money in buying land for farmers but, as they buy at high prices, they must charge the settlers high prices, too. So the settlers start in debt and, like those under the Hartbeest Dam, they remain in a state of hopeless debt all their lives; that is those who remain there, as many have to give up the struggle and fall into the ranks of the Poor Whites.

If the £37,000,000 spent on the farmers had been left in the pockets of the public the people would have had money to buy what the farmers produce. But millions are spent on the purchase of land, which raises the price of land, and makes it harder for the farmers to get it.

When General Kemp was in the Nationalist Party he told us, about eight years ago, that if the Nationalists remained in power for a few more years there would not be a Poor White left in South Africa. Well, the Nationalists did remain in power for a few more years, but there were more Poor Whites than ever, so the General as a prophet is not of much use.

To save the farmers and free the people, we must free the land, and you can help to do it.—From *The Free People*, Johannesburg, September, 1938.

## UNITED STATES

## Great Extension of the Henry George School

It is gratifying to report the new and remarkable development of the Henry George School of Social Science in the opening of its new headquarters at 30 East 29th Street, New York City. The institution has grown from the single class-room where Oscar Geiger began the teaching at his home at 211 West 79th Street, in 1932; and by 1937 the whole of that house was taken over for School purposes. The further growth taxed that accommodation to its limit and now friends and supporters of the School have made it possible to acquire new and much larger premises at 30 East 29th Street, a more central address also. The issue of *The Freeman* for September describes the new headquarters—a building of five floors; on the ground floor, administrative offices and a large cafeteria; on the second and third floors, ten class rooms large enough each to seat twenty-five students, and a library or reading room; on the fourth and fifth floors, six rooms each. The building affords the opportunity of teaching between 600 and 700 students at one session, space for committee meetings, an office for the *Freeman*, and a basement for storage. With classes taking place at various times during the day and evening, the maximum accommodation is now 6,000 students per week—and in addition to this is a department for conducting the correspondence courses with students who may reach any number. Cordially we wish for the School success and again success, so that sooner or later the ambition will be realized of an institution that will develop from a School to a Henry George University.

## CALIFORNIA

J. Rupert Mason writes: Between now and 8th November, 1938, there will be a battle royal in California. Judge Ralston's land value tax amendment is on the ballot, at long last. The California Supreme Court denied petitions to keep it off the ballot this week.

In this state, during the next two months, there will be a contest and struggle as important to Georgeists the world over as the war in Spain has been and is to those who still value liberty. Help is needed from any and all followers of Henry George, and the more generous the support, the better the chance to get the truth to the voters, so they may decide on the facts. Judge J. H. Ralston has devoted over four years in his fight to get this proposal a place on the ballot, and deserves the undying gratitude of every Georgeist, the world over. With any kind of decent support from Georgeists, who have long said they would love a concrete opportunity to do something beside talk and teach the merits of land value taxation, we have it, here and now. Full information can be had from Tax Relief Association, 83, McAllister Street, San Francisco.

## JOHN B. SHARPE

As we go to press we regret to learn of the passing on 18th September of Mr John B. Sharpe, of Atlantic City, U.S.A. Mr Sharpe was in his 81st year, and ever since the publication of *Progress and Poverty* has been a devoted follower of Henry George. He will be familiar to the great majority of our readers as the author of the *New Political Economy*, one of the most popular and attractive publications of our Henry George Foundation. A fuller notice and tribute to Mr Sharpe's memory will appear in our next issue.

## CANADA

## The Toronto Congress

To the Henry George Congress, which met in Toronto, 7th to 9th September, the following cable was sent: "In name of British Henry George Movement *Land & Liberty* sends greetings and best wishes for success." A preliminary report reaches us, as we go to press, in a letter from Mr H. T. Owens, who writes: "In point of attendance and in importance of actions taken, it was a noteworthy gathering. There were 47 registered delegates from the United States and 28 from Canada, including the provinces of Alberta, Quebec and Ontario. The most important action was the Congress's endorsement of the formation of the Tax Relief Association, Inc., as a national organization for action in the United States.\* The Congress decided to hold its Fourteenth Annual Congress in New York City next year on 1st September, and one of its features is to be the celebration of the centenary of the birth of Henry George on 2nd September. The paper by Mr A. C. Campbell made all familiar with the Canadian taxation situation and that by Miss Margaret E. Bateman, A World Survey, was considered the outstanding one of all the Congress sessions. Hon Arthur W. Roeback spoke on Orderly Progress and Mr Peter Witt of Cleveland dealt eloquently with international trade barriers. The proceedings of the Congress will be reported in the forthcoming *Square Deal*, and I understand a special report is being sent to you." Mr John Anderson of Montreal also wrote about his attendance at the Congress and incidentally mentioned how much pleasure it was to him recently to meet Mr Ashley Mitchell who had been paying a business visit to Canada and the United States.

\* This decision is of much importance. Regrettably we have to hold over till next month the description of this promising and already well-prepared plan for concentrating on the State of Michigan. We were favoured with a visit from Mr A. Laurence Smith, the President of the Association, who presented us with the remarkable brochure illustrating the effective newspaper advertisements that will be the basis of the campaign. The directors of the Association are drawn from a number of States. The address (Lt-Col V. A. Rule, Secretary) is 2460 East Grand Boulevard, Detroit, and 180 West Washington Street, Chicago.

*To be Published This Month.*New Campaign Book on the Taxation  
and Rating of Land ValuesTHE LAND MONOPOLY  
IN TOWN AND COUNTRY  
AND THE REMEDY

With six hundred instances of soaring land values and the cost of land for housing, education, hospitals, allotments, small-holdings, water supply, playing-fields, parks and open spaces, roads, street widenings, national defence and other public purposes.

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## NEWS OF THE MOVEMENT

THE UNITED COMMITTEE FOR THE TAXATION OF LAND VALUES, LTD.: 34 Knightrider Street, St. Paul's, London, E.C.4. A. W. Madsen, Secretary; F. C. R. Douglas, Assistant Secretary; W. R. Lester and C. E. Crompton, Hon. Treasurers. (Telephone: City 6701. Telegrams: "Eulav, Cent, London.")

**A Supporter writes: "I enclose cheque for £10, and hope you will receive many such thanks-giving tokens." Our campaign is a peace campaign. Who will assist with subscriptions small or large?**

The new Speaker's Handbook on the Taxation and Rating of Land Values, with its two hundred pages containing many hundred examples of soaring land values and instances of high-priced and rate-exempt land, is nearing completion and will be published in good time for the municipal elections. It is built upon the facts and figures (ever in request by the campaigner) which have appeared from time to time in *Land & Liberty*. The information relates to many cities, towns and villages all over the country, and for the convenience of the speaker or writer at any spot is arranged geographically as to counties and constituencies under the following main sections: London, Around London, English Counties (except London and Monmouth), Wales and Monmouth, and Scotland. The price will be 1s., and an additional attraction is its handy pocket size. Orders for copies should be sent to the United Committee, the publishers, right away.

Leaflet literature for the municipal elections will be immediately in demand and we ask our supporters to help us in meeting it. Two of the leaflets (octavo size) most in request are *Tax Land Values* and *Who Should Pay*. For the provision of the special pamphlet, explaining the proposals of the London County Council and reporting the very informing debate on them, a special propaganda fund is necessary, for which again an earnest appeal is made.

On Mondays, Wednesdays and Fridays (6.30 to 8.30 p.m.) starting respectively on 10th, 12th and 14th October, the rooms will be occupied by the Henry George School of Social Science for three concurrent weekly study circles each of a 10-weeks' course. *Progress and Poverty* is the text book for each class and the tutors are Mr W. E. Fox, Mr L. A. Franklin and Mr A. N. Battv. Mr Fox also has classes fortnightly on Friday evenings at the Central Library, Battersea, commencing 21st October; and fortnightly on Wednesday evenings at the Latchmere Baths, Battersea, commencing 12th October.

Meetings addressed: Mr F. C. R. Douglas, two meetings at Ipswich on 8th September and at Cobham on 30th September, latter having been arranged by Mr C. V. Brayne to get the local ratepayers association to approve (successfully accomplished) the rating of land values and seek the support of the federation of the ratepayers' associations in the Surrey county. Resolution was passed which it is hoped will eventually lead to a joint move by the Urban District Councils. Mr Madsen was the speaker on the platform of the London Liberal Federation at Marble Arch on 13th September. Mr Douglas's engagements include meetings in Portsmouth and Leeds.

ENGLISH LEAGUE: Frederick Verinder, General Secretary, 34 Knightrider Street, St. Paul's, London, E.C.4. (Phone: City 6701.)

By the time that this issue of *Land & Liberty* is in the hands of its subscribers, lists of candidates for the Borough Councils (outside the County of London) will probably be available. The General Secretary will be very glad to receive such lists with the candidates' addresses. Every effort should be made to keep the Rating of Land Values in the forefront, and to bring as many Borough Councils as possible into line with the L.C.C., whose Bill for the Rating of Land Values in London will shortly come before the House of Commons.

The President of the League, Mr Rupert East, C.C., has had, as the *Bucks Advertiser* said, "A long and honourable public career" in his home town of Aylesbury. He served on the old Urban District Council, and, in the Borough Council, after incorporation, as Councillor, Alderman, Auditor and (in 1929-30) as Mayor. He has been Chairman of the Finance and other important Committees. Early last month, at a bye-election he won a seat, by a 3 to 1 majority, on the Buckinghamshire County Council. It is encouraging to note that his Labour opponent, in what he described as "a good clean fight," put at the head of his election address: "The example of the London County Council should be followed in supporting the principle of a rating system based on land values which will tax more fairly than at present."

Miss Annie Soners, B.A., woman organizer for the London Labour Party, has kindly sent to 120 "Women's Sections" a circular letter, prepared by the General Secretary, offering a speaker on Land Value Rating. A number of replies have already been received, and engagements made for various dates during the next three

months. Mr Herbert Morrison, M.P., Labour leader on the L.C.C., is sending a similar letter to the London Labour Parties with his October official circular.

A letter was sent to the National Union of Ratepayers' Associations, asking for a list of the affiliated Associations, in order that a speaker might be offered to open a discussion on Land Value Rating. Mr A. H. Snell, the Secretary, replied: "I do not feel that any discussion by the Ratepayers' Associations affiliated to us on the Rating of Site Values would be to the general advantage of the movement! We refuse to believe that the Associations will not consider any method of reducing the burden of the rates on householders and shopkeepers except the cutting down of social services. Readers of these notes, who will send to the Office the addresses of their local Ratepayers' Associations will be giving the League an opportunity to test this."

During September, the General Secretary has addressed Labour Women's Sections at Stoke Newington, S. W. Bethnal Green, and Chelsea. The audiences have shown a very keen interest. Such meetings are important, because the women who attend them are active canvassers at national and local elections, and are keen to inform themselves on Social and Political questions.

### MEETINGS ARRANGED FOR OCTOBER ARE:—

Thurs., 6th.—N. W. Camberwell Labour Party, Lansbury House, 41, Camberwell Grove, 3.15 p.m.

Wed., 12th.—N. E. Bethnal Green Labour Party, 349, Cambridge Road, 8 p.m.

Wed., 19th.—Rotherhithe Labour Party, 169, Jamaica Road, 8.30 p.m.

Tues., 25th.—West Lewisham Labour Party, 43, Sunderland Road, Forest Hill, 2.30 p.m.

These are meetings of Labour Women, with the General Secretary as Speaker and the Rating of Land Values, with special references to the L.C.C.'s Bill, as subject. Meetings have been arranged for later dates at Brixton, North St. Pancras, Woolwich, Greenwich and Tottenham.

LAND AND LIBERTY DISCUSSION CLUB (under the auspices of the English League), 34 Knightrider Street, St. Paul's, London, E.C.4: W. E. Fox, Hon. Secretary.

The Syllabus (October 1938—March 1939) is now ready, and copies may be had on application. The Hon. Secretary has provided a very interesting and varied programme of subjects and openers. Members and friends of the League are invited to attend the discussions and to make the Club known to others who are likely to be interested. All meetings on Thursdays, 7 to 9 p.m., Free; collection.

Oct. 6th.—"The Aborigines in Australia." Mrs Helena Whitney Cass (widow of Gen. Cass, Australian Permanent Forces).

" 13th.—"The Interdependence of Progressive Movements." A. A. Burall (Federation of Progressive Societies and Individuals).

" 20th.—"Methods of Election and Making of History." John H. Humphreys, J.P. (Proportional Representation Society).

" 27th.—"Land and Liberty in Soviet Russia." Mrs Kathleen Taylor (Friends of the Soviet Union).

Nov. 3rd.—"Henry George's Theories and Agriculture To-day." R. R. Stokes, M.P.

" 10th.—"Free Trade in a Modern World." Raymond Jones (Secretary, Liberal Free Trade Committee).

HENRY GEORGE FREEDOM LEAGUE: William Reid, Secretary, 9 Woodside Crescent, Glasgow, C.3. (Telephone: Douglas 5599.)

A syllabus of Winter meetings is being arranged, and we have offered the services of speakers to various societies. Mr A. J. Mace is to speak to Men's Fireside Circle, of Whiteinch Primitive Methodist Church, on Friday, 28th October. He had letters in the *Evening Times* of 3rd September and the *Clydebank Press* of 16th September. Mr John Cameron had letters in *Coalbridge Express* of 31st August and 14th September. The *Glasgow Herald* of 7th September contained letters from Captain A. R. McDougal and Mr Otto Ommer. Mrs McGrouther has shown us a letter written by her son to the *Kentish Mercury* of date 26th August. These are not all the letters to editors during the past month but are representative of the kind of Press work being done. The League is organizing a Gift Sale Scheme on behalf of the funds and friends have contributed valuable gifts.

Since writing last we have been visited by Mr William Thomson, Keighley, along with his daughter and son-in-law, Mr and Mrs Green; also Mr Joe Davison, Bellaghy. All of them were visiting the Exhibition. Mr Charles H. Smithson, Halifax, has also been to Glasgow on one of his business trips.

**WELSH LEAGUE :** Eustace A. Davies, Hon Secretary, 27 Park Place, Cardiff.

On 5th September a special meeting of League members and friends was called, and held at 2 St Andrew's Crescent, to discuss with Mr W. Walker his "Criticism of present politico-economic ideas and the presentation of a new theory," which as a student of our last year's economic class he wished to put forward. The viewpoint was that the abolition of land monopoly would prove not enough which certainly evoked an interesting discussion.

The new study circle under auspices of the H.G. School of Social Science has begun. It is held every Monday evening at 27 Park Place and additional students can take up the class by reading the text book *Progress and Poverty* to the point the class has reached when they join.

During the critical days, the Secretary has written personally to many of the leaders in Church, State and other walks of life, on his own behalf and on behalf of the League, enclosing Mr Owen's pamphlet on a "Philosophy of Peace." The letter said: "We are sending the enclosed booklet to you and other leaders in the hope that you will read it and approve of the principles therein enunciated, and will devote your powers towards the building of a new World Order in which there shall be justice for all and special privileges for none. It is our belief that only on the basis of justice for All can the longed-for ideal of 'Peace on Earth and Goodwill Among Men' be reached."

**YORKSHIRE AND NORTHERN LEAGUE :** Fred Skirrow, Secretary, Tanfield Buildings, 129 Sipton Road, Keighley.

An economic study circle, held under auspices of the Henry George School of Social Science, meets every Wednesday evening at the League's rooms, 129 Sipton Road, Keighley, starting on 12th October. The study circle is conducted by Mr C. H. Jones.

On 19th October Mr C. H. Smithson is to address the Keighley Toc H.

Letters to the Press have appeared as follows:—J. W. Booth in the *Telegraph & Argus*; Wm. Thomson in the *Telegraph & Argus*; C. H. Jones in the *Yorkshire Observer*. An article by Mr R. R. Stokes, M.P., appeared in the *Leeds Weekly Citizen*. During the month, Mr A. W. Dakers addressed two Rotary Club meetings, and Mr F. Smith two W.C.G. meetings, in the Northern Area. H. Binns addressed Sheltonthorpe W.C.G., P. V. Oliver addressed the Halifax Rotary Club, and the Secretary addressed the following meetings:—Castleford W.C.G.; Women's Section of the Bradford Labour Party; Wakefield Rotary Club; Shipley Labour Party.

Mr Charles Smithson reports a very successful meeting addressed by Mr George Boulton and himself at the King Cross Methodist Young Men's Institute, Halifax, on 19th September, a meeting called by printed circular as the first of the session's debates, to discuss "The Henry George Solution of the Poverty Problem." At the close, a nucleus of about a dozen young men were enthusiastic in desiring the formation of a Social Science Class at the Institute. The class has since been arranged and will start (to be held weekly thereafter) on Wednesday, 5th October, Mr Boulton taking the opening meeting and the rest of the course conducted by Mr Smithson.

Also reported is Mr Smithson's attendance at the week-end Conference of the Lancashire and Cheshire Council of Action and the part he took in the discussion on "How to Treat the Unemployed Man." The point made was that unless they found the root cause of unemployment they would merely be doing "the devil's work in making injustice more tolerable." The majority of the meeting was with Mr Smithson.

Other meetings: Mr A. Goodram at the Manor Co-op. Women's Guild and Mr Harold Binns at the Skelmanthorpe. W.C.G.

**LIVERPOOL LEAGUE :** F. R. Jones, Hon. Secretary, 23 Rocklands Avenue, Bebington, Cheshire. (Meeting Room: 21 Harrington Street, Castle Street, Liverpool.)

With deep regret I have to report the death of three of our old members during the past month—S. Munro, J. Quinn, and S. Laycock.

S. Munro was only 37. He was for years the local secretary of the Scottish National Society. He came into our movement just after the war and started to propagate our ideas among Scottish circles in Liverpool. He organized several of our social events in connection with his own Society. In recent years he developed valvular disease of the heart, from which he died. He was a lovable colleague, a charming and sincere man.

J. Quinn was brought into our movement as a student in Edward McHugh's classes before the war. He was one of the founders and the first Chairman of the old Birkenhead League. McHugh and a member of the Birkenhead League. In the last few months, despite illness, he maintained a correspondence in the *West Kirby Advertiser*.

Each of these three old members, once having seen the light, never lost sight of it. It was always their regret that they could not do

more for the cause, though they did much more than little. Our individual duty is to bring in others to replace them and continue the work until we attain final fruition.

The Seventh Waterloo and district class of the Henry George School of Social Science, held at Thomson's Café, 17 Crosby Road, N. Waterloo, weekly on Tuesday evenings, opens on 18th October: Class Guide, Mr E. J. McManus. Four or five other classes may be formed in the Crosby Borough, but owing to the uncertainty created by the international crisis the opening meetings have not been fixed. Dates between 10th and 21st October will be selected, and details will be given in next issue of *Land & Liberty*.

At the meeting of the League, on 21st September, plans were made for other Merseyside classes, in Liverpool, Birkenhead, Walton and Huyton.

Thanks to the work of Mr F. Sutton and Mr A. E. Groom (who have been members of the Waterloo economic classes) the Rating of Land Values will be included in the election addresses of the Labour candidates at the Crosby Borough Municipal Election.

**CROSBY HENRY GEORGE FELLOWSHIP :** S. V. Thompson, Hon Secretary. (Meetings are held on the first Tuesday of each month at Thomson's Rooms, 17 Crosby Road, N. Waterloo.)

The Crosby H. G. Fellowship provides by means of discussions, full opportunities to its members to extend their understanding of the social philosophy of Henry George obtained in their class enquiry into *Progress and Poverty*, and assists the development and permanency of the Henry George School of Social Science in Crosby Borough by promoting the formation by its members of classes of the School. Mr M. Brazendale presided at the September meeting, when Mr E. J. McManus opened a discussion on the relation of Rent and Wages, etc., using the charts from the *Social Science Manual*, and the text of Louis F. Post's *Outline of the Taxation of Land Values*. At the October meeting, Mr W. W. Davies will open a discussion on "Majority—What Next?" Chairman, Mr C. S. Craig, B.A.

**MANCHESTER LEAGUE :** Arthur H. Weller, J.P., Secretary, 98 Sandy Lane, Manchester, 21. (Telephone: *Clonton* 2914).

Mrs Sumner's address to the members of the Clitheroe Toc H led to an animated discussion in which a local schoolmaster took part. Four meetings at Alexandra Park Gate have been addressed by Messrs Owen, MacClafferty, Kitchen and Weller, and other addresses were given by the Secretary to the Altrincham Labour Party and the Heywood Rotary Club.

Articles written by the Secretary have been printed in the *Oldham Weekly Chronicle* and the *Warrington Labour News*. On 3rd September a number of active members of the League paid their annual visit to their Clitheroe colleagues. Particulars of the very interesting meeting, which had been arranged by Mrs Sumner in Whalley, will probably be supplied to *Land & Liberty* by the Secretary of the Clitheroe Group. The movement has lost a good friend of long standing through the death of Mr Adam Duffine. For many years he had been associated with the League and his interest in its work never flagged. The sincere sympathy of all who had the pleasure of knowing Mr Duffine personally will go to his widow.

**CLITHEROE LAND VALUES GROUP :** T. Rishton, Hon Secretary, 45 Kirkmoor Road, Clitheroe. (Branch of the Manchester League.)

At a meeting of the Clitheroe Group on 22nd September, officers for the ensuing year were appointed as follows:—Permanent President, Mr John Haworth; Chairman, Mr H. Pemberton; Vice-Chairman, Mr J. L. Hamilton; Hon Treasurer, Mr J. R. Sumner; Hon Secretary, Mr T. Rishton; Correspondence Secretary, Mrs Sumner.

It was decided to hold the first meeting of a Henry George School Class on 6th October, and to advertise it in the Press. The Class would be conducted by Mr Hamilton. An encouraging number of new enthusiasts had promised to enrol, and the feeling of the meeting was decidedly optimistic.

A full column report of an address given by Mrs Sumner to the local Toc H Group was printed in the *Clitheroe Advertiser*. Mrs Sumner dealt with Rating Law and appealed to her audience to give service in protesting against the present unjust system.

**PORTSMOUTH LEAGUE :** A. H. Stokes, 110 Baffins Road, Portsmouth.

The class in connection with the Henry George School opens at 7.45 on Monday, 3rd October, at 30 Nelson Road, Southsea, and will be conducted by Mr J. H. McGuigan. Arrangements for Monthly Meetings are not yet complete but members will be informed individually later. It is hoped that members of the United Committee will be able to address some of the meetings. Copies of the August and September issues of *Land & Liberty* reporting the action of the L.C.C. in promoting legislation for Rating Land Values have been posted to local councillors.

DERBYSHIRE LAND VALUES LEAGUE : G. Musson, Hon. Secretary, 29, Denby Lane, Codnor, Derbyshire.

Owing to late holidays, etc., we have not been able to start our classes yet, but definite arrangements are now in hand. We hope to commence with a special class for the study of 'Protection or Free Trade' on 18th October. Mill Lane Schools will be the venue and 7 p.m. zero hour. May I appeal to Derbyshire readers to circulate this widely and also our offer to supply speakers to organizations interested in social questions?

BRISTOL LEAGUE : H. H. Williams, Hon Secretary, 18 Grittleton Road, Bristol, 7.

At a meeting of the League's Council held on 23rd September, at the Central Hotel, Park Street, arrangements were considered for the coming session and reports were received from the President and the Secretary on recent work. The President reported the successful holding of the Group Meeting at the Esperanto Congress in London.

The Council of the League issued a considered statement to the local press explaining the economic causes of the international crises and concluding : "To bring about permanent peace, the first essential is social justice inside each country. This can only be attained by the Governments taking the annual value of the land for national purposes and removing taxations and tariffs. This will free production and exchange and permit men to live in a condition of peace and happiness based on equality of opportunity and advantage common to all."

There is a move on to get Bristol City Council to come out for Site Value Rating and the first step taken was the calling for a report from the Town Clerk of Corporation purchase of land where the prices were considered excessive. We have written to every Labour Party Group and Trade Union Branch in the City, inviting support of our lectures. The first meeting of the League's autumn and winter session was held on 26th September at the Central Hotel. There was a good attendance with many questions, followed by an interesting discussion.

## HENRY GEORGE SCHOOL OF ECONOMICS

### Classes in Ipswich and London

THE Rt Hon GEORGE LANSBURY, M.P., and Mr T. Atholl Robertson, ex-M.P., are speaking at a meeting in the Public Hall, Ipswich, 4th October, arranged by the Ipswich Henry George Fellowship to call attention to the autumn session of the Henry George School of Economics, which on 10th October is to follow the spring session so successfully arranged by them earlier in the year. Mr R. R. Stokes, M.P. for the division, will preside. The meeting is essentially non-political and aims solely at stressing the importance to the individual of the study of basic economics.

Altogether five courses of ten weeks each are being held in Ipswich, as follows (7.30 to 9.30 p.m.) with commencing date named : London Road, 10th October ; West End, 11th October ; St. John's, 12th October ; Nacton Road, 13th October ; Stoke, 14th October. The text books *Progress and Poverty* have been obtained from the Henry George Foundation, together with the material for the classes (lesson assignments and questionnaires) provided by the Henry George School of Social Science.

This department of School work, a special effort organized from its own propaganda workroom at 12 Spenser Street, Westminster (and under the auspices also of the Henry George Fellowship, Hon Secretary, John Mawson, 34 Paternoster Row, E.C.4) has prepared a syllabus of twelve study courses in London—ten elementary and two advanced courses, each of ten weeks duration. On the panel of the class tutors in London are Leon MacLaren, R. Gardener, F. Naish, A. L. White, S. Richards, F. Green, A. J. Haulley and M. Coombes.

Five of the elementary courses are held at 110 Southampton Row, W.C.1, one for each night of the week, from 7.30 to 9.30 p.m., and commencing respectively on Monday, 3rd October, Tuesday, 4th October, Wednesday, 5th October, Thursday, 6th October, and Friday, 7th October.

The other five elementary courses are held at 63b Buckingham Gate, S.W.1, again one for each night of the week, but here the hours are from 7 to 9 p.m. These courses commence respectively on Monday, 10th October, Tuesday, 11th October, Wednesday, 12th October, Thursday, 13th October, and Friday, 14th October.

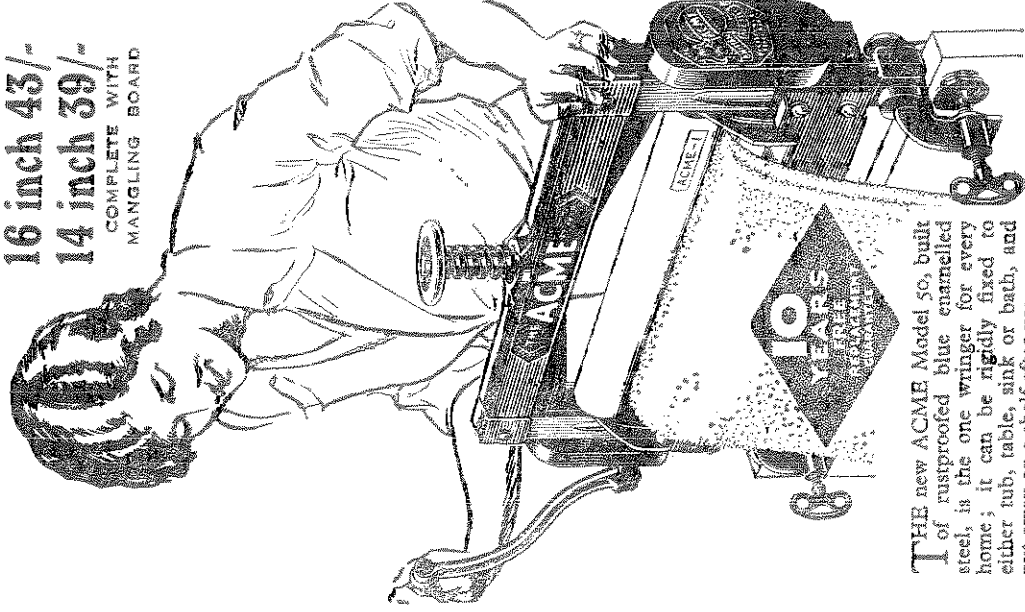
The two advanced classes are held at 13 Theobalds Road, W.C.1, these being on Tuesdays, 7.30 to 9.30 p.m., commencing 4th October and on Thursdays, 7.30 to 9.30 p.m., commencing 6th October.

As with all educational and organizing effort in these past number of weeks, the dread clouds of threatened war overhanging, preparations have not been completed as fully as was anticipated. But it is hoped that all the classes will be under way according to timetable. Every one who can help to ensure success of these courses should offer his or her welcome assistance to the Hon Secretary, Henry George School of Economics, Propaganda Workroom, 12 Spenser Street (off Victoria Street), Westminster, S.W.1.

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*In the first place*, all taxes that now fall upon the exertion of labour or use of capital would be abolished. No one would be taxed for building a house or improving a farm or opening a mine, for bringing things in from foreign countries, or for adding in any way to the stock of things that satisfy human wants and constitute national wealth. Everyone would be free to make and save wealth; to buy, sell, give, or exchange, without let or hindrance, any article of human production the use of which did not involve any public injury. All those taxes which increase prices as things pass from hand to hand, falling finally upon the consumer, would disappear.

*In the second place*, a large and constantly increasing fund would be provided for common uses, without any tax on the earnings of labour or on the returns of capital.

*In the third place*, and most important of all, the monopoly of land would be abolished, and land would be thrown open and kept open to the use of labour, since it would be unprofitable for anyone to hold land without putting it to its full use, and both the temptation and the power to speculate in natural opportunities would be gone. The speculative value of land would be destroyed as soon as it was known that, no matter whether land was used or not, the tax would increase as fast as the value increased; and no one would want to hold land that he did not use. No matter how much the growth of population and the progress of society increased the value of land, this increase would go to the whole community, swelling that general fund in which the poorest would be an equal sharer with the richest.

Thus the great cause of the present unequal distribution of wealth would be destroyed, and that one-sided competition would cease which now deprives men who possess nothing but power to labour of the benefits of advancing civilization, and forces wages to a minimum no matter what the increase of wealth. Labour, free to the natural elements of production, would no longer be incapable of employing itself, and competition, acting as fully and freely between employers as between employed, would carry wages up to what is truly their natural rate—the full value of the produce of labour—and keep them there.

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### SOME RECENT APPRECIATIONS

I have enjoyed reading the paper and am handing it on where I hope it will be of use in spreading the light!  
—G. S. A., Ipswich.

I feel greatly encouraged by the splendid work you are doing over there, and hope to be able to send you another small contribution towards expenses in the near future. Your little pamphlet *What is Land Value Taxation?* is really a gem, and I would like to have 100 copies of it for distribution among friends. In payment therefor I am enclosing £1. Please use the balance in any way you like in the interest of your work.—J. A., Montreal.

Your *Land & Liberty* is indeed a splendid journal, especially creditable, vastly more serious than the people outside our cause have any idea of, and I take great pleasure in handing the journal around, that others might read it.—J. H. A., Jersey City, U.S.A.

I should like to take this opportunity of saying how much I appreciate the useful material provided in each month's *Land & Liberty*.—K. E. A., Bristol.

Your *Land & Liberty* is understandable by an intelligent mind. It does not leave the mental gap that some of our economic journals do to a new reader in the thought. It should find a new interest with them.—E. H. B., St. Louis, U.S.A.

I am sending 5s. as a subscription to *Land & Liberty*. I should like to be able to contribute more, but wages on the farm will not allow it as there are many claims. The paper is always a source of useful information.—J. B., Essex.

Also want to compliment you on the items appearing in *Land & Liberty* giving actual rental and sales figures on holdings that are mentioned in the news. I have long felt that this is a type of dropping water that will certainly wear through the “ivory” of the business heads in time.—L. D. B., California.

Your “object lessons” continue, I see. Your listing of these things month after month, must have a great cumulative effect. Every item is a text for local teaching about land speculation as the enemy of land

use. Your collection of material is tremendous. In each locality affected you should be able to fire the heather and these illuminations as a whole ought to enlighten the whole kingdom.—A. C. C., *Ottawa*.

Thank you so much for sending me a copy of *Land & Liberty*. It was good to see it once more. For several years I sent small subscriptions to your funds, but slender means and a wife and two children caused me to discontinue. However, I send this 2s. 6d. along with a good heart.—H. C., *Ipswich*.

Sorry to be late sending subscriptions and decided it would be less trouble to send all at once. You are doing splendid work.—Miss A. C. D., *Westmorland*.

You have been good enough to send me your paper for which I am much obliged. I am enclosing p.o. for you to continue sending same.—Mrs. J. D., *London, E.18*.

We appreciate the many fine and helpful points in *Land & Liberty*, and often marvel at your patience in continuing to state things in that quiet manner. With many people over here a good deal of fireworks would accompany the statements of the abuses which you point out so clearly.—J. C. F., *Kansas City, U.S.A.*

Your May issue is received and I wish to express appreciation of your leading article entitled "Peace and Economic Justice."—Miss F. G., *East Providence, R.I.*

I appreciate *Land & Liberty*—well printed and well written. I am truly sincere when I tell you that I appreciate beyond words the devotion and courage of people like you, who are working for the only cause that amounts to a hill of beans.—A. H., *Illinois, U.S.A.*

Under the circumstances set out in your letter it seems clear that a special effort should be made. *Land & Liberty* provides very interesting reading these days.—F. G. J., *Ontario*.

*Land & Liberty* is the best and ablest journal in the fight for social justice. The January issue is even better than the average, packed full of facts that spell the doom of privilege, soon or late.—F. W. L., *San Diego, U.S.A.*

Please convey to your gallant colleagues who day and night are holding the trenches of democracy against the poison gas and other subtle forces of a concealed and well-maintained foe my personal thanks for the constant arrival here of your valued organ *Land & Liberty* and occasional pamphlets. Every *Land & Liberty* is quoted extensively at meetings and the remarkable thing recurs from time to time that something printed therein fits in beautifully with some local topic of interest or controversy.—W. E. L., *Tasmania*.

I like your paper very much and the January issue is exceptionally good. Keep up the good work, and wishing you every success for the new year.—C.C.McG., *Ohio, U.S.A.*

I realise the great work you are carrying out. Your method of printing (in bulk form) the "rookeries" taking place all over the kingdom must have an immediate and lasting effect upon the intelligent people everywhere.—E. M., *Wellington, New Zealand*.

I cannot let the opportunity pass to tell you how very much I enjoy each number of your magazine. It seems each one is the best possible, until the next issue arrives.—J. R. M., *San Francisco, U.S.A.*

I write to congratulate you on the February *Land & Liberty*. I was too full of other work to go through it until last night. The extract from the *Manchester Guardian* of 5th January is deadly as an exposure of "How Tariffs Are Made." The reference to the by-election at Ipswich is both timely and interesting.—W. M., *Rothsay*.

Your Journal has been of much pleasure to me—every month I am looking forward to it with eagerness. I am sure your International News makes it an excellent connecting link between the different countries.—T. N., *Copenhagen*.

I enclose herewith 7s. 6d. for a further supply of *Land & Liberty*. I only wish I was in a position to send more. Perhaps one day that wish might be fulfilled. Meanwhile I am trying to secure new members. I think *Land & Liberty* a wonderful means to that end. More power to you and your movement.—G.B.P., *Bristol*.

I have very much enjoyed *Land & Liberty* lately. It seems like a breath of life.—Mrs. B. R., *British Columbia*.

I receive many papers on economic questions from many parts of the world, but I would feel a greater loss were I to fail to receive your publication than any other. I regard it as a very reliable news gatherer on fundamental governmental questions.—G. M. S., *Chicago, U.S.A.*

I enclose cheque. You and your friends are wonderfully persevering and patient, and I hope you may live to see some solid results. With best wishes.—H. S., *Huddersfield*.

I find *Land & Liberty* of absorbing interest and shall be happy to continue to receive it. When is humanity going to wake up to realisation of the stifling effect of the monopoly of land upon the progress of civilization?—T. W. W., *Selangor, F. M. S.*