

1904.
NEW ZEALAND.

“THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900”
(REPORT ON).

*Presented to both Houses of the General Assembly in compliance with Subsection (2), Section 73,
of “The Land for Settlements Consolidation Act, 1900.”*

The LAND PURCHASE INSPECTOR to the Rt. Hon. the PRIME MINISTER.

SIR,— Land for Settlements Department, Wellington, 27th June, 1904.

The transactions under the Land for Settlements Acts for the year which ended on the 31st March, 1904, are tabulated in the annexed statements, A, B, and C, and the report of the Surveyor-General on the condition of the settlements is appended.

About 81 estates were offered to the Government, aggregating 327,600 acres.

The Board of Land Purchase Commissioners held 29 meetings, at which 33 cases were considered, and recommendations were made that 25 estates, of an area of 191,056 acres, should be purchased.

The Government approved of offers being made for 22 of these estates of an area of 185,801 acres.

The vendors accepted the offers made for 4, and 1 was taken compulsorily. The purchase of 3, aggregating 39,269 acres, costing £263,563, was completed during the year.

The purchase of 7 estates acquired in the previous year was also completed. They contain 57,880 acres, and cost £205,052.

The total transactions completed during the year are therefore 11 estates, of 97,149 acres, purchased for £468,615 10s. 10d.

There are 2 estates, containing 62,520 acres, to cost about £241,286, which have been acquired but not yet paid for.

Negotiations were in progress at the 31st March for the purchase of a number of other estates.

The account shows that during the year £164,502 9s. 5d. was received as rent and interest, and that £115,104 7s. 7d. was paid as interest, leaving a profit for the year of £49,398 1s. 10d.

The amount expended in the purchase of land up to the 31st March, 1904, is £2,939,156 for 615,255 acres, average price £4 15s. 7d. per acre (rural land £4 13s. 3d., and workmen's homes £27 2s. 3d. per acre). Roads and incidental expenses cost £171,537 5s. 6d. per acre. The whole is therefore £3,110,693 for 615,255 acres, or about £5 1s. 1d. per acre.

The total sum paid to the 31st March as interest and charges on the money borrowed to purchase this land is £422,851 14s. 3d., and the amount received as rent, &c., is £589,111 4s. 8d. The apparent gain to the account is £166,259 10s. 5d., and this is included in the amount shown as in credit.

The amount at the credit of the account at the 31st March was £418,658 18s. 9d.

The probable liabilities at the beginning of the year were for the purchase of land £501,286, and for roads to lands already acquired £19,376—in all £520,662.

The Compensation Court which was held in Blenheim in November last to deal with the Flaxbourne Estate adjourned to December, 1904, without making an award.

The Mount Vernon and Manga-a-toro Estates were not before the Court during the year. Mount Vernon was, however, disposed of in May, 1904. No Court has yet been fixed for Manga-a-toro. Summarising the transactions at the end of the year, it appears that there were:—

	Estates.	Acres.	Prime Cost.
Purchased and opened for selection to 31st March, 1904	131	615,255	2,939,156
Acquired but not paid for nor opened for selection	2	62,520	241,286
There are also awaiting awards of Compensation Court	3	74,000	(say) 260,000

I have, &c.,

A. BARRON,

Land Purchase Inspector,

Chairman of the Board of Land Purchase Commissioners.

The Rt. Hon. the Prime Minister.

TABLE A.—SUMMARY of all LANDS OFFERED to GOVERNMENT under "The Land for Settlements Consolidation Act, 1900," and how dealt with, from 1st April, 1903, to 31st March, 1904.

Land District where Land situated.	Number of Estates offered.	Area offered.	Area declined without going to Board.	Area not recommended by Board.	Area recommended by Board.	Area under Consideration.	Area withdrawn.	Total.
		Acres.	Acres.	Acres.	Acres.	Acres.	Acres.	Acres.
Auckland	9	62,525	61,275	..	1,250	..	..	62,525
Hawke's Bay	8	45,056	31,000	..	4,479	2,307	7,270	45,056
Taranaki	15	19,894	17,702	..	242	1,950	..	19,894
Wellington	19	40,607	2,629	1,800	195	35,988	..	40,607
Marlborough	1	296	..	..	296	..	..	296
Nelson	1	18,000	18,000	..	..	..	..	18,000
Canterbury	13	41,097	6,191	3,655	21,677	3,845	5,729	41,097
Otago	7	30,971	28,600	..	1,027	388	956	30,971
Southland	8	69,216	2,782	..	66,191	248	..	69,216
Total	81	327,662	168,179	5,455	95,357	44,716	13,955	327,662

"THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900."

TABLE B.—RETURN OF LANDS RECOMMENDED FOR PURCHASE BY THE BOARD OF LAND PURCHASE COMMISSIONERS UNDER THE ABOVE ACT FROM 1st APRIL, 1903, TO 31st MARCH, 1904.

Name of Seller and Locality.	Area offered by Vendor.		Price asked.		Price offered for Land.		Total Price paid to Seller.		Cost of Roading, Administration, &c., to Date.		Total Cost to Date.		Remarks.
	A.	R. P.	£	s. d.	£	s. d.	£	s. d.	£	s. d.	£	s. d.	
AUCKLAND LAND DISTRICT.													
McGuire and McGoverns	1,000	0 0	15	0 0	13	10 0	..	..	..	..	..	..	Vendors would not accept Government offer.
Assets Realisation Board, "Part Hinuera"	250	0 0	4	0 0	2	19 8	..	..	..	..	..	..	Ditto.
Total	1,250	0 0	..	..	..	..	..	..	..	..	..	..
HAWKE'S BAY LAND DISTRICT.													
Hawke's Bay Timber Company, "Tamaki"	3,536	0 0	3	5 7	1	14 0	..	..	..	..	..	..	Under section 70, "Native Land Act, 1895." Purchase not complete.
A. and J. W. Harding, "Mount Vernon"	15,656	0 0	11	18 0	..	..	..	..	..	..	..	..	Purchase not complete. Under section 70, "Native Land Act, 1895."
Assets Realisation Board, "Manga-a-toro 1A No. 1"	5,141	0 0	3	16 0	2	14 6	..	..	..	..	..	..	Government did not approve.
J. Roberts, "Clive Grange"	4,479	0 0	11	8 3	..	..	..	..	..	..	..	..
Totals	28,812	0 0	..	..	..	..	..	..	..	..	..	..
TARANAKI LAND DISTRICT.													
F. Bayley	878	3 1	12	10 0	12	10 0	11,371	19 0	122	9 2	11,640	18 2	Purchase complete.
F. J. Stewart	7	1 12	20	0 0	20	0 0	146	10 0	..	..	..	..	Vendors would not accept Government offer.
A. C. Brett	3,765	0 0	7	0 0	4	12 6	..	..	..	..	..	..
W. J. Hirst	242	0 0	38	0 0	24	0 0	..	..	..	..	..	..
Totals	1,296	0 0	..	..	22	10 0	..	..	..	..	..	..
Totals	6,184	0 13	..	..	..	..	11,518	9 0	122	9 2	11,640	18 2	
WELLINGTON LAND DISTRICT.													
E. J. Riddiford	1,676	0 0	..	..	21	0 0	..	..	..	..	..	..	Vendor would not accept Government offer.
Wellington and Manawatu Railway Company	195	0 0	0	10 0	0	10 0	..	..	..	..	..	..	Price agreed on. Purchase to be completed. Under Scenery Preservation Act.
Totals	1,871	0 0	..	..	..	..	..	..	..	..	..	..
MARLBOROUGH LAND DISTRICT.													
G. E. Parsons	245	3 11	26	8 0	24	10 0	6,022	11 2	133	2 3	6,155	13 5	Purchase completed.
Squire's Exchange	50	0 0	..	..	..	..	..	..	..	..	..	..	Exchange not approved.
G. F. Bullen, "Tulloch Mains"	296	0 0	30	0 0	25	0 0	..	..	..	..	..	..	Vendor would not accept Government offer.
Totals	591	3 11	..	..	..	..	6,022	11 2	133	2 3	6,155	13 5	

“THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900.”
TABLE B.—RETURN OF LANDS RECOMMENDED FOR PURCHASE BY THE BOARD OF LAND PURCHASE COMMISSIONERS—continued.

Name of Seller and Locality.	Area offered by Vendor.			Price asked.		Price offered for Land.		Total Price paid to Seller.		Cost of Roading, Administration, &c., to Date.		Total Cost to Date.		Remarks.					
	A.	R.	P.	£	s.	d.	£	s.	d.	£	s.	d.	£		s.	d.			
CANTERBURY LAND DISTRICT.																			
New Zealand and Australian Land Company, “Levels” ..	38,143	0	0	6	9	0	6	9	0	246,022	7	0	2,421	16	6	248,444	3	6	Purchase complete. Vendor would not accept Government offer.
H. D. and J. F. Buchanan, “Kinloch” ..	13,345	0	0	9	0	0	6	15	0	..	..	..	..	..	..	..	..	..	“
G. Armstrong, “Mount Vernon” ..	3,500	0	0	..	..	..	6	15	0	..	..	..	..	..	..	..	..	..	“
F. Narbey ..	3,700	0	0	9	0	0	7	2	6	..	..	..	..	..	..	..	..	..	“
T. Hamlyn, “Kingsborough” ..	1,132	0	0	11	0	0	..	..	..	..	..	..	..	..	..	..	..	..	Government did not approve.
Total ..	59,820	0	0	..	..	..	..	..	..	246,022	7	0	2,421	16	6	248,444	3	6	..
OTAGO LAND DISTRICT.																			
St. J. Buckley, “Waiaki Plains” ..	21,888	0	0	4	0	0	3	5	0	..	..	..	..	..	..	..	..	..	Vendor would not accept Government offer. No offer made, as cost of roading found to be excessive.
J. McNeil, “Rosebank” ..	160	0	0	15	0	0	..	..	..	..	..	..	..	..	..	..	..	..	Vendor would not accept Government offer. No response. Would not accept Government offer.
Murray, Roberts, and Co., “Gladbrook” ..	1,027	0	0	11	0	0	10	0	0	..	..	..	..	..	..	..	..	..	..
A. Boyd ..	3,262	0	0	3	10	0	2	12	6	..	..	..	..	..	..	..	..	..	..
Total ..	26,337	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
SOUTHLAND LAND DISTRICT.																			
New Zealand Agricultural Company, “Waimea” ..	46,407	0	0	2	17	6	2	5	0	..	..	..	..	..	..	..	..	..	Vendor would not accept Government offer. Offer accepted, but purchase not yet complete.
New Zealand and Australian Land Company, “Edendale” ..	19,754	0	0	6	10	0	5	15	0	..	..	..	..	..	..	..	..	..	Ditto.
J. Smith ..	30	0	0	4	10	0	4	10	0	..	..	..	..	..	..	..	..	..	..
Total ..	66,191	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
SUMMARY.																			
Auckland ..	1,250	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
Hawke's Bay ..	28,812	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
Taranaki ..	6,184	0	13	..	..	..	..	..	..	11,518	9	0	122	9	2	11,640	18	2	..
Wellington ..	1,871	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
Marlborough ..	591	3	11	..	..	..	..	..	..	6,022	11	2	133	2	3	6,155	13	5	..
Canterbury ..	59,820	0	0	..	..	..	..	..	..	246,022	7	0	2,421	16	6	248,444	3	6	..
Otago ..	26,337	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
Southland ..	66,191	0	0	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..
Total ..	191,056	3	24	..	..	..	..	..	..	263,563	7	2	2,677	7	11	266,240	15	1	..

"THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900," AND ITS AMENDMENT, 1901.
TABLE C (PART I).—STATEMENT OF LANDS ACQUIRED FOR SETTLEMENTS BETWEEN 1st April, 1903, to 31st March, 1904.

Name of Settlement and Land District.	Area of each Estate.	Locality of Land.	Quality of Land.	Mode of Acquisition.	Name of Person or Company from whom acquired.	Price.
	A. R. P.					£ s. d.
Auckland Land District— Bickerstaffe	12,480 0 19	Part Okahurewa, Pukehuia, and Tokatapu Blocks, Otamatea County	Two-thirds good pastoral land, one-third agricultural land	By agreement..	Colbeck Bros. ..	40,560 0 0
Hawke's Bay Land District— Wigan	10,475 0 12	Part Tokatapu and Mangahewa No. 1a Blocks	Excellent pastoral country, with some good alluvial flats	"	James Macfarlane..	53,946 12 8
Argyll	3 0 29	.. ..	Area taken for road	"	M. Mason ..	6 6 9
Taranaki Land District— Chandon	881 0 13	Block V., Ngaire Survey District, and Block XVI., Huturoa Survey District	Light cleared and grassed forest	"	F. Bayly and Messrs. Schultz and Neustrowski	11,518 9 0
Wellington Land District— Normandale	1,623 0 9	Blocks VIII. and IX., Belmont Survey District	Steep hill land, with a position-value; part suitable for workmen's homes, rest small farms	"	W. A. Fitzherbert ..	*11,419 0 8
Linton	3 2 39	.. ..	Roads closed	"	R. Linton ..	37 8 9
Marlborough Land District— Rainford	245 3 11	Block VIII., Mount Fyffe Survey District ..	Rich agricultural reclaimed open swamp ..	"	G. E. Parsons ..	6,023 11 2
Canterbury Land District— Station Peak	100 0 0	Block XIV., Hakateramea Survey District ..	Suitable for homestead-site	"	R. Campbell and Sons	300 0 0
Annan	32,651 3 1	Blocks I., VI., XI., and XII., Teraho, Waiau, and Hawkeswood Survey Districts	About one-fifth agricultural, the rest good pastoral; mainly lying on limestone	"	Wharton and Co. ..	94,444 1 10
Rosewill	38,143 0 0	Opawa, Paroera, Arowhenua, and Tengawai Survey Districts	Heavy agricultural on downs; hills pastoral ..	"	N.Z. and A. Land Company	246,022 7 0
Otago Land District— St. Helens	542 1 13	Blocks XIV. and XV., Oamaru Survey District	Good agricultural land	"	Reid and Gray ..	4,338 13 0
Totals	97,149 0 26	.. ..	.. ..	..	..	468,615 10 10

*£4,000 paid last year in addition.

“THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900,” AND ITS AMENDMENT, 1901.
TABLE C (PART I.)—ESTATES ACQUIRED BUT NOT PAID FOR AT 31st MARCH, 1904.

Name of Settlement and Land District.	Area of each Estate.	Locality of Land.	Quality of Land.	Mode of Acquisition.	Name of Person or Company from whom acquired.	Price.
	A. R. P.					£ s. d.
Auckland Land District— Matamata	42,739 0 0	Wairere, Tapapa, and Cambridge Survey Districts	Light agricultural on the plains and some of the downs, pastoral on the hills	Compulsorily taken	Assets Realisation Board	126,745 0 0
Southland Land District— Edendale	19,781 2 10	Lindhurst Hundred, Lothian Hundred, Matama Hundred, and Oteramika Hundred Survey Districts	Heavy loam	By agreement..	N.Z. and A. Land Company	113,741 0 0
Hawke's Bay Land District— Ruangarehu	2,380 0 0	Part Ruangarehu No. 1 Block	Fair pastoral country, fenced and ready for occupation. Exchanged for small detached blocks of rough bush lands	"	J. N. Williams ..	3,272 0 0
Totals	64,900 2 10	.. .. .	.. .. .	.. .. .	.. .. .	£243,758 0 0

"THE LAND FOR SETTLEMENTS CONSOLIDATION ACT, 1900."
 TABLE C (PART II.)—SUMMARY OF ESTATES ACQUIRED UP TO 31st MARCH, 1904, AND AMOUNTS OF PURCHASE-MONEY PAID.

Name of Land District.	Number of Estates acquired before 31st March, 1903.		Areas acquired before 31st March, 1903.		Number of Estates acquired from 1st April, 1903, to 31st March, 1904.		Area acquired from 1st April, 1903, to 31st March, 1904.		Total Numbers of Estates to 31st March, 1904.		Total Area to 31st March, 1904.		Purchase-money.	
	A.	R. P.	A.	R. P.	A.	R. P.	A.	R. P.	A.	R. P.	A.	R. P.	£	s. d.
Auckland	13	37,017 3 18	1	12,480 0 19	14	49,497 3 37	142,360	2 4				
Hawke's Bay	13	105,371 2 18	1	10,475 0 12	14	115,846 2 30	637,336	7 8				
Taranaki	2	1,812 0 33	1	881 0 13	3	2,693 1 6	58,336	6 2				
Wellington	11	24,867 0 16	1	1,623 0 9	12	26,490 0 25	185,182	18 1				
Marlborough	7	68,135 2 0	1	245 3 11	8	68,381 1 11	171,419	17 1				
Westland	2	5,124 3 26	..	..	2	5,124 3 26	8,343	2 2				
Canterbury	52	174,363 1 22	3	70,894 3 1	55	245,258 0 23	1,255,222	17 10				
Otago	17	67,047 1 17	1	542 1 13	18	67,589 2 30	392,821	10 6				
Southland	5	34,373 1 18	..	..	5	34,373 1 18	88,132	15 9				
Totals	122	518,113 1 8	9	97,142 0 38	131	615,255 2 6	2,939,155	17 7				

THE SECRETARY FOR CROWN LANDS AND SURVEYOR-GENERAL to the Hon. the MINISTER OF LANDS.
SIR — Department of Lands and Survey, Wellington, 7th July, 1904.

I have the honour to submit for your consideration a report upon the operations of the Lands and Survey Department during the year 1903-4, in connection with the estates acquired and dealt with under the provisions of "The Land for Settlements Consolidation Act, 1900," and its amendments.

The Chairman of the Board of Land Purchase Commissioners transferred to this Department the following eight estates: Bickerstaffe, on the Otamatea River, near Maungaturoto (Auckland District), containing 12,480 acres; Wigan, inland from Tologa Bay, north of Gisborne (Hawke's Bay District), with an area of 10,475 acres; Clandon, near Toko (Taranaki District), 881 acres; Normandale, adjoining the Lower Hutt (Wellington District), 1,623 acres; Rainford, north of Kaikoura (Marlborough District), 246 acres; Annan, north-east of Waiau, 32,652 acres, and Rosewill, inland from Timaru, 38,143 acres (Canterbury District); and St. Helen's, twelve miles from Oamaru (Otago District), 542 acres. Their aggregate area is 97,042 acres.

Very complete sectional and topographical surveys were made of the properties, which were followed by an elaborate detailed classification, estimation, and valuation of the lands and improvements comprised in each subdivision or allotment. This was effected by surveyors and agricultural and pastoral experts, and duly revised by the Land-tax Valuers; the estimated cost of all road, bridge, and drainage works was furnished by the Roads Department's engineers. The capital cost of each estate was ascertained by adding to the amount paid the former proprietors the whole of the expenses incurred in connection with the survey, construction of roads, classification and valuations of the lands, and in addition the interest on the purchase-money, land-tax, local rates, Court and other legal expenses, as well as the cost of advertising and the publishing of maps and pamphlets illustrative of the properties.

As the Department had in hand on the 1st April, 1903, other estates which had not been submitted for selection, the number of estates actually opened to application was thirteen, representing a total of 140,356 acres. With the exception of the Bickerstaffe Estate and two hamlets, the public as usual manifested great interest, flocked in numbers to inspect the lands, lodged applications, and attended the ballots, practically taking up all the holdings, as the greater portion of the lands which were unselected at the close of the financial year have now been taken up. The unallotted areas in the Longbush and Tablelands Settlements comprise the two homestead sections which are still in the occupation of the former lessees.

The net result is, that 441 selectors secured 134,793 acres of these chosen properties, representing a capital value of £705,295, an average of about £1,600 per holding, and an annual rental of £35,765, affording facility for the employment and maintenance upon the land of, say, 2,200 souls, besides providing profitable occupation for a considerable number of others. If to the selections of 1903-4 be added those made in preceding years, we obtain a total of 129 estates, on which are located 2,745 selectors who lease from the State 576,045 acres, assessed at £3,030,462, and yielding a revenue of £151,523 per annum. The average capital value of the holdings works out to about £1,110, and an annual rental of £59 10s. 5d. The population carried by the whole of the settlements established upon these reacquired lands amounts to 8,255, who own 2,076 dwellings. It will be observed that these producers already equal in number the population of a considerable town.

Reference to Table No. 33 will disclose the following comparison: Canterbury, with 1,007 selections, comprising 242,586 acres, on which the annual rental of £66,695 is payable, is easily first as regards the number, area, and value of holdings under the Land for Settlements Acts; Hawke's Bay comes next with 364 holdings, containing 109,561 acres and £33,311 annual rental; Otago third with 470 selections of an aggregate area of 62,562 acres and rental of £20,704; Marlborough, with 194 holdings, 66,815 acres and £9,709 rental, is fourth, if area and value are the basis of comparison; Wellington comes next with 225 selections, 22,645 acres, and annual rental of £8,489; Auckland is sixth in the scale, with 228 holdings, 35,637 acres, and £5,530 rental; Southland and Westland follow with 98 and 33 holdings respectively; whilst Nelson does not possess any settlements on this system.

The annexed Table H has been compiled to show in a concise form the principal features and results developed by the establishment of the settlements which have been founded since the adoption of the policy of close settlement upon freehold lands repurchased by the Crown. The reports of the Commissioners of Crown Lands and Rangers afford full and detailed information in regard to each settlement. Shortly stated, it may be said that only six ordinary settlements and six hamlets are not in a satisfactory and prosperous condition. The area of unallotted lands is 29,530 acres; but it must be remembered that this includes balances of estates which were submitted for selection late in the year, which, as already indicated, have since been quitted to a large extent. It is anticipated that, as the opportunities for securing holdings on Crown and land-for-settlements estates grow less, more attention will be bestowed by would-be settlers upon the remnants of estates which they now reject.

A careful consideration of the reports and statistics furnished by the Commissioners leads to the conclusion that with the few exceptions previously mentioned the settlements have made fair to excellent progress during the period under review, that their condition is satisfactory, and that the future prospects of the tenants are, on the whole, most hopeful and encouraging. Every one interested in close settlement must view with satisfaction the results disclosed herein and agree that the Land for Settlements policy has resulted in the founding of numerous homes, provided the tenants with healthy, congenial, and profitable occupation, improved their condition in life, added to the material wealth of the community, and strengthened and consolidated the colony's position.

J. W. A. MARCHANT,
Surveyor-General.

ESTATES OFFERED for SELECTION during the Year ending the 31st March, 1904, under "The Land for Settlements Consolidation Act, 1900."

Land District, and Name of Estate.	Area of Estate.			Number of Selectors.	Area unselected, 31st March, 1904.			Annual Rental payable on Lands leased.			Date of Opening.
	A.	R.	P.		A.	R.	P.	£	s.	d.	
Auckland—											
Waari	427	2	32	5	378	0	14	8	1	2	20 April, 1903.
Bickerstaffe	12,480	0	19	10	9,484	0	20	486	6	0	7 Dec., 1903.
Hawke's Bay—											
Argyll	33,705	1	30	60	1,650	0	0	8,171	2	10	23 June, 1903.
Wigan	10,072	1	37	16	462	2	0	2,652	4	6	15 Dec., 1903.
Taranaki—											
Spotswood	310	3	23	14	187	1	31	291	5	2	5 May, 1903.
Clandon	881	0	13	5	..			623	0	6	16 Nov., 1903.
Wellington—											
Longbush	3,021	3	26	6	318	2	18	727	1	6	16 June, 1903.
Tabelands	5,496	3	30	8	1,338	2	0	998	4	4	16 June, 1903.
Normandale	1,623	0	9	15	1,495	0	0	155	7	10	15 Dec., 1903.
Marlborough—											
Rainford	246	0	21	11	..			315	15	4	31 Aug., 1903.
Canterbury—											
Annan	32,858	2	33	37	..			5,129	10	2	15 June, 1903.
Rosewill	38,683	2	15	137	1,344	2	31	13,284	7	4	31 Mar., 1904.
Otago—											
St. Helens	547	3	20	3	..			224	11	0	29 June, 1903.
Totals	140,355	3	28	327	16,658	3	34	33,066	17	8	

TABLE H.—SUMMARY of the SETTLEMENTS established upon ESTATES ACQUIRED and DEALT WITH, under the Provisions of the Land for Settlements Acts, up to the 31st March, 1904.

Land District and Name of Settlement.	Selectors.	Residencies.	Principal Purpose for which Holdings are utilised.	Progress during Year.	Present Position.	Prospects.
Auckland—						
Opouriao	86	70	Dairying and mixed farming	Satisfactory ..	Prosperous ..	Good.
Okauia	8	7	Grazing	Not satisfactory	Not satisfactory..	Not promising.
Rangiatea	18	17	Dairying and cropping ..	Satisfactory ..	Thriving ..	Good.
Karapiro	17	10	Dairying	Good ..	Prosperous ..	"
Fencourt	34	33	"	Fair ..	Good ..	"
Whitehall	10	10	Grazing and dairying ..	Good ..	Fair ..	"
Cradock Hamlet ..	7	6	These were subdivided for the purpose of providing workmen's homes near the City of Auckland. Only a few of the sections have been selected. Up to the present, position is unsatisfactory.			
Hetana Hamlet..	10	6				
Kitchener Hamlet	8	6				
Methuen Hamlet	11	8				
Plumer Hamlet..	4	1				
Waari Hamlet ..	5	3				
Bickerstaffe	10	..		Only recently selected.		
Hawke's Bay—						
Raureka	19	18	Dairying, fruit-growing, and crops	Good ..	Good ..	Good.
Elsthorpe	45	27	Sheep- and cattle - farming and cropping	Satisfactory ..	Prosperous ..	"
Waimarie	18	16	Dairying	" ..	Good ..	"
Poupare	9	9	Dairying and growing of maize, &c.	Successful ..	Successful ..	"
Tomoana	13	12	Dairying, fruit-growing, &c.	Very satisfactory	Good ..	"
Mahora	33	28	Dairying and mixed farming	Satisfactory ..	" ..	"
Willows	22	18	Grazing sheep and cattle; growing maize, potatoes, &c.	" ..	" ..	"
Hatuma	62	57	Grazing sheep and mixed farming	" ..	" ..	"
Manga-a-toro ..	25	22	Sheep-farming	" ..	" ..	"
Kumeroa	14	13	Dairying and sheep-farming	" ..	" ..	"
Forest Gate	28	23	Sheep- and cattle-farming ..	Very satisfactory	" ..	"
Argyll	60	38	Grazing sheep and cattle ..	" ..	" ..	"
Wigan	16	..	"	" ..	" ..	"
Taranaki—						
Tokaora	14	13	Dairying	Steady ..	Satisfactory ..	Good.
Spotswood	14	9	Residential, poultry-farming, &c.	Not satisfactory	Fair ..	"
Clandon	5	5	Dairying	Good ..	Good ..	"
Wellington—						
Paparangi	37	35	Residential, dairying, and poultry-farming	" ..	" ..	"
Ohakea	15	15	Dairying, mixed farming, &c.	" ..	" ..	"
Te Matua	13	12	Dairying	" ..	" ..	"
Aorangi	37	37	Dairying, mixed farming, and market-gardening	" ..	Very satisfactory	"
Carried forward	727	584				

SUMMARY of the SETTLEMENTS established upon ESTATES ACQUIRED and DEALT WITH up to the 31st March, 1904—*continued.*

Land District and Name of Settlement.	Selectors.	Residences.	Principal Purpose for which Holdings are utilised.	Progress during Year.	Present Position.	Prospects.
Brought forward	727	584				
Wellington— <i>contd.</i>						
Langdale ..	28	20	Grazing and cropping ..	Good ..	Good ..	Good.
Mangawhata ..	7	8	Dairying and mixed farming ..	Satisfactory ..	" ..	"
Epuni Hamlet ..	39	39	Residential and market-gardening ..	" ..	" ..	"
Maungaraki ..	15	15	Ditto ..	Good ..	" ..	"
Linton ..	5	4	Dairying and grazing ..	Fair ..	" ..	"
Longbush ..	6	1	Only recently selected.			
Tablelands ..	8	2	" ..			
Normandale ..	15	2	" ..			
Marlborough—						
Blind River ..	19	16	Sheep-farming ..	Satisfactory ..	Good ..	Good.
Omaka ..	13	12	" ..	Fair ..	Moderately prosperous	Fair.
Puhipuhi ..	2	1	" ..	" ..	Fair ..	Good.
Starborough ..	125	66	Sheepfarming and cropping ..	Satisfactory ..	Good ..	"
Richmond Brook ..	11	10	Sheep-farming ..	" ..	Fair ..	"
Waipapa ..	4	4	" ..	" ..	" ..	Fair.
North Bank ..	9	4	Grazing ..	" ..	" ..	Good.
Rainford ..	11	..	Dairying ..	" ..	" ..	Fair.
Westland—						
Poerua ..	19	14	Dairying and mixed farming ..	Good ..	Prosperous ..	Good.
Kokatahi ..	7	6	" ..	" ..	" ..	"
Canterbury—						
Pareora ..	28	26	Grazing ..	Satisfactory ..	Good ..	"
Studholme Junction ..	4	3	Mixed farming ..	" ..	" ..	"
Kapua ..	11	12	Agriculture ..	" ..	Well established	"
Rosebrook ..	14	13	Dairying and cropping ..	" ..	" ..	"
Otaio ..	9	9	Dairying, fruit-growing, &c. ..	Very good ..	" ..	"
Patoa ..	4	2	Grazing ..	Poor ..	Fair ..	Fair.
The Peaks ..	12	1	" ..	" ..	" ..	"
Roimata ..	26	26	Residential, gardening, and fruit-growing ..	Good ..	Very satisfactory	Good.
Kereta ..	4	4	Grazing and dairying ..	Satisfactory ..	Fair ..	"
Braco ..	14	14	Residential and market-gardening ..	Successful ..	Well established	"
Epworth ..	2	1	Mixed farming ..	Satisfactory ..	Fair ..	"
Ashley Gorge ..	10	12	Dairying ..	" ..	Prosperous ..	"
Omih Valley ..	1	..	Only twenty acres; let temporarily.			
Orakipaoa ..	27	19	Mixed farming ..	Satisfactory ..	Good ..	Good.
Highbank ..	76	56	Grazing and cropping ..	Good ..	Very satisfactory	"
Otarakaro ..	7	7	Mixed farming ..	" ..	Satisfactory ..	"
Wharenui ..	26	26	Residential, market-gardening, and fruit-growing ..	" ..	Prosperous ..	"
Rakitairi ..	22	19	Agriculture ..	Satisfactory ..	Satisfactory ..	"
Waiapi ..	15	14	" ..	Good ..	" ..	"
Horsley Downs ..	27	24	Grazing and cropping ..	" ..	Prosperous ..	"
Albury ..	79	62	Dairying and cropping ..	" ..	Satisfactory ..	"
R.S. 1862 ..	1	1	Homestead site ..	" ..	" ..	"
R.S. 2682 (Part) ..	1	..	" ..	" ..	" ..	"
R.S. 36469, Cannington ..	1	..	" ..	" ..	" ..	"
R.S. 36231 ..	1	1	" ..	" ..	" ..	"
R.S. 36056, 36057 ..	1	..	" ..	" ..	" ..	"
R.S. 36228 ..	1	1	" ..	" ..	" ..	"
Marawiti ..	13	13	Agriculture, &c. ..	Satisfactory ..	Satisfactory ..	Good.
Hekeao ..	16	13	Agriculture and dairying ..	Good ..	Good ..	"
Pawaho ..	26	24	Grazing and gardening ..	Satisfactory ..	" ..	"
Waikakahi ..	186	149	Mixed farming and grazing ..	Good ..	" ..	"
Tamai ..	41	37	Residential ..	Satisfactory ..	Fair ..	Fair.
Takitu ..	5	5	Grazing ..	" ..	Good ..	Good.
Pareora No. 2 ..	38	32	Cropping, &c. ..	Steady ..	" ..	"
Rautawiri ..	6	6	Mixed farming ..	Fair ..	Satisfactory ..	"
Papaka ..	9	9	Agriculture ..	Good ..	" ..	"
Punaroa ..	17	17	Dairying and cropping ..	" ..	" ..	"
Lyndon ..	9	7	Grazing and cropping ..	" ..	" ..	"
Kohika ..	17	15	Mixed farming ..	" ..	" ..	"
Tarawahi ..	23	21	Residential ..	" ..	" ..	"
Raincliff ..	1	1	Grazing ..	" ..	" ..	"
Puhuka ..	9	8	Residential ..	" ..	" ..	"
Kaimahi ..	12	11	Agriculture ..	Unsatisfactory ..	Fair ..	Fair.
Kaputohe ..	10	8	Mixed farming ..	" ..	" ..	"
R.S. 36278 ..	1	..	Homestead site ..	" ..	" ..	"
Rapuwai ..	5	5	Grazing ..	Satisfactory ..	Good ..	Good.
Part R.S. 30791 ..	1	..	Homestead site ..	" ..	" ..	"
R.S. 36226 ..	1	1	" ..	" ..	" ..	"
Lyndon No. 2 ..	10	7	Grazing ..	Fair ..	Fair ..	Fair.
Maytown ..	12	10	Mixed farming ..	Satisfactory ..	Good ..	Good.
Eccleston ..	4	4	" ..	" ..	Fair ..	Fair.
Carried forward	1,961	1,564				

SUMMARY of the SETTLEMENTS established upon ESTATES ACQUIRED and DEALT WITH, up to the 31st March, 1904.

Land District and Name of Settlement.	Selectors.	Residences	Principal Purpose for which Holdings are utilised.	Progress during Year.	Present Position.	Prospects.
Brought forward	1,961	1,564				
Canterbury— <i>contd.</i>						
Mead ..	21	16	Grazing	Satisfactory ..	Fair	Fair.
Chamberlain ..	21	19				
Annan ..	37	..	Only recently selected,			
Rosewill ..	137	..				
Otago—						
Pomahaka Downs	21	24	Mixed farming and grazing	Poor ..	Unsatisfactory ..	Poor.
Teaneraki ..	23	18		Fair ..	Fair	Fair.
Tabawai ..	8	8	Dairying .. " .. .	Good ..	Satisfactory ..	Good.
Maerewhenua ..	72	61	Mixed farming and grazing	" ..	Good	"
Puketapu ..	11	9	Dairying	" ..	Satisfactory ..	"
Ardgowan ..	65	54	Mixed farming, dairying, and grazing	" ..	"	"
Makareao ..	31	18	Mixed farming and grazing	" ..	"	"
Makareao Extension	3	3	"	" ..	"	"
Momona ..	14	23	Dairying	" ..	Very prosperous..	"
Tokarahi ..	80	45	Dairying and mixed farming	" ..	Satisfactory ..	"
Janefield ..	20	27	Mixed farming .. .	" ..	"	"
Elderslie ..	33	24	Grazing and agriculture	" ..	Well established	"
Barnego ..	20	31	Dairying, mixed farming, and grazing	Fair ..	Fair	Fair.
Earnsleugh ..	12	16	Fruit-growing, &c. ..	Satisfactory ..	Good	Good.
Windsor Park ..	37	21	Agriculture and grazing	" ..	"	"
Windsor Park No. 2	10	8	"	" ..	"	"
Duncan ..	7	4	Dairying and mixed farming	Fair ..	Satisfactory ..	Very fair.
St. Helens ..	3	3	Grazing	" ..	"	Good.
Southland—						
Merrivale ..	48	39	Dairying, farming, and grazing	" ..	Good	"
Otahu ..	7	4	Grazing	" ..	Unsatisfactory ..	Poor.
Beaumont ..	8	4	"	" ..	"	"
Ringway ..	6	8	Mixed farming .. .	" ..	"	Doubtful.
Glenham ..	29	20	Dairying, farming, and grazing	" ..	"	"
Totals ..	2,745	2,076				

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