

COLONIAL LAND AND EMIGRATION COMMISSION.

FIFTH GENERAL REPORT

OF THE

COLONIAL LAND AND EMIGRATION
COMMISSIONERS.

1845.

Presented to both Houses of Parliament by Command of Her Majesty.

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1845.

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FIFTH GENERAL REPORT
OF THE
COLONIAL LAND AND EMIGRATION COMMISSIONERS.

MY LORD,

Colonial Land and Emigration Office,
20th March, 1845.

WE have the honour to present to your Lordship our Annual Report, in which we have adopted the same arrangement of the Colonies as heretofore, and we propose to state under each the principal events and questions that have come under our notice with regard to the disposal of the public lands, the course of emigration, and the progress of new settlements. Without further preface we proceed, as on former occasions, to the statements we have to submit on the subject of the Australian Colonies.

NEW SOUTH WALES.

The following is a tabular statement of the extent and proceeds of the public Land Sales, lands sold during the year 1843 :—

	Number of Lots.	Contents.	Total Amount received.			Average Price per Acre.		
			£.	s.	d.	£.	s.	d.
<i>Town Lots :—</i>								
Sydney District . . .	188	70 1 4	4,051	12	4	57	17	9
Port Phillip District . .	The return of some recent sales had not been received.							
<i>Suburban Lots :—</i>								
Sydney District . . .	48	334 1 30	999	12	10	3	0	0
Port Phillip District . .	7	257 1 25	557	2	9	1	9	4
<i>Special Lots :—</i>								
Sydney District . . .	2	76 0 0	280	0	0	3	13	1
<i>Country Lots :—</i>								
Sydney District . . .	38	4,779 0 0	4,233	7	0	1	1	0
Port Phillip District . .	4	909 0 0	909	0	0	1	0	0
		6,426 0 19	11,030	14	11			

The total amount therefore derived from the sale of lands was 11,030*l.* 14*s.* 11*d.* This sum is exclusive of purchase money remitted to officers of the Army, Navy, and East India Company's service, amounting to 1,810*l.* 0*s.* 2*d.*, and a remission of 225*l.* on the importation of camels.

In the above statement are included the lands sold at Moreton Bay, which up to the 15th November, 1843, were as follows :—country lands, 831 acres, realizing 1,240*l.* : town allotments, 21 acres, realizing 4,280*l.*

Within the boundaries there were issued during the year 1843, 237 licenses, comprising 183,859 acres, at rates varying from 5*l.* to 6*l.* 10*s.* the square mile. Licenses.

Beyond the boundaries, 852 licenses were issued : the space over which they were to take effect being unsurveyed, and the extent unknown. The amount received was 7,930*l.* The license fee is 10*l.* per annum, but several being for six months only, 5*l.* only was charged in these cases.

The total extent of land surveyed in the year 1843 was 273,239 acres, at an average cost of 4½*d.* per acre. Surveys.

Comparative Statement for two Years.

The following is a comparative statement of the sales of land during the years 1842 and 1843 :—

	1842		1843	
	Aeres.	£.	Aeres.	£.
Sydney . . .	7,711	13,405	5,259	9,564
Port Phillip . .	2,962	6,039	1,166	1,466
	10,673	19,444	6,425	11,030

General State of the Colony.

Parliamentary Paper, 626-1, p. 17.

Appendix No. 4.

Having had occasion in our previous Reports to refer to the depression which existed in New South Wales, we may be permitted to say that we had much pleasure in perceiving in a Despatch from the Governor, dated so far back as March last, that he alludes to the colony as "gradually getting into a healthy state." We also place in the Appendix, extracts from a very interesting communication from Mr. Miller, lately at the head of the Commissariat Department at Sydney, to which we would beg to draw particular attention as containing an able review of the general state of the colony, and pointing out some new resources which he thinks may contribute to its returning prosperity.

The two occurrences of chief importance during the past year, have been, first, a Report from a Committee of Council in New South Wales, opposed to the leading principles of the Imperial Land Sales Act; and secondly, much excitement and discussion on the rules which it is proposed to establish with respect to squatters, or authorized occupants of land beyond the regular boundaries of the colony.

Committee of Council on Land Sales Act.

The views of the Committee of Council on the Land Sales Act, may be divided into the following heads, of which, however, the second was not adopted in a series of resolutions, afterwards passed on the subject by the whole Council.

1st. The abolition of the present minimum price of 20s. per acre.

2nd. The total abandonment of the principle of devoting any portion of the proceeds of land sales to immigration.

3rd. A proposal to allow a remission on the purchase of land to every immigrant of every class, in proportion to the amount paid for his passage, whether cabin, intermediate, or steerage.

From these opinions, the Governor felt himself obliged to express his dissent; and in a separate report, written last year, we explained at considerable length the grounds on which we agreed in that conclusion, which we understand to have been also adopted by your Lordship. But the discussion would unavoidably occupy so disproportionate a space in a document of the nature of our present Report, that having thus noticed the question, we think it better to refer for the arguments, to the papers themselves, which, we believe, will be laid before Parliament at an early opportunity.

Lands beyond the Boundaries.

The whole of the lands beyond the boundaries of New South Wales are, up to the present time, occupied merely on license from the Government. This license is for no definite quantity of land, and its extent has only been limited by the moderation of the parties, or the mutual pressure of the neighbouring squatters. From Harvey's Bay on the north, to Wilson's Promontory, the country occupied on these terms, extends through 14 degrees of latitude; or from the same Bay to South Australia, the diagonal line is 1,100 miles. This territory comprised according to the latest information;

Population, nearly	10,000
Horses	15,000
Cattle	570,000
Sheep	3,000,000

So rapid has been the progress of this species of settlement as to outrun all provision for the general or spiritual welfare of the people: and a community has thus sprung up, which if circumstances remain the same as at present, is exposed to lose some of the chief advantages, and indeed characteristics, of civilization. Yet it is worthy of remark, and is one satisfactory feature in the case, that among those who have gone forth into this wilderness are young men, not only of good family, but of high education received in Europe, and also that

the recent misfortunes of the colony have at least had this good effect, that they have led into the Bush many estimable persons with their families.

In dealing with this subject, the chief difficulty has been, that whilst it could not be expected that without some security for their prospective rights, the squatters would make any of those permanent improvements, which are necessary to raise them from a wild and uncivilized state of existence, the conceding to them a right of pre-emption of any lands they might occupy, would be, virtually, to abandon all control over such lands, and put an end to any prospect of raising a revenue from sales of the land, by removing all inducement to the occupants to buy. The scheme devised by the Governor (which coincides with that suggested by some gentlemen who addressed Lord Stanley, in England, on this subject,) consists of enabling the squatter to purchase a certain portion of his run, which, under existing regulations, he cannot do, leaving him to hold the remainder under rather a better tenure than at present.

The principal details of the regulations proposed by Sir George Gipps, were: that parties who have already been in occupation of a station for five years, and have conformed to all regulations, should be permitted to buy any part of their run, not being less than 320 acres;—that the land so selected, together with the improvements on it, should be put up to auction at an upset price, consisting of the minimum price of 1*l.* per acre for the land, together with the value of the improvements, such value being previously appraised in a manner laid down in the regulations; and that the Government should only receive the amount realized for the land, whilst the value of the improvements should be retained by the occupant if he became the purchaser, or, if not, should be paid over to him out of the gross purchase-money.

Rules for Sale of these Lands.

This plan when referred to us, as far as the information we then possessed enabled us to form an opinion, appeared well suited to meet the exigencies of the case; and we only thought it desirable to suggest, in addition, that the purchasers under it should be secured in the possession of the adjacent run for a period not exceeding eight years.

Besides this measure, however, Sir George Gipps issued, in the month of April last, some rules modifying the existing regulations on the occupation of lands beyond the Boundaries. These regulations, which are notified to come into operation in July, 1845, so as to allow of their receiving the sanction of Her Majesty's Government, no longer leave the size of the runs to the discretion of the holders, but fix a limit to the extent of each, viz., either 20 square miles (12,800 acres), or sufficient land, according to the nature of the case, to depasture 500 cattle or 4,000 sheep, and they define in other respects what shall be counted a separate station or run, and paid for as such. To these regulations, of which public notice has already been given in the colony, Sir George Gipps has added some further rules of detail, regulating the management of this branch, and further defining the extent of runs.

Modifications of existing Rules on Pasture.

On these several regulations, and on the opposition excited by such of them as placed a definite limit to the quantity of land to be held under each license, we had the honour fully to submit our opinions at the time when it was first our duty to report upon them; and believing it would be very undesirable to present the question imperfectly, we would beg leave, in like manner, as with respect to the Land Sales' Act, to refer for any general discussion of the subject to the original papers themselves, which we understand will shortly be presented to Parliament.

The number of emigrants from the United Kingdom during the last two years is reported from the Custom House as follows:—

Emigration from the United Kingdom.

1843	.	.	3,066.
1844	.	.	2,113.

Two Reports of Committees of Council were received last June, one on immigration, and another on the condition of unemployed mechanics. These documents contained matter of much interest, for judging of the state of the demand for labour in the colony. The depressed circumstances of the colony had tended to throw a great number of artisans and mechanics out of employment; but there was still much demand for shepherds and agricultural labourers. Various passages to this effect are to be found in the Report of the Council.

Council's Reports on Immigration and want of Employment.

Parliamentary Paper, No. 505 of 1844, pp. 118 and 120.

The accounts received from the Immigration Agent, extending up to April, 1844, confirm the above statements. Owing in a great measure to the

embarrassed state of the colony, and the cessation of the immigration of capitalists, it was not considered desirable to encourage the immigration of mechanics, as they would after all probably be obliged to accept employment as shepherds on their arrival. Those capable of the more ordinary kind of carpenters' and smiths' work for the country districts were, however, more likely to be successful.

Prices and Wages. The prices of the necessaries of life had fallen in the colony, and the reduction is said nearly to have compensated the fall which had occurred in the rates of wages. It is recommended, however, by the Immigration Agent, that persons intending to emigrate from this country should be advised that they must rather look to the benefits of an abundance of the necessaries of life than to a high rate of money-wages. At Port Phillip, the prospect for single men is described as good, although the immigration of married people with young children was considered very inadvisable.

Emigrants from Australia to Chili. We alluded in our former Annual Report to the emigration of British labourers from New South Wales and Van Diemen's Land to Chili. By a despatch received from Her Majesty's Chargé d'Affaires it appears that in the course of ten months no less than 674 emigrants of this description had arrived. The larger portion of them being artificers, had obtained employment for the moment at good wages, but the remainder were already dependent on charity for food and shelter, and fears were entertained of a similar fate for the others in the coming winter months, when they would necessarily be thrown out of employment. In order, however, to meet the difficulty, the Chilian Government had liberally undertaken to make arrangements for locating these people in a fertile district of the country, and even to apportion to them the requisite quantity of animals, agricultural implements, and food for their maintenance in the first instance.

Bounty Emigration of 1843-44. We adverted in our last General Report to the circumstance that the contractors at Liverpool and Glasgow, who had still from 700 to 800 emigrants to send out under the bounty emigration sanctioned in the latter part of 1843, had been induced to postpone the measure, owing to the accounts from the colony relative to the demand for labour. In September last they applied to be relieved from this suspension. Though aware that there must now be a reviving demand for labour in New South Wales, we were also alive to the deficiency of funds in the colony, and we warned the parties of the probability that they would be paid only by debentures. They resolved, however, to persevere under that condition: and emigrants to the number of 499 have been accordingly despatched in the ships "Elizabeth" and "Herald," sent out respectively by Messrs. Smith and Co., of Liverpool, and by Mr. Anderson, of Glasgow. The Messrs. Smith are now about to despatch another vessel with the remainder of the emigrants they are entitled to send, amounting to 285 statute adults.

Under this arrangement 4,669 emigrants, equal to 3,813 statute adults, have been sent out up to the present time. The number of ships is 18. Official accounts have been received from the colony of the arrival of 11. It is gratifying to observe that in all these cases the colonial authorities have expressed their approbation, both of the class of people sent out and of the arrangements and general management on board. The rate of mortality in this emigration, as far as can yet be ascertained, has been about 3·87 per cent., or, excluding one particular ship from the Clyde, in which, from accidental causes, the number of deaths was very large, the average has been not quite 3 per cent.

Relief of Detachment at Port Essington.

In closing our notice of New South Wales, we may observe that a detachment of Royal Marines sailed on the 5th of April, 1844, in the "Cadet" convict ship, to relieve the detachment now stationed at Port Essington.

VAN DIEMEN'S LAND.

Land.

The following are the particulars reported for the period between the 1st of October, 1842, and 30th. of September, 1843:—

The lands sold consisted of 195 allotments, containing 46,618 acres, which realized 21,895*l.* 19*s.* 6*d.* Two licenses granted to cut timber realized 557*l.* 14*s.* 11*d.* There were 29,310 acres surveyed, at an average cost of 3½*d.* per acre.

There are but two subjects relative to land that require notice on the present occasion.

The first relates to quit rents. Owing to certain discrepancies in the land regulations issued from time to time, either in England or Van Diemen's Land, respecting grants of land, doubts have arisen as to the rights of the Crown, but as your Lordship has referred the subject to the Law Officers of the Crown, and as their opinion has not yet been received, we think it would be premature now to give any statement of the case, which can be noticed on a future occasion, when the opinion alluded to has been received.

Quit Rents.

The other subject is a scheme that has been suggested by the Governor for letting, at a nominal rent, small allotments of land to convicts who have obtained tickets of leave, allowing them the option of purchasing the lots after seven years, if they behave well. This measure was proposed with a view to diminish the great pressure felt in the colony from a want of employment. We suggested instead that the people should be employed on Government works or farms, on the ground that the Governor's plan is not conformable to the Land Sales Act, and is at the same time likely to prove objectionable from the difficulty of ejecting bad tenants, or of obtaining the purchase money even from those who behave well, at the expiration of seven years. There is also another objection to these small holdings, particularly in a penal colony, viz., that except they are located under very favourable circumstances, and so as to admit of constant supervision, they pass into the hands of persons who are not easily controlled, and lead to the establishment of places calculated to give increased facilities to the indulgence of any vicious habits of the people.

Allotments of Land to Convicts.

We have not to record any emigration to this colony during the past year; nor, considering the great increase of convicts in those stages of the probation system in which they are at liberty to work for wages, does it appear desirable that any inducement should be held out to free labourers to emigrate thither.

Immigration.

WESTERN AUSTRALIA.

The following is a statement of the particulars of the land sales for the years 1842, and 1843:—

Sales of Land.

Year.	Amount.	Amount of Remissions.	Acres.			Cost of Survey.	
			Country.	Town.			
	£. s. d.	£. s. d.		A.	R.	P.	d.
1842	6,047 14 0	5,480 4 0	5,382	8	2	33½	3½
1843	10,775 0 0	10,200 0 0	10,200	9	2	10½	2·06

Some further accounts, which will be found in the Appendix, have been received of the progress of geographical discovery in the colony during the year 1843.

Geographical Discovery.

In a Despatch from the Governor, dated 7th of December, 1843 (Appendix, No. 6), which reached this country last summer, it is stated that the colony showed evident signs of gradual progress, but that the farmers complained that the home demand was not sufficient for what they could produce, and that they had no means of access to foreign markets. The Governor remarked that the short period during which the Imperial Land Sales Act had been in operation in the colony, precluded the forming of any judgment as to its probable effects, especially viewing the peculiar position of this colony in respect of remission tickets, the existence of which would defeat any estimate of the real extent to which capital might be expected to be laid out in the purchase of land.

Appendix No. 5.

State of the Colony.

Appendix No. 6.

With the exception of 18 boys from Parkhurst, sent out under arrangements superintended by us, we have not to record any emigration to this colony for the past year.

Immigration.

SOUTH AUSTRALIA.

During the year ended 30th December, 1843, the extent of land sold was 598 acres, and the amount realized 613*l.* 13*s.* 9*d.* 3883 acres were surveyed (sectional survey) at 3*d.* per acre, and 240 square miles (trigonometrical survey) at a cost apparently of 3¼*d.* per acre. The total number of acres surveyed and open for settlement was 656,973.

Sales of Land.

Sales under Imperial Land Sales Act. By a return, dated 26th March, 1844, it appears that from the commencement of the operation of the Imperial Land Sales Act, land to the amount of 3310*l.* 2*s.* 9*d.* had been sold, of which sum 536*l.* had been paid for by land orders, and 2774*l.* in cash. The total extent sold was 1488 acres.

Lead and Copper Mines. Despatches received from the Governor in the course of last year contained the gratifying intelligence that several mines of lead and copper had been discovered, that the quality of the ore had been favourably reported upon, and that some hundred tons were likely to be exported during the year. The Governor states that as far as the veins had yet been discovered, they were so situated as to admit of conveying the ore to the port for shipment without material difficulty.

Immigration. The number of persons who left the United Kingdom for South Australia, during the last two years, has been as follows:—

1843	.	.	.	45
1844	.	.	.	123

Wages. In the spring the latest accounts stated that wages were high, and that there was a demand for certain classes of labour.

Emigrants sent out by Public Funds in the "Isabella Watson." Funds having been placed at our disposal last autumn for sending out a limited number of emigrants to South Australia, we chartered the ship "Isabella Watson" for the purpose. With a view to make the funds go as far as possible, an attempt was made to procure emigrants who should pay 6*l.* each, besides finding their outfit; but this was found not feasible, and the emigrants were collected under a modified regulation, requiring a payment of 3*l.* for each single man and each child under 14 years of age. From this source, and from the passage money paid by a few emigrants, whom, although not strictly eligible for a free passage in consequence of the size of their families, it was desirable to permit to go out in this vessel, a sum of 213*l.* 12*s.* 6*d.* was realized.

We endeavoured to procure a proportion of miners, and so many as 17 labourers of this class, whose families amounted to 46 souls, were selected; but at the last moment all except five failed to come forward, and it was then too late to replace them with others of the same class.

The vessel sailed from Plymouth on the 26th December last for Adelaide, with 119 emigrants, equal to 101½ statute adults. The contract price to be paid to the ship owner was 14*l.* 15*s.* per statute adult. Besides this sum there were the usual charges for gratuities and miscellaneous disbursements; but the total cost of these emigrants to the colony, taking into account the contributions from the emigrants above mentioned, will, it is believed, not exceed 15*l.* per statute adult.

NEW ZEALAND.

Sales of Land. The total amount realized from sales of lands between the 22nd November, 1842, and 30th September, 1843, was 3928*l.* 16*s.* 10½*d.* We regret to state that the land returns from this colony are unavoidably incomplete, and supply very little information, owing to a fire that destroyed the public offices in which the necessary documents to make up these returns were consumed.

Committee of the House of Commons in 1844. Into the affairs of New Zealand an inquiry took place last year before a Committee of the House of Commons, whose Report was printed for Parliament towards the close of the Session; and your Lordship's instructions to the Governor on the subjects to which the Report referred have been laid before Parliament this Session.

Parliamentary Papers, No. 131 of 1845. Proceeding to the other chief matters affecting lands, which have occurred during the year, we will commence with Captain Fitz Roy's Despatch of 15th April last, being the earliest Report of his proceedings after arriving in the colony.

Measures of Captain Fitz Roy in regard to Land. There were five topics alluded to in it that referred to questions relating to land, which seemed to call for a Report from this Board.

1. The adjustment made between the New Zealand Company and the natives, in order to complete the land purchases by the former.

2. The measures taken by the Governor to provide more land for the New Zealand Company.

3. The proceedings adopted by the Governor with a view to expedite the business of the land department.

4. The regulations issued for enabling parties to exchange lands in remote situations for lands nearer Auckland.

5. The regulations permitting, under certain restrictions, purchases to be made by Europeans direct from the natives.

On visiting Wellington in 1844, Captain Fitz Roy held a conference with Colonel Wakefield, and agreed with him as to the manner in which the Company might compensate the natives for any claim on their part to land which had been surveyed, and given out for selection by the Company's settlers in the Port Nicholson district. Mr. Spain was called upon to determine the amount to be paid by the Company, Mr. Clarke, the Protector of Aborigines being named to act on behalf of the natives, and Colonel Wakefield on behalf of the Company.

On the 23rd of February, the natives were assembled to receive the first payment of the compensation, awarded by Mr. Spain, amounting to 739*l.*, in final settlement of all claims against the Company for lands about "Te Aro."

With this sum the natives were at first dissatisfied, but after an interval of two days, the Governor remaining firm, and being about to sail for Auckland, they accepted it, and the money was distributed amongst four tribes without any disturbance.

Whilst he was at Wellington, the Governor finding the Company would have a difficulty in providing land for the Scotch settlement then expected shortly to arrive, and having no funds available to purchase land from the natives, determined to waive entirely in favour of the Company, the Crown's right of preemption over 150,000 acres in the Middle Island or New Munster. He appointed, however, Mr. Symonds to superintend the purchase from the natives by the Company's agent, and watch it on the part of the Government, thus giving an official sanction to the transaction. In authorizing this purchase, Captain Fitz Roy dispensed with all regularity of figure in the tract to be purchased.

Besides this purchase, Captain Fitz Roy authorized the Company's agent to make others of greater extent consisting of tracts 'to the extent of not more than 150,000 acres of available land, without regard to figure or continuity of blocks, in or near Wairarapa or Wydeross Valley, in the neighbourhood of Port Nicholson; and of not more than 250,000 acres in other places, within the limits claimed by the New Zealand Company, under Mr. Pennington's award.' These latter purchases were to be superintended by Mr. Spain, and the principal reason assigned by the Governor for assenting to them was that they were to enable the New Zealand Company to locate their settlers to whom land had been sold in this country.

The conditions annexed to the purchase were, that all existing relations between the Government and the Company should be preserved, except as far as specially altered by the present arrangement; that the land when purchased should be considered to be in lieu of the same quantity of land claimed by the Company elsewhere, to which they may prove a valid title, and that the Company should survey the land at their expense, both for any interior subdivisions, and also as to its exterior boundaries.

The additional facilities of purchase conferred on the Company by this measure were extensive, but the Governor being on the spot, and having the best means of observation himself, and of obtaining information from others, considered them necessary. Had the measure been accompanied by requiring an adherence to existing regulations, as to the size and shape of the blocks, it is not improbable that the concession on the part of the Crown might have been neutralized, as Captain Fitz Roy mentions, among other obstacles to the acquisition of land in uniform and continuous blocks, that the natives will not part with particular spots to which they are attached. Captain Fitz Roy's measure, therefore, was sanctioned by your Lordship retrospectively, although certain precautions and limitations were suggested as to any future transaction of the same kind.

In the same despatch the Governor expressed his disapproval of the little progress made in the business of the Land Department, and stated that he had formed, without extra expense, a land office, in connection with the Surveyor General's Department. He had also appointed Mr. Fitzgerald to be a Commissioner of Land Claims in consequence of Major Richmond's appointment to be Superintendent of the Southern Division of New Zealand. These measures were approved, but your Lordship further instructed the Governor, that if the delay in the Land Department were attributable to any remissness on the part

Establishment of a
Land Office.

of the officers of Government, he should not fail to make known to the parties the serious light in which the Government look upon such a dereliction of an important duty.

Exchanges of Land
in remote Districts
for Land near
Auckland.]

Captain Fitz Roy had also made arrangements to enable parties substantiating claims to land in remote parts of the colony, to exchange it for land near Auckland, equal in value, though not similar in extent. The quantity of land in the neighbourhood of Auckland, at the disposal of Government, was stated to be but small, whilst there were many persons desirous of obtaining it in exchange for the tracts to which they have a claim elsewhere, and the New Zealand Company was also entitled by a recent arrangement to select lands in this district.

The plan adopted was as follows:—The sale by auction of the Government land is to continue, but parties seeking an exchange must register some time previously, an application specifying all particulars of the land tendered in exchange, which is to be surveyed and valued by the Government surveyor; and if the title be good, the owner may receive at the Colonial Treasury transferable orders for land, computed at 1*l.* per acre, equivalent to the value of his remote lots. These orders are to be received by Government as valid payment for an equal amount due to the Crown for land bought at public auction. For the accommodation of claimants whose cases might not be determined before the earlier sales in the course of 1844, a certain quantity of each description of lots at Auckland was to be reserved from sale until the end of that year.

The effect of this measure is expected to be the acquisition, by the Government, of considerable tracts in remote parts, in lieu of a small quantity of choice land near Auckland. Part of these tracts it is proposed to grant to the trustees of native reserves, and eventually to sell the rest.

Purchases of Land
by Europeans,
direct from the
Natives. .

The last subject alluded to in the Governor's Despatch, which we shall have to notice, is that which relates to the question of allowing Europeans to purchase land direct from the natives. It appears that the latter had become loud in their demands to be permitted to sell lands, urging the injustice of the Government in refusing either to buy of them, or to permit them to sell to others; and that they had offered land to the Government, but the Government having neither money nor credit, could not purchase.

Under these circumstances Captain Fitz Roy, waiving the Crown's right of pre-emption, passed some regulations in Council establishing, under certain restrictions, a regular system of purchase by individuals direct from the natives.

The Regulations are dated 26th March, 1844, and were issued upon the Governor's return to Auckland, after the arrangement above described with the Company. He held a meeting with the native chiefs, at which he explained the Regulations to them, and they expressed themselves well satisfied.

In substance the principal Rules are as follows:—

Applications are to be sent in to Government by parties desirous of purchasing, in which the particulars of the proposed purchase must be accurately stated. In deciding upon the application, the Governor is to be guided by the public welfare and that of the natives; and he will not grant his permission in respect of any paha, burial grounds, cultivated lands, or lands in present use, however willing the owners may be to part with them, nor in respect of a particular district north of the Tamaki road, reserved exclusively for the natives. One-tenth also of all lands thus purchased, is to be reserved for the benefit of the natives. The applicants will have to pay to the Crown 4*s.* per acre on nine-tenths of the land, upon receiving the consent of the Government to waive the Crown's right of pre-emption; and on the issuing of the grant (after an interval of at least 12 months), a further payment will be required of 6*s.* per acre in ready money, together making the sum of 10*s.* per acre as a contribution to the land fund, and for the general purposes of Government. The survey of the lands is to be made at the expense of the applicants, but by persons approved by the local government; and the right of constructing public roads through the land will be reserved to the Crown, subject to compensation to the owners in other lands.

The Governor reported that under these Regulations about 600 acres of land had been sold in lots varying from 3 to 50 acres each, at about 1*l.* per acre, in addition to the amounts paid to Government; and that the total cost of the land to the purchasers was about 35*s.* per acre, the fee to the Crown being 10*s.* The remaining 5*s.* were probably for surveys, and other incidental expenses.

It would be out of place for us here to review the arguments that have been

advanced to justify this measure which has now received your Lordship's sanction; they are fully set forth in your Despatch to Captain Fitz Roy, of the 30th November, 1844, to which we would beg to refer, as containing the reasons to support this decision.

Parliamentary Papers, No. 131 of 1845.

The next subject connected with the colony which appears to deserve notice is the Nanto Bordelaise Company, a society formed in France, and having a settlement at Banks's Peninsula, on the east coast of the Middle Island.

Nanto Bordelaise Company.

The Report on their claims by the Commissioners in the colony, after hearing the Company's Agent, M. Belligny, who appeared to prove their purchase from the natives, was forwarded to your Lordship in Mr. Shortland's Despatch of the 15th November, 1843. In the course of last year M. Maillères visited this country as the accredited agent of the majority of the Company, prepared to substantiate their expenditure upon the settlement. We received instructions from your Lordship to examine the accounts, and on the 8th of November last we reported that an expenditure of 10,542*l.* on the part of the Company had been proved to our satisfaction. The sum claimed to have been expended was 35,950*l.* M. Maillères subsequently produced further proof of an additional sum of 1143*l.*, making a total outlay by the Company of 11,685*l.* It is possible that a larger sum could be proved to have been expended, but not without referring to the colony; a delay which the Agent informed us that he was unwilling to incur, intimating, at the same time, that he would not tender any further evidence in support of the Company's expenditure. With the investigation of the Company's accounts, the duty assigned to us by your Lordship terminated.

It is right we should notice the negotiation with Mr. Rennie, to provide for the Scotch settlement of New Edinburgh.

The New Edinburgh Settlement.

After several interviews with this gentleman, the arrangement to which your Lordship expressed yourself prepared to assent on behalf of the Government, was communicated to him in a memorandum, the particulars of which, as it is printed in the Appendix, it would be superfluous that we should recapitulate. It is only necessary to add that your Lordship's offer was declined, and that the settlers were not despatched.

Appendix No. 7.

The number of persons who left the United Kingdom for New Zealand during the last two years is stated in the Returns to have been as follows:—

Immigration.

1843	.	.	.	343
1844	.	.	.	68

To the last mentioned number, however, some addition might be made on account of emigrants in vessels which did not sail under the Passengers' Act.

NORTH AMERICAN COLONIES.

CANADA.

We have elicited from the Land Returns sent home from this colony for the years 1842 and 1843, the following particulars of sales, which we have found it convenient to place in a tabular form:—

Land.

	Farm Lots.			Town Lots.		Park Lots.		Mill Reserves.		Total Amount realized.
	No.	Extent.	Average price per Acre.	No.	Average price each.	No.	Average price.	No.	Average price per Acre.	
1842	178	22,015	s. d. 6 6	39	£. s. d. 32 8 1	2	£. s. d. 20 0 0	..	£. s. d. ..	£. s. d. 9,270 2 1
1843	462	47,100	7 5	791	9 15 7½	22	13 18 7½	1	25 0 0	26,160 5 3

The remissions allowed of purchase money were as follows:—

Remissions.		
No.	Total Amount.	Average in each Case.
	£. s. d.	£. s. d.
14	2,219 3 0	158 10 3
34	6,286 5 6	184 17 9

In 1842, 266,492 acres were surveyed, at an average cost of $5\frac{1}{8}d.$ per acre; in 1843, 120,540 acres, at an average cost of $9\frac{3}{8}d.$ per acre.

The amount of land held on quit rent in 1842 (and which was granted before 1st January, 1834), was 93,677 acres. The amount of rent received was 377*l.* 2*s.* 7*d.*, while there was an arrear amounting to 8869*l.* 14*s.*, of which it was stated that little can be recovered.

In 1843 the extent of quit rent was 93,577 acres; the amount received, 90*l.* 3*s.* 10*d.*, and the total arrear, 10,105*l.* 19*s.* 3*d.*

The free grants have been as follows:—

	Canada, East.		Canada, West.		Totals.	
	Grants.	Acres.	Grants.	Acres.	Grants.	Acres.
1842	30	5,057	356	52,600 $\frac{1}{2}$	386	57,657 $\frac{1}{2}$
1843	21	3,286	334	43,487	355	46,773
Totals .	51	8,343	690	96,087 $\frac{1}{2}$	741	104,430 $\frac{1}{2}$

It is explained in the returns sent home from the colony, that these grants consist of lands located before the enactment of the present law regulating the disposal of land in Canada, and that no free grants are now made except to settlers on certain new lines of road in remote sections of the province, a measure already noticed in our Report for 1843.

Immigration.

The number of immigrants who arrived in Canada, by the St. Lawrence, in 1844, was 20,142, of whom 579 were cabin passengers. The subjoined table shows the proportion who arrived direct from the United Kingdom, and elsewhere, in 1843 and 1844.

	1843.	1844.
England	6,499	7,426
Ireland	9,728	9,498
Scotland	5,006	2,174
Lower Ports	494	217
Children under 1	Not distinguished.	827
Total	21,727	20,142

4920 is the number returned to the agent as having immigrated from the United States; but this is reported to be, in all probability, considerably short of the actual numbers, whilst the number who passed over to the United States is considered to have been under 2000; leaving a clear immigration into the province, during the year, of about 23,000 in all.

We think it will be deemed proper to present Mr. Buchanan's Report to Parliament; but we consider it so desirable that parties intending to settle in the colony should have ready access to the information it supplies, as to the demand for labour and the advantages to be obtained in particular locations, that we have inserted some extracts in the Appendix. We are happy to add, that this has been much facilitated by the early period at which Mr. Buchanan transmitted his Report.

Nos. 8 and 9.

The immigration, in 1844, appears, from the document, to have been, on the whole, of a superior character; a large number of immigrants having arrived with capital, varying in amount from 500*l.* to 1500*l.* each. The total expenditure on the relief of destitute immigrants was 4369*l.* 13*s.* currency, and for agency 1721*l.* The former amount shows the large decrease of 1900*l.* currency on the expenditure of the previous year, a saving chiefly attributable to an improvement in the measures taken for forwarding destitute immigrants to the upper province.

There was an increase in the mortality during the voyage, from rather more than three-tenths to rather more than four-tenths per cent.; attributed to the unfavourable state of the weather, and an increase in the average length of

passage, which was not less than 46½ days, being somewhat longer than in the preceding year.

The Passengers' Act is reported to have worked beneficially. The few breaches of this statute during the year are noticed under a separate head. We think it right to draw attention to the number of vessels that arrived with emigrants, but which, not carrying so many as 30, did not come within the operation of the Act. Of 222 vessels which arrived with emigrants, 113 only came within the Act, and 109, not having 30 passengers on board when clearing outwards, altogether escaped supervision.

There was one case of shipwreck, that of the "Sir George Prevost," off Cape Breton. Fortunately it was unattended with any loss of life.

It is satisfactory to observe that none of the industriously disposed have remained unprovided with work, at the same time provisions and necessaries of all kinds are reported to be plentiful. The agent points out the advantages to the immigrants of their arriving early in the year.

For any further information respecting this immigration we would beg leave to refer to the extracts from Mr. Buchanan's Report, printed in our Appendix, and to the document itself, whenever it may be presented to Parliament.

From the returns sent home last year, we perceive that there was reason to believe that the vote in aid of destitute immigrants arriving in the colony had the effect of greatly increasing the number of those who, although assisted to emigrate, were not supplied with sufficient means to carry them on in search of employment after arriving in the colony; and we were, therefore, unable to concur in a recommendation received from the province, that the sum borne on the Parliamentary estimate for the year ending 31st March, 1845, should be increased to 3000*l.*, and it was accordingly reduced to 2000*l.* The expenditure in the colony under this head having decreased during the last season, and there being a large balance in hand for the present year, it has been thought sufficient to place a sum of 1000*l.* only on the estimate for the year ending 31st March, 1846.

We were glad to receive an intimation from your Lordship, that the Customs Department in Canada had been instructed to exempt from payment of duties household goods, and other necessaries which immigrants may carry with them for their own use; and we have taken steps to make this regulation publicly known at the principal ports of the United Kingdom.

NEW BRUNSWICK.

No returns have yet been received showing the land sales.

Land.

An Act has been passed restraining the operation of so much of the Civil List Act as prohibits the sale of any Crown land except by public auction. This Act has been confirmed; and the regulations founded on it, for the disposal of timber and lumber, have received your Lordship's sanction.

We have had occasion, however, in former Reports, to advert to the measures adopted by Sir William Colebrooke, for disposing of Crown lands on credit; and this measure has been the subject of much correspondence between your Lordship and the Governor. The many practical objections to the plan, and the danger which seemed involved in it, of renewing the old evils which have proved injurious in some of the North American Colonies, induced your Lordship to disallow the regulations which the Governor had framed on the subject, in May, 1843. He has since forwarded to this country a Report of his Executive Council, and also an Address of the House of Assembly, strongly advocating a further trial of the scheme. Considering the weight which attaches to the experience of the highest colonial authorities in the matter, and the fact that the plan is supported by the Assembly to whom the Crown has now surrendered its interest in the land revenue, your Lordship, without finally deciding upon the measure, has agreed to its being tried simply as an experiment. The Governor has also been authorized to reduce the size of the allotments from 100 to 50 acres.

An Act has been passed authorizing the appointment of Receivers of Land Revenue. Upon the objections to allowing debts to be contracted on the purchase of Crown land we have often expressed our opinions, and will merely state here, that having been incurred the present Act appeared, well adapted to facilitate their recovery.

Immigration.

The number of emigrants from the United Kingdom to New Brunswick during the last two years has been as follows:—

1843 . . .	987
1844 . . .	2489

An Act repealing the levying of double head-money hitherto imposed on vessels carrying passengers, but not sailing under the sanction of an officer of Government, has been allowed. The protection it was meant to afford appeared no longer necessary, since the Imperial Passengers' Act now provides for the proper inspection of vessels.

With regard to the demand for labour, it is satisfactory to perceive by the latest accounts that the local officers consider that there is a good prospect of employment for agricultural labourers.

The immigration into the province from all parts, during the year 1844, was 2605.

NOVA SCOTIA AND CAPE BRETON.

The number of emigrants who arrived from the United Kingdom during the last two years was as follows:—

1843 . . .	1203
1844 . . .	747

PRINCE EDWARD'S ISLAND.

The number of emigrants from the United Kingdom to this colony during the last two years has been as follows:—

1843 . . .	528
1844 . . .	257

NEWFOUNDLAND.

An Act, which was passed in April last, for regulating the disposal of the Crown lands, provides for their sale by auction at not less than 2*s.* per acre, but gives the Governor a power of selling, without competition, such lands as have previously been exposed to auction. We had occasion to draw your Lordship's attention to the clauses enabling the Governor to make free grants, and to some other of the more detailed provisions of the Act, and we believe instructions have been sent to the effect that an amended Bill should be prepared for the consideration of the Legislature.

Two sales of land have been reported under the new system. At the first rather more than 370 acres were sold by auction, realizing 30*l.* 15*s.* 6*d.*, the highest price being 84*s.*, the lowest 8*s.*; the average, therefore, amounted to nearly 20*s.* per acre.

The extent disposed of at the second sales has not been reported, but the price realized is stated to have been fully equal to that obtained at the first sales. The Governor mentions that the purchasers were chiefly farmers, and persons deriving their support from agricultural pursuits; and that many of the lots purchased were situated at a considerable distance from St. John's, and not all close to the newly constructed roads; a fact which indicates that the prices obtained at these sales were not owing to any peculiar advantages of locality.

We think it will be desirable that the Governor should bear these facts in mind, in naming from time to time the upset price to be placed upon lots offered to sale.

The number of emigrants from the United Kingdom to this colony during the last two years was as follows:—

1843 . . .	448
1844 . . .	684

PASSENGERS' ACT.

The prosecutions under the Act during the year have not been either numerous or of an important character. Its beneficial operation, however, has been acknowledged by the Government Emigration Agent at Quebec, who reports the vessels that reached Canada in the course of the last season to have been generally well supplied with provisions and water, and the conduct of the masters to have been considerate and just. He mentions that in three cases only complaints against masters of vessels had been made to him by the passengers. In one of them he obtained compensation. In another he commenced

legal proceedings, in consequence of the inferior quality of the biscuit on board; but the passengers subsequently refused to give evidence against the master, owing to his kindness and attention during the passage. In the third, the complaint originated in a short allowance of water, to which it had been found necessary to resort in consequence of the length of the voyage—(64 days), and in consequence of some of the water casks having become leaky from improper stowage. Mr. Buchanan mentions five other cases in which prosecutions had been instituted by the Government officers at Quebec, in all of which the number of passengers exceeded that allowed by law, and the following penalties, amounting on the whole to 165*l.*, were enforced by the Collector of Customs. Brig “Derwent,” from Belfast, 20*l.* Brig “Constitution,” from Belmullet, 30*l.* Brig “Queen Victoria,” from Sligo, 75*l.* Bark “Manchester,” from Londonderry, 20*l.* Bark “Lord Seaton,” from Liverpool, 20*l.* The “Queen Victoria” had 15 passengers in excess; 5 being from an incorrect entry of the children’s ages, and the remaining 10 having been entered by the master on his list, and cleared at the Custom House as cabin passengers, although they occupied the steerage.

One case occurred at St. John’s, New Brunswick, in which the master of the ship was fined 10*l.* and costs, for not making daily issues of water as required by the Act.

The following prosecutions have been instituted by the Government Emigration Agents in the United Kingdom since the last General Report.

At Liverpool, James S. Holmes, for acting as a passage broker without a license, was ordered to return the passage money, amounting to 7*l.*, and fined 20*s.* with costs.

At Dublin, George Wildridge having in two cases received money for passages in vessels that had sailed previously, compensation, amounting to 13*l.* 10*s.*, was made to the complainants. In a third instance, a small overcharge for luggage was returned by the same broker. At the same port, Denis Delaney, after inquiry before the magistrates, returned a small sum which had been paid to him by mistake.

At Belfast, John H. Shaw, convicted of engaging passages under false pretences, and obtaining money for them, was ordered to return 25*s.* deposit, and fined 5*l.* in one case, and in another to pay 13*s.* for subsistence. The same individual, being again convicted of a similar offence, was ordered to return the money, amounting to 7*l.* 10*s.*, and was fined in two penalties of 5*l.* each, and his license declared to be forfeited. He has since absconded.

Besides the penalties incurred under the Act, small differences between passage-brokers and passengers have been settled by the agency of the Government officers, in the same manner as explained in the last General Report; and a variety of small payments, amounting in the whole to the following sums, have been recovered for the passengers:—At Liverpool, 75*l.*; Dublin, 14*l.* 12*s.* 8*d.*; Belfast, 14*l.* 13*s.* 6*d.*; and Londonderry, 6*l.* 5*s.* At Liverpool, also, upwards of 1000*l.* has been paid by brokers during the year, to passengers, for their subsistence in cases of the ship’s detention.

In our last Report we noticed the case of Matthew Somerville, who had been convicted of fraudulent practices under the Act, and against whom a warrant for his imprisonment had been issued. Before, however, it could be executed, Somerville appealed successively to the Court of Justiciary and the Court of Session (the supreme civil tribunal in Scotland); but, failing in both instances, he has since undergone his term of imprisonment in the gaol of Glasgow.

This being the first prosecution in Scotland, under the Passengers’ Act, we felt very strongly the importance of resisting Somerville’s attempt to obtain a reversal of the magistrates’ decision. The measures adopted with this view have, we regret to say, been unavoidably attended with considerable expense; which, however, we felt to be justified by the necessity of establishing the successful working of the Act.

It is scarcely necessary to remark that the small amount of the fines inflicted under the Act does not constitute a measure of the good it has effected, but rather affords ground for satisfaction that a statute, confessedly more stringent than those by which it was preceded, has been brought into practical operation without a greater necessity for enforcing its penal clauses.

Having given this summary of proceedings respecting the Passengers’ Act, it is right we should mention that many complaints have been received from

rates of wages to agricultural labourers at the Mauritius would be five rupees per mensem for the men, and three for women, exclusive of food, clothing, and lodging.

We regret to state, that in two vessels, considerable mortality appears to have occurred amongst emigrants on the return passage, from the Mauritius to India. The brig "Watkins" of 236 tons, sailed in November, 1843, with 149 passengers for Calcutta, and lost no less than 44 persons, of whom one was the master. The voyage lasted 74 days. The "Baboo," apparently a barque of 423 tons, sailed with 270 passengers for Madras and Calcutta, of whom 16 died. The evidence on the dimensions of the vessels is not complete; but we are inclined to think that both carried a greater number of passengers than was desirable. In the "Baboo," the treatment of the passengers is said to have been praiseworthy throughout, and much of the sickness is ascribed by Sir William Gomm to the unhealthy state of the island when the ship sailed. In the "Watkins," it is not denied, that the ventilation was defective, and it is admitted, that the passengers did not receive their full supply of water. The passage was unusually long. As the "Watkins" conveyed passengers to Calcutta at the cost of the Government, and as a clause in the Charter Party provides that one moiety of the passage money shall be kept back until the arrival of the people, and be subject to forfeiture if the authorities are not satisfied with their treatment, the Indian Government withheld this payment in respect of the parties sent to Calcutta in this vessel. We hope, that in future, the Passengers' Act, which will have been brought into operation at Mauritius since the sailing of the above-mentioned vessel, may preclude the recurrence of similar cases.

"Watkins" and
"Baboo."

Since our last Report, returns have been received to the 30th September, 1844.

Progress of the Im-
migration.

From the commencement (in January, 1843,) of the bounty immigration under the Order in Council, of 15th January, 1842, to its conclusion in March, 1844, there arrived 200 ships with the following immigrants:—

	Males.	Females.	Children.	Total.
Indians	34,339	4,530	1,449	40,318
Chinese, &c.	838	..	..	838
Total	35,177	4,580	1,449	41,156

On the whole immigration, the number of deaths on the voyage was 422, and of deaths in hospital after arrival, 152.

In the first six months to September, 1844, from the commencement of the immigration under the plan of collecting and despatching the people from India by Government officers alone, ten ships had arrived, conveying—

	Males.	Females.	Children.	Total.
Indians	1,985	355	203	2,493

The deaths on the voyage were 58 in number, and in hospital after arrival, 2.

It will thus be seen, that in a year and three quarters, nearly 44,000 immigrants had been introduced into the colony. Although circumstances at first retarded the rate at which emigrants could be furnished under the new system, Mr. Caird has assured the Governor, that before the expiration of the year, he can transmit, without difficulty, the whole number of 6000. Latterly, also, the arrivals had much increased.

A superiority is stated to have been observable in the immigrants under the new plan, and upon the first parties who arrived, the cost of introduction was reduced from 7*l.* to 5*l.* 5*s.* per head.

We observe, that in a reply of the Governor, dated the 19th March, 1844, to an address from the unofficial members of council, he estimated the total numerical amount at that time of Indian agricultural labourers of all descrip-

tions in the colony, at fully 50,000 persons. Of this number, 40,000 have arrived since the recommencement of immigration in 1843.

Mortality.

During the spring and summer of 1844, there was a large mortality among the Indians after entering into service. From the commencement of the bounty system to the end of March, 1844, when it ceased, and the existing regulations came into operation, out of 41,156 people who had arrived, there were 1245 deaths. In the first quarter of 1844 the deaths amounted to 692; in the second, 922; and in the third, 671.

Measures of Local Authorities.

In consequence of this mortality, the attention of the local Legislature had been drawn to the subject of the labourers' wages, their diet, lodging, and hospital treatment, and Sir William Gomm anticipates much good will ensue from the precautionary measures adopted. The question of establishing district hospitals, was, at the date of the last Despatches, under the consideration of the local authorities. It is satisfactory to know, that in the last quarter for which there are returns, not only had the whole mortality decreased, as above shown, but that the decrease was progressive and becoming more rapid. The deaths were in—

July	727
August	237
September	157

Nature of Disease.

Dysentery seems to have been the principal complaint, but epidemic or bilious remittent fever appears to have been also very prevalent. The sickness was attributed in Mauritius partly to the original ineligibility of some of the Indians, whose constitutions are stated to be naturally delicate, and to their great bodily exertion and intemperance at the Mahometan and Hindoo festivals. It has also been stated, that the religious prejudices of the Hindoos interfere with their eating food cooked on board, and that, consequently, they are landed in a state of debility from the want of proper nourishment, and are extremely susceptible of disease.

Sickness not confined to the Indians.

But the chief cause of the sickness appears to have been a long continuance of unhealthy weather, which had also materially affected the health of the white population. At Port Louis, for instance, the Governor mentions, that in the first three months of 1844, the deaths were 884, the births only 320. It is distinctly stated, that there are not in the island any local causes of unhealthiness such as swamps, or marshy grounds, or the presence of any visible agency that could generate malaria.

No local causes of unhealthiness.

General conduct of Labourers and Indian Immigrants.

The conduct of the labouring population in the Mauritius was brought under your Lordship's notice in the early part of last year, by a Report in which the Governor stated that the Christmas holidays of 1843 had passed over with unusual moderation on the part of these classes; and that an equally favourable account could be given of the Indian immigrants during the Mahometan festival Yamse. Notwithstanding the great numbers of Indians introduced into the colony, no breach of order of any consequence had occurred among them, nor had any undue extension taken place of their festivities.

Mode of engaging their services.

Some difficulties have arisen on the manner in which parties should have an opportunity of forming engagements with immigrants on their arrival in the Mauritius. At first it appears that practically all the engagements were made through the intervention of the resident Sirdars, but that this was put an end to on account of the abuses it was found to engender. Instead of it, arrangements have been made for admitting Europeans to treat directly with the immigrants, but confining this admission to the actual cultivators of estates, "or their *bonâ fide* representatives." Houses of agency have not been admitted under this latter term, because of a difficulty which is said to have been experienced in applying their intervention with fairness; but some complaints have in consequence been made in England. We must confess, that if the attendance of the proprietor of an estate himself be required on each occasion that he may wish to hire labourers, this would appear to us a hardship. But if it may be inferred from the expression, "or their *bonâ fide* representatives," that the attendance of a party actually attached to, or resident on each separate estate, will suffice, the plan would no longer be open to the same objection; and we can imagine advantages that may result from a direct communication at the time of engagement, between the labourers and the person who is to be immediately over them during their period of service.

We understand that your Lordship has forwarded to Sir William Gomm the various representations which have been received upon this subject, requesting him to take them into consideration, and endeavour to remove every ground of complaint which may admit of remedy, and to report on the subject generally.

IMMIGRATION INTO THE WEST INDIES.

Considering the great efforts which have been made in the West Indies to procure an adequate supply of labour by the immigration of free people, we are anxious to present, in a convenient shape, a general view of the measures which have been adopted on the subject.

FROM AFRICA TO THE WEST INDIES.

Towards the end of 1842, the emigration from Africa seemed to have come to an end. It was proposed, therefore, by the representatives of the West India body in this country, that in order to inspire confidence, the Government should employ transports of its own, which should be kept permanently sailing between Sierra Leone and the West Indies, thus securing a certain communication both ways, giving greater facilities for sending coloured delegates from the West Indies to explain the advantages of those colonies, and also for giving a free passage back, after a certain period, to any immigrants who might wish to return to their own country. Three transports were accordingly engaged early in 1843; one for each of the colonies of Jamaica, British Guiana, and Trinidad, and in April they made their first voyage from Sierra Leone. They have since made five voyages. The number of people they obtained at first was very inconsiderable, but it has increased. And we are glad that the respective Governors have, for the present, continued the employment of these vessels, as it would be obviously undesirable that an experiment begun at so much expense, and of which the success might lead to such important results, should be lightly abandoned.

Employment of Transports.

The subjoined table exhibits the number of emigrants conveyed by the Transports from Sierra Leone up to the latest date to which we have information. These numbers are, of course, exclusive of African delegates returning to the West Indies, and of any other occasional passengers who may have been allowed a free passage by the Governors:—

The Numbers they have conveyed.

	"Glen Huntley," Jamaica.			"Arabian," British Guiana.			"Senator," Trinidad.			Grand Total.
	Adults.	Children.	Total.	Adults.	Children.	Total.	Adults.	Children.	Total.	
First Voyage . . .	..	85	85	..	32	32	2	31	33	150
Second Voyage . . .	61	85	146	31	18	49	86	14	100	295
Third Voyage . . .	90	28	118	103	1	104	109	8	117	339
Fourth Voyage . . .	107	114	221	Not distinguished		26	66	28	94	341
Fifth Voyage . . .	No return		..	ditto		240	132	22	154	394
Totals . . .	258	312	570	..	..	451	395	103	498	1519

As regards the health of the people on the passage, we are happy to be able to state that these vessels have continued singularly exempt from any mortality among the passengers. Of 14 voyages in all which are recorded in the above table, 10 were made without the occurrence of a single casualty; and in the remaining four, the whole number of deaths on board or in quarantine amounted only to 11. This result is perhaps rendered the more striking, when it is considered that in two of the passages small-pox broke out among the people, and yet in the one of these cases where the greatest loss was suffered, the deaths only amounted to four on the voyage itself, and three in quarantine.

Health of the People on the Passage, and Vaccination.

Having thus alluded to the subject of small-pox, it may be proper to repeat the statement in our last General Report, that vaccination has been tried on every voyage of the transports, although, generally speaking, with very little success. How far this was owing to unavoidable defects in the lymph after it had been kept for a certain time and in a tropical climate, or how far to peculiarities in the African constitution, are points on which it would be misplaced in us to offer a positive opinion. We mentioned, however, in our last Annual Report, that in some cases on board the "Arabian," in which the vaccine matter had been recently obtained in the colony and not sent out from this country,

the operation had been successful. And we now observe that the same result has been attained on the 4th voyage of the "Senator." The surgeon having been able, before quitting Sierra Leone, to get five infants vaccinated from a living subject, he ultimately succeeded in producing cow-pox in all the emigrants who had not previously had the small-pox. To effect this end much perseverance was necessary, for it appears that in some cases the operation had to be performed five or six times.

The Lieutenants of the Navy in the Transports relieved.

The continuance of lieutenants of the navy on board of the transports, in addition to the surgeons appointed by Government, has been judged inexpedient, and measures are about to be taken to relieve the former officers on the vessels next reaching the West Indies, thus placing the people under the entire care and control of the surgeon, in the same manner as on board transports from this country.

Proposed Visit to the Gambia.

In consequence of the earnest wish of some of the parties interested in Trinidad that a further attempt should be made to ascertain the practicability of obtaining emigrants from the Gambia, your Lordship authorized another visit by the "Senator" to that settlement, but it again proved unsuccessful.

Restrictions which have been removed.

Proceeding now to the question of the emigration generally, and of its small extent, we may observe, that wherever any restriction which could with propriety be dispensed with has been pointed out, it has been removed. We had occasion to mention in our last Report that the prohibition of small payments to or on behalf of the emigrants before they embark had been relinquished, because it was considered that whether for the discharge of small debts, or of providing outfit, no poor persons could embark from any country for a long voyage without some pecuniary assistance.

The regulation that there must be a fixed proportion of females has now been also abolished as being uncalled for in an emigration, as yet of very limited amount, to countries where there exists no previous deficiency in the proportion of females to the whole population, and in which it is doubtful to what extent the new emigrants will permanently remain. These, and some other weighty reasons in favour of dispensing with the restrictions, are stated in the Despatches of the Governors of Jamaica and Guiana, of which, for the sake of more ready reference, we place the principal passages in the Appendix.

Appendix Nos. 10 and 11.

The rule requiring six weeks' residence in the colony of Sierra Leone before any Africans could embark, except such as were liberated from captured vessels, must obviously have rendered it impossible for any Africans who were not permanent inhabitants of the colony, to emigrate; for any others would have no means of subsisting themselves within its limits, during the required period of six weeks. This rule has been rescinded in consequence of the decided opinion of the Governor of Sierra Leone that it was unnecessary, since no proceeding bearing a resemblance to kidnapping had ever been brought to his knowledge, and as he also considered that no exercise of any undue influence to induce persons to emigrate could possibly be used under the present regulations. The Governor's statement on the subject is placed in the Appendix.

Appendix No. 12.

General Causes of small Emigration from Sierra Leone. Reports of Messrs. Butts and Guppy.

But however proper it may have been to remove any restrictions which experience may have shown to be unnecessary, we apprehend that, after the Reports to which we are about to allude, no doubt can remain that the limited amount of emigration from Sierra Leone is attributable to general causes beyond the control of legislative or executive interference, and therefore entirely irrespective of any regulations that may have been in force. The Governors of British Guiana and of Trinidad respectively, deputed Mr. Butts from the former colony, and Mr. Guppy from the latter, to visit Sierra Leone, and inquire into the circumstances which rendered the emigration from thence so limited, and those gentlemen have accordingly made two reports, which are full of interesting information on the description and state of the existing classes of labourers in and around Sierra Leone, and on the general prospects of effecting a large emigration. We have placed in the Appendix some of the most important passages of these documents, of which we believe that entire copies will before long be presented to Parliament, amongst other papers on the subject of coloured emigration.

Appendix Nos. 13 and 14.

Neither of the Commissioners appointed to make these inquiries appears to entertain sanguine hopes of any very extensive or long-continued supply of people from Sierra Leone. They observe, that the employers of labour there have no motive to promote emigration, and many to discourage it, whilst the recently liberated Africans, who are the principal class that would work for

wages, are neither in a position to exercise an independent judgment on the relative advantages of colonies, nor to listen without the utmost suspiciousness to any statement of white men which may be opposed by people of their own race. All persons in Sierra Leone who can possibly command the means, seem to prefer traffic, however small the gain, to manual labour, even with a prospect of larger earnings. Others who are good handicraftsmen still are averse to field labour. On the whole, the conclusion of both gentlemen seems to be that unless some change in the circumstances of the colony should materially diminish the Government expenditure and the circulation of money, no large emigration can be expected. Mr. Guppy thinks that 4000 or 5000 would be a large number to obtain; Mr. Butts fears, "if reliance be placed on receiving an immediate and large influx of immigrants from Africa, that disappointment and loss will ensue."

Notwithstanding the reasons assigned by these gentlemen for not venturing to expect an extensive emigration from Sierra Leone, the condition of the Africans is described as anything but advantageous. Those newly liberated are said to fall into the condition of "drudges" to others who have been fortunate enough to collect some little means of their own; and for them they work either without any wages at all or the most trifling remuneration. Mr. Butts says that the reason why the inhabitants of Sierra Leone are not accustomed to labour, is that they have "heretofore procured apprentices, who by that name worked and were treated as slaves." Mr. Guppy mentions that the ordinary wages of creoles are 4*d.* per diem; and as respects their unprosperous state, these representations are confirmed by the Governor, who mentions in one of his Despatches last year that a large number of recently-liberated Africans, who had been "picked up by the already located liberated Africans, are employed by them altogether as unpaid servants: they are fed scantily, if at all fed, and have no pecuniary allowance whatever."

Under instructions which your Lordship has issued on this subject, the apprenticeship of newly-liberated Africans is done away with, and while all under 12 years of age are reckoned as children, and placed in the schools of the colony, those above 12 years of age are reckoned as adults, and are allowed an option between either emigrating or enlisting in the African corps, or else being left to provide for their own subsistence in the colony. The Despatch of the Governor of Sierra Leone, from which we have above made a quotation, appears to show that there is no danger of the Africans being reduced to destitution by this measure, for he reports in it that a body of 180 male adults having been sent out of the Government depôt in consequence of these directions, the whole of them had at once and peaceably found employment, although on the disadvantageous footing which we have already alluded to.

Turning now from the state of the liberated Africans at Sierra Leone, it may be right briefly to point out some of the papers already before Parliament which offer evidence respecting the benefits they may expect in the West Indies. The Report of the Committee of the House of Commons, which sat in 1842, on the subject of emigration from the West Coast of Africa, contrasts the condition of the negro in Sierra Leone and the West India Colonies. Besides this, we insert in the margin references to parts of former printed papers, which we believe will be found to contain evidence of the thriving state of the labouring population in some of the principal colonies, of their ready access to places of worship and to the means of instruction, and especially of the great care which has been taken for the welfare of a party of juvenile Africans which was introduced in one of the transports in 1843.

Lord Elgin, 26 May, 1843,
Parl. Papers, by Command,
1844, p. 22.
Ditto, 12 Dec., 1843,
Parl. Papers, by
Command, 1844, p. 48.
Gov. Light, 13 May, 1843,
Parl. Papers, 1844, p. 69.
Ditto, 3rd Oct., 1842,
Parl. Papers on Africa, by
Command, 1843, p. 5.

From the various representations we have now referred to, it would seem to follow that the causes which prevent a larger emigration from Sierra Leone are of a general nature, and most of them beyond the control of Government; but that, nevertheless, the situation of the working classes in that colony is very far from advantageous, and that all of them who by fair and just means can be persuaded to resort to the West India Colonies, which have encouraged their immigration, and provided for their care and improvement, are likely greatly to benefit by the change.

FROM INDIA TO THE WEST INDIES.

Viewing the advantages which recent experience had shown to attend the engaging of Coolies in agricultural occupations in the colonies, and the absence

Re-opening of this
Emigration.

Emigration Papers,
West Indies and
Mauritius, by com-
mand, p. 284.

Emigration of
Indian labourers,
No. 284.

Plan upon which it
is to be conducted.

Appendix No. 15.

Appendix No. 16.

Appendix No. 17.

of late of those abuses, the existence of which formerly led to the total prohibition of emigration from India, your Lordship, in a letter to the Commissioners for the affairs of India, dated 29th November, 1843, requested that the opinion of the Governor General and Council might be obtained on the question of allowing emigration from India to the West Indies. And on the 13th May, 1844, the Board of Control transmitted a reply from the Indian Government, explaining on what grounds, and subject to what restrictions, they considered that this emigration might with propriety be renewed. Both the foregoing documents were laid before Parliament last year.

The result has been the removal of the existing prohibition, followed by the adoption of measures to re-open the emigration to the West Indies upon the scheme which is explained in the Memorandum from the Colonial Office, placed in the Appendix.

In compliance with your Lordships' directions, we submitted a draft of some general regulations for conducting the service, and for the guidance of the officers in India (Appendix No. 16), embracing the collection of emigrants, the qualifications requisite in the vessels employed, the surgeons' duties, the arrangements for the voyage, the engagement of shipping, and the transmission of proper periodical reports and correspondence. They also referred to the duties of the protector of emigrants. The financial arrangements were provided for separately.

The requisite laws have been passed by the importing colonies, in order to make provision both for the expense of introducing the Coolies, and also for their passage back at the end of five years.

From Trinidad a set of rules has been sent home, on which we have submitted some observations to your Lordship, and have suggested that the rules, with our remarks, should be sent to the Governors of Jamaica and British Guiana. The papers are inserted in the Appendix.

Mr. Caird, who was acting at Calcutta as the emigration agent for the Mauritius, has been appointed agent at that presidency for the West Indies also, receiving in that capacity an addition of 300*l.* to his previous salary of 1200*l.* per annum. Captain Wilson has been appointed the agent for the West Indies at Madras, with a salary of 1200*l.* But we believe that it is doubtful whether the Indian Government, considering that the emigration is now to take place exclusively through the intervention of public officers, will deem it necessary to appoint a separate protector of emigrants.

The extent to which this emigration might be carried on, in the first instance, was limited, by the instructions to the agents, to 12,500 in the year, viz. :—

To Jamaica . . .	5000
British Guiana .	5000
Trinidad . . .	2500

Recent Reports.

By the Act passed by the Indian Government for regulating this emigration the ships employed in the service may only sail from Calcutta, Madras, or Bombay, between the 30th of September and the 1st of March; and as it was late in the year when the measure was sanctioned, it seems improbable that the agents will be able to collect many emigrants before the close of the season in March, 1845. Captain Wilson will most likely not be able to send any from Madras. The Government had not yet completed its regulations at the date of the latest Reports. From Calcutta Mr. Caird, may be expected to despatch a few vessels with emigrants before the first season came to an end. Both agents report a great difficulty in procuring shipping to the West Indies.

FROM OTHER PLACES.

Captured Negroes
no longer taken to
this Station.

St. Helena.—We understand that the establishment for liberated Africans at St. Helena has been broken up, and that no more captured vessels are expected to be taken into that island, unless under accidental and peculiar circumstances. We therefore suggested last year that the salary allotted to an agent for the West India Colonies at St. Helena should be discontinued, and that if any unforeseen occasion should arise of despatching a party of people to those colonies, the Collector of Customs should attend to the duty, and be remunerated by a fee of 5*s.* a-head for the emigrants, payable by the colony to which they proceed.

Canada.—By the Report of the Agent-General for immigration at Jamaica, we observe that a gentleman was appointed last year to act as agent for that colony to obtain coloured emigrants in Canada, at a salary of 300*l.*, in like manner as another gentleman was, on a former occasion, appointed to act for Trinidad. But although two of the West India Governments have been led, by the hopes held out to them of obtaining supplies of emigrants from this source, to name agents for the purpose at considerable salaries, we have not been able to perceive that they have ever received any people whatever from Canada. We believe that your Lordship has, in consequence, drawn Lord Elgin's attention to the question, whether it is worth while to continue this charge upon the Island of Jamaica.

Uselessness of an Agent in this Province.

Madeira.—Both from British Guiana and Trinidad the question was raised last year of naming a bounty on emigrants from Madeira. As regards British Guiana, however, on referring to the fearful mortality which occurred among the Madeira people imported in 1841, which was so large that the local authorities, from motives both of humanity and policy, agreed to stop the immigration, your Lordship has not thought proper to sanction a renewal of the measure. The Governor indeed only proposed it as an encouragement to a few parties desirous of joining their friends, there being then upwards of 2500 natives of Madeira in the colony; but it would have been scarcely possible to restrict the measure to such persons alone. And moreover, if it were proposed only for a very limited or private object, the propriety of an expenditure of public money might admit of doubt, while, on the other hand, the admission of such large numbers as would constitute a public object was acknowledged to be undesirable on grounds of humanity.

Objections to taking People from this Island to British Guiana.

In respect to Trinidad, the Governor only proposed an immigration for the cultivation of cocoa estates. In this case the superior healthiness of the proposed employment, and of the situation in which it was to be followed, appeared to constitute an important distinction from the cultivation of sugar in British Guiana. And, viewing the advantage which would accrue both to the inhabitants of Trinidad and of Madeira, if the measure were successful, it was not wished to refuse altogether an opportunity of trying it as an experiment. Your Lordship, therefore, authorized the Governor to allow a bounty of 30 dollars for the introduction of some labourers under certain circumstances, and subject to certain conditions, that are explained in a despatch which your Lordship may think it proper to cause to be included amongst the papers appended to this Report, but on the further understanding that the total number of immigrants was not to exceed 500 until the result of the experiment should appear, and with directions that strict accounts should be kept and transmitted to this country of the health and welfare of these people. We have not yet heard of any proprietors having proposed to avail themselves of this plan.

Limitations under which they may go to Cocoa Estates in Trinidad.

Appendix No. 18.

Before quitting the subject of immigration into the West Indies we ought to mention that a question has arisen this year respecting the apportionment of immigrants between Demerara and Berbice. The chief points for consideration were, first, what proportion of all the emigrants into Guiana at the public expense ought to be received by Berbice; and, secondly, whether such emigrants should be transhipped at George Town and forwarded coastwise, or whether they should be sent direct to Berbice from the place of the first embarkation.

Apportionment of Immigrants between Demerara and Berbice.

Inasmuch as it appeared from a statement laid before the Court of Policy that the taxable produce of Berbice, as compared with Demerara and Essequibo, amounts only to one-fifth, and the contribution to the revenue amounts to only one-seventh, of the whole amount for the entire colony, it was thought that the Court of Policy had decided very fairly in proposing to assign one-fourth of all emigrants to Berbice. But, secondly, there seemed to be great force and justice in the representations of the proprietors and others who memorialized on behalf of Berbice, that the immigrants for that part of the united colony ought to be sent to it direct. In conformity therefore with the two foregoing views, we understand that your Lordship has determined that orders shall be transmitted to India to send one-fourth of the vessels next year to Berbice, and in like manner, orders to Governor Light that the Guiana transport should make her next trip, and every fourth one afterwards, to that place.

Although the intelligence has not yet reached us in a formal shape, we are glad to understand that the "Roger Stewart" has arrived at Berbice with nearly 350 emigrants on board, who are to be paid for by the Government.

bounty. The agreement under which this vessel was employed will be found in the Appendix.

Appendix No. 19.

Chinese.

Europeans.

Singapore.—We learn that no Chinese emigrants have been procured from Singapore to go to the West Indies. We believe that they had plenty of employment on the spot.

European Emigrants.—Although your Lordship did not consider it necessary to dissent from a strictly limited permission which Lord Elgin proposed to grant to one party in Jamaica, to introduce a certain number of European emigrants on bounty, yet we believe that, upon a subsequent occasion, your Lordship has stated that, considering the ill success which attended former measures of the kind, you would feel the strongest objections to any extension of the practice, and have desired that means may be taken to fix some definite term, after which the permission already given, and of which the party does not appear to have yet availed himself, should cease.

CAPE OF GOOD HOPE.

Lands.

Land Sales.—The result of the land sales in this colony, under the new regulations referred to in our last annual Report, has confirmed our views of the necessity which previously existed of a regular system of sale, and the judicious manner in which the measure has been carried into operation during the past year by the present Governor, has been attended with complete success.

There have been altogether five sales. The first took place on 23rd March, 1844, when the average price realized by the few lots which were sold, rather exceeded the upset price of 2*s.* per acre. At the second sale the majority of the lots sold for more than double the upset price. At the third sale, where the lots were small, and the situation peculiarly advantageous, the average price per acre realized, was 7*l.* 19*s.* 9½*d.*, the minimum per acre being 4*l.* 10*s.*, and the maximum, 30*l.* 10*s.* The upset price for these lots had been fixed at 15*s.* At the fourth sale in less favourable positions, the country lots sold for sums varying from 1*l.* to 10*l.* per acre, and the average price realized, was 2*l.* 18*s.* per acre. Several building lots were also sold at prices varying from 50*l.* to 290*l.* per acre, the average being 142*l.* 5*s.* per acre. The upset price named for them was 5*l.* per acre. At the fifth sale, on the 7th December, 1844, the prices realized, varied, for country land, from 2*s.* to 8*l.* per acre.

Roads.

The high prices at these sales were doubtless owing to the peculiarly advantageous situation of the lots, chiefly arising from an improvement of the internal communications, but they are sufficient to show the necessity of having a regular system of sale by public competition, in this as in other colonies. The measure has been so recently established, that it would be premature to offer any opinion as to what should be the lowest upset price; but the present experience shows that at any rate it was not fixed at too high an amount.

We cannot conclude this portion of our Report, without more particularly noticing the great works now in progress of opening a pass by convict labour, through the Cradock Mountain in the George Division, and of joining, by a new and easy line of road, Mossel Bay with the main road running between Cape Town and Graham's Town.

The Governor observes that the difficulty and expense of transporting produce over the Cradock Mountain from the George, Beaufort, and Uitenage, Divisions, to Mossel Bay, which is the nearest shipping place, has had the effect of materially restricting the cultivation of land; and he anticipates that the pass in progress, will enable four bullocks to transport on wheels, in the space of two hours, a load which by the present road, it would require 32 bullocks, and 18 hours hard labour to carry over the mountain.

Bounty Immigration.

A sum of 10,000*l.* has been voted by the Council for defraying the expenses of European immigration. The regulations framed in the colony for this purpose, were based on those issued in Van Diemen's Land in 1840, which were subsequently disallowed. We suggested that the Governor should be authorized to substitute for them a code of regulations, which we had the honour of submitting, nearly similar to those under which the bounty system to New South Wales was last carried on; and we proposed that, in order to give effect to these rules, an immigration agent and a medical inspecting officer in the colony, should be appointed. We also recommended that there should be a periodical succession of vessels despatched in regular rotation to the southern

and eastern ports of the colony, with a view to equalize the supply of labour in these districts. Your Lordship has forwarded these suggestions to the Governor, with a recommendation that they should be adopted by the Colonial Government.

With a view to supply, in the meanwhile, the points deficient in the regulations published by the Governor, we obtained your Lordship's permission to insert a notice in the Government Gazette, cautioning the holders of any bounty orders issued in the colony, that bounties would not be payable for immigrants introduced by them under those orders, unless certain conditions deemed indispensable for the protection of the emigrants should be complied with. Four parties have in consequence of this notice, registered in our office, the orders held by them; and in two of these cases, the emigrants have been despatched under such arrangements as we were able to approve. The other two orders have not yet been acted on by the parties; and from inquiries that we have made through the agents, at the principal ports, we have reason to believe that no more have as yet reached this country.

DISTRICT OF NATAL.

By a proclamation of the Cape Government, dated 12th May, 1843, the sovereignty of Her Majesty was declared to extend over this territory; and Mr. Cloete was appointed the Commissioner to inquire into the land claims of any persons within it. This proclamation declared that, pending Her Majesty's pleasure, no new title to land whatever should be acquired in the district; that persons already holding land there should be protected in the enjoyment of it until the result of the Commissioner's inquiries; and that such holders should furnish a return of all land of which they had been in occupation for a continuous period of 12 months up to the Commissioner's arrival, in order that the same might be confirmed to such extent, and upon such terms, as to Her Majesty might seem proper.

Land Claims.

Appendix No. 20.

It may be proper to advert to the fact, that in 1841 the emigrant farmers had established a Volksraad, and had adopted the Dutch municipal institutions. This state of things gave rise to a variety of land claims, which Mr. Cloete classified under four heads.

The first class comprised about 200 cases in which persons were clearly entitled by 12 months' uninterrupted occupation to confirmatory grants under the above proclamation. Your Lordship has accordingly decided that these should be issued, to the extent of 3,000 acres in each case, and on the payment of a fee of 50% when the deed of grant is delivered, equivalent to 16*l.* 13*s.* 4*d.* for 1,000 acres. This sum is in lieu of any annual payments to the Crown in respect of the land, and is intended to cover the expense of survey and all other charges incidental to the preparation and delivery of the title deeds. If any one should be unable or unwilling to pay the whole amount of the fee, he is to have the option of taking a smaller grant, and to be allowed in paying for his deed a rateable deduction, in proportion to the diminished size of the grant.

The second class comprised 173 cases in which land had been partially occupied, but which the claimants had been compelled to abandon, either from the inroads of the Caffres or from some other unavoidable causes. These claims have also been admitted. The only distinction which your Lordship has made between the first and second classes is, that in the latter it has been left to the discretion of the officer administering the government in Natal either to impose an additional fee or to diminish proportionably the extent of the grants, as may seem best for the public interests.

The third class comprised 66 allotments which had been transferred by sale from one individual to another, but not occupied. The purchase-money in these cases averaged about 30% for each allotment; but as the land had been bought merely on speculation from parties who had no title to it, your Lordship has declined to recognize any of these claims.

The fourth class embraced grants of land issued by the Volksraad, but which had not been occupied according to the terms of the proclamation. No confirmatory grants are to be issued in these cases; but as certain fees for inspection and registration had been paid to the Volksraad by the parties to whom the land was granted, and as many of these people were represented to be in a state of great distress, your Lordship consented, on the recommendation of Mr.

Cloete, that the sum of 5*l.* should be allowed to each as an indemnity for all expenses incurred in obtaining their grants.

The above classification refers only to country lots. The claims to town allotments at Pieter-Maritzburg, and Weenen have been adjusted on similar principles, with such modifications only as the different circumstances of the two cases appeared to require.

Besides the land granted upon individual claims, your Lordship has consented, for the benefit of the inhabitants, to reserve the grazing-land around each town or village, within a radius of three miles from the centre.

We submitted to your Lordship the propriety of immediate steps being taken to secure the survey of this district, and we understand instructions to this effect have been forwarded to the Governor. Any arrangements in this country for the sale of land have been delayed until it be ascertained that some progress has been made with the surveys.

Natives.

We cannot conclude our remarks on the Natal district without noticing the state and prospects of the native population. When this territory was first occupied the number of natives was under 3000. Upwards of two-thirds of this number are represented to have placed themselves in a sort of voluntary vassalage to the Europeans at the port; the rest were dispersed in different parts of the country, and were found by the first emigrants destitute, and in some instances dying from starvation. The right of these aboriginal inhabitants to the land represented to have been occupied by them and their forefathers has been admitted. Your Lordship has accordingly approved the suggestion of Mr. Cloete, that, according to the number of kraals occupied by them, tracts of land should be inalienably vested in the chiefs, or their descendants, in trust for the use of all the inhabitants of such kraals, as tenants in common.

Independently, however, of the natives who were in the colony when the emigrant farmers first arrived, there has been within the last two or three years a large influx of Zoolahs to the number of 80,000 or 100,000, driven from their own country by the barbarities of the native chiefs. The arrival of these people had been viewed with much alarm by the settlers, and the Volksraad passed a resolution recommending their removal beyond the boundaries of the colony, which, however, was not adopted by the Colonial Government; who have proposed that six or more locations should be established in different districts within the colony a little way apart from the vitiating influence of the chief town or port. These people are represented to be generally of a peaceable disposition, and your Lordship has sanctioned their location in the manner proposed if experience shows the plan to be feasible.

The emigration of some of the natives in this district, who may be willing to proceed to the Cape, has been proposed. The measure has been sanctioned under guarded restrictions, and the following are the regulations which have been established to prevent any abuses:

First, The permission of the Governor of the Cape in the form of a license to the employer who proposes to introduce a Zoolah is indispensable.

Secondly, Such license is not to be granted to persons living in remote or inaccessible situations, but to be confined to parties within reach of public officers who will see that the contracts between the masters and labourers are fulfilled, and that no abuses take place.

Thirdly, The emigrants before their departure are to be inspected by a Government officer, who will ascertain that they proceed voluntarily, that the vessel is fit, the accommodations proper, and that there is on board a sufficient supply of wholesome provisions for the voyage.

CEYLON.

Land Sales.

We have not received any accounts of the results of the sales of land in the colony for 1844; but some returns have been transmitted, showing that sales were advertized to take place in the different districts.

In forwarding the blue book for 1843, the Governor stated generally that sales were still considerable. He thought there were large tracts which would become valuable as roads were opened; settlers for the present preferred purchasing at a high price from those who had already acquired land from the Crown.

The large prices stated to have also been realized by land offered for sale by Government confirms the propriety of the instructions sent to the Governor, that he is not to offer land at less than 1*l.* per acre.

An ordinance was sent home last year which had been passed in Ceylon for the purpose of compelling parties to ascertain the boundaries of estates in that colony. We place in the Appendix an abstract which we prepared of the chief provisions of this ordinance, together with extracts of the Governor's Despatch, explaining its necessity. We learn that the measure has received Her Majesty's confirmation.

Ordinance for marking Boundaries, &c.

Appendix No. 21.

FALKLANDS.

Some interesting information relative to the resources of these Islands having been received from Lieutenant Governor Moody shortly after our last annual Report, we place it in the Appendix.

Statistical information.

Appendix No. 22.

In the course of last year the Lieutenant-Governor submitted to your Lordship a suggestion that he might be allowed to grant a remission of the purchase-money for land required by public officers, whereon to erect their dwellings.

Land required for the Dwellings of the first Government Officers.

It appeared to us that the absolute remission of purchase-money, or in other words the making of free grants to public officers, must be out of the question. On the other hand, however, it would seem a hardship that officers proceeding to new settlements where there are no houses for hire, and where they are, at all events, put to the expense and inconvenience of erecting houses for themselves, should also be compelled to purchase for the same purpose land which they might not otherwise desire to buy. In the case of colonies where the lands might be expected greatly to increase in value, it would be difficult, perhaps, to point out an eligible course to be pursued. But in the Falklands Islands no effective demand at all for land has arisen; and we therefore suggested for your Lordship's consideration, that all the officers, including the Governor, who appear on the Parliamentary Estimate, might, without any detriment to the public interests, be allowed to occupy one town allotment each, upon payment of a yearly rent of 5 per cent. on the value, with the option of at any time redeeming the rent at 20 years' purchase. Had no buildings been erected on any of the lands selected by the officers, we should have suggested that previously to their being allowed to occupy them, the lots should have been put up to auction, in order to test their value; but as it must have been long since necessary for the parties to erect some kind of habitation for themselves, we recommended that the Governor should be called on to report whether any sales had already been effected in the neighbourhood of the officer's lots at an advance on the minimum price, and if so, to assess their value at a proportionate rate, reporting all the circumstances and the reason of his decision.

We find that your Lordship has concurred in these recommendations, and that the Governor has been instructed accordingly.

Reports have been received from the Governor, stating the measures he had adopted for securing by degrees a herd of about 2000 tame cattle, with the aid of Guachos, paid according to a graduated scale. These measures have been approved. We place in the Appendix extracts of some of the principal parts of the Governor's communication.

Wild Cattle.

A negotiation is in progress for disposing of a large tract of land in these Islands, and of the greater part of the cattle, to a party willing to undertake their management, who is at present residing in South America.

Question as to Whaling.

By a Despatch from the Governor, dated 2nd May, 1844, of which a Copy will be found in the Appendix, attention is drawn to the possibility of prosecuting with advantage, the whaling trade in the vicinity of these islands.

We believe there can be no doubt that the seat of Government will continue to be at Port William.

Seat of Government.

HONG KONG.

The amount of rent obtained for leases of land offered to public competition on the 9th July last, has afforded a proof of the growing disposition to build and colonize at Hong Kong. The result of the sale produced an additional annual rental of 2,300*l.*, making, with 7,230*l.* previously realized, a total revenue of 9,530*l.* per annum, derived from Government lands in this island.

Amount of Rents of Land.

In our preceding general Report we recapitulated the measures which had

Former Allotments.

been taken in this island for the disposal of the public lands. In the course of last year before your Lordship's decisions on the various questions arising out of previous grants made by Captain Elliot and Mr. Johnston, had reached the colony, the Governor appointed a Board of Officers to inquire into and settle those grants. The decisions they came to were,—

1. That the marine lots should be confirmed at the original prices for a term of 75 years. This precisely coincided with the instructions which had been sent out in the meanwhile on this class of lots :

2. That the town and suburban lots should be valued afresh, and divided for the purpose into different classes ; and

3. That all future lots should be put up to auction, and that the biddings should be for the annual rent itself, instead of naming a fixed rent, and making a premium or bonus the subject of competition.

The Governor concurred in these recommendations. He further provided that any party who, under the second rule might deem his lot to be valued too highly, might take it instead at the average rent realized at the then approaching sales, but not one person availed himself of the option.

The foregoing measures have been approved. A scale of fees, however, prepared for the public officers concerned in issuing leases, has been ordered to be materially reduced ; and the use of *ad valorem* fees, according to the amount of rent for which leases might be made out, to be discontinued. Perhaps it may be deemed expedient to present to Parliament, together with this Report, extracts of your Lordship's Despatch, in which the grounds of the foregoing decisions are stated.

The leases contained a clause, which reserved to Her Majesty the power of resuming lands that may be required for public purposes, at a valuation to be made by Her Majesty's Surveyor. Sir Henry Pottinger very judiciously recommended that, instead of devolving such a task on a public officer, the value should be appraised by a jury of 12 persons on oath, and your Lordship has authorized the modification of the clauses to that effect.

A body of Chinese shopkeepers were permitted in 1841 to settle in a district, which, after the ratification of the Treaty, became the centre of the European town, and it therefore appeared necessary, for the general interest of the community, to make some arrangement for removing them to another quarter of the town, where a considerable number of their countrymen already were settled. The terms on which this was finally effected seem to have been liberal towards the Chinese ; and the measure was completed in July, 1844. The whole of the rents due from them on their previous lots were remitted ; they are to hold their new allotments rent free until the 1st of January, 1846 ; and besides being allowed to remove the materials from their first locations, they were to receive a certain amount of pecuniary compensation, which appears to have been awarded, at an average of about 40 dollars, and to have amounted to 3215 dollars in all.

FORMS OF RETURNS.

As the Land and Emigration Returns, of which Forms were transmitted to the colonies in 1841, have in some cases arrived in this country in an incomplete state, while in others, they have been made up to broken periods of the year, we have recently submitted to your Lordship a suggestion that a Circular Despatch should be sent to the various Governors, to secure the transmission of the Returns for each year, as soon as practicable after its termination. In colonies, where the periodical Returns are inapplicable, a short statement to that effect will suffice after the first Return, containing all information of a general nature, has been made. We have also revised the Forms to be employed ; and in consequence of the emigration that is now taking place in different colonies, we have prepared one Form which will be applicable exclusively to the Government Agencies wherever they may exist.

We have, &c.

T. FREDERICK ELLIOT,
JOHN GEORGE SHAW LEFEVRE,
C. ALEXANDER WOOD.

The Right Hon. Lord Stanley,
&c. &c. &c.

Reduction of
Officers' Fees.

Appendix No. 23.

Land required for
public purposes,
to be valued by a
Jury.

Removal of some
Chinese from one
part of the Town to
another.

See Parliamentary
Paper, No. 301,
1842, page 537.

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APPENDIX No. 1.
 A Return of the Emigrants who embarked from the several Ports of the United Kingdom during the Year ended the 31st December, 1844.

APPENDIX No. 1.

A RETURN (framed from Quarterly Statements furnished by the Commissioners of Customs) of the EMIGRANTS who embarked from the several PORTS of the UNITED KINGDOM during the Year ended the 31st December, 1844.

Ports of Embarkation.	United States of America.	Texas.	Central and South America.	North American Colonies.					British West Indies.					Foreign West Indies.	East Indies.	Hong Kong.	China.	Mauritius.	Western Africa and Madeira.	Cape of Good Hope.	Australian Colonies.					Grand Total.								
				Canada.	New Brunswick.	Nova Scotia and Cape Breton.	Newfoundland.	Prince Edward's Island.	Total.	Jamaica.	British Guiana.	Trinidad.	Other British Settlements.								Total.	Sydney.	Port Phillip.	South Australia.	Van Diemen's Land.		New Zealand.	Total.						
London	522	..	..	568	..	..	..	..	..	568	..	..	..	..	..	..	..	..	..	..	71	450	643	..	..	..	..	..	..	..	..	..	..	2,303
Beaumaris	17	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	17
Bideford	15	..	..	72	..	..	..	..	48	120	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	135
Bridgewater . . . . .	..	..	..	31	..	..	..	..	..	31	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	31
Bristol	174	..	..	72	..	..	36	..	..	108	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	282
Caernarvon	21	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	21
Cardiff	34	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	34
Cardigan . . . . .	..	..	..	70	..	..	..	..	..	70	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	70
Dartmouth . . . . .	..	..	..	5	..	..	5	..	..	10	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	10
Gloucester . . . . .	..	..	..	51	..	..	..	..	..	51	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	51
Hull	93	..	..	750	..	..	..	..	..	750	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	843
Liverpool	38,085	1	653	3,769	224	462	67	21	4,543	85	89	8	99	281	38	131	17	9	9	240	73	299	42	5	1	..	..	..	..	..	..	..	..	44,427
Lynn . . . . .	..	..	..	27	..	..	..	..	27	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	27
Milford	8	..	..	..	1	..	..	..	1	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	9
Newcastle	3	..	9	13	..	1	..	..	14	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	26
Newport	79	..	..	..	..	..	..	..	..	..	..	..	2	2	..	..	..	..	..	..	..	3	..	..	..	..	..	..	..	..	..	..	..	84
Padstow . . . . .	..	..	..	215	..	..	..	..	215	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	215
Penzance . . . . .	..	..	..	60	..	..	..	..	60	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	60
Plymouth	19	..	5	381	..	..	..	21	402	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	518
Portsmouth . . . . .	..	..	..	63	..	..	..	..	63	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	63
St. Ives . . . . .	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	6	..	..	..	..	..	..	..	..	..	..	..	6
Southampton . . . . .	..	..	..	759	..	..	..	..	759	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	759
Stockton . . . . .	..	..	..	49	..	..	..	..	49	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	..	49

APPENDIX No. 2.

ANALYTICAL RETURN of the EMIGRATION from the UNITED KINGDOM during the Year 1844.

Destination.	England.									Scotland.								
	Cabin Pas- sengers.	Other Emigrants.							Total.	Cabin Pas- sengers.	Other Emigrants.						Total.	
		Adults.		Children under 14.		Total.					Adults.		Children under 14.		Total.			
		M.	F.	M.	F.	M.	F.	Total.			M.	F.	M.	F.	M.	F.		Total.
United States	2,279	15,052	12,664	4,529	4,546	19,581	17,210	36,791	39,070	84	558	477	252	226	810	703	1,513	1,597
Texas	1	..	..	..	..	..	..	..	1	..	..	..	..	..	..	..	..	..
Central and South America	287	283	63	16	18	299	81	380	667	6	21	8	5	3	26	11	37	43
North American Colonies :—																		
Canada	301	2,756	1,916	1,083	1,116	3,839	3,032	6,871	7,172	200	751	610	378	315	1,129	925	2,054	2,254
New Brunswick	72	52	42	26	33	78	75	153	225	44	44	4	2	1	46	5	51	95
Nova Scotia and Cape Breton	409	21	9	9	15	30	24	54	463	23	28	18	11	7	39	25	64	87
Newfoundland	56	52	..	..	..	52	..	52	108	34	..	..	..	..	..	..	..	34
Prince Edward's Island	22	28	23	11	6	39	29	68	90	..	..	..	..	..	..	..	..	..
British West Indies :—																		
Jamaica	71	14	..	..	..	14	..	14	85	34	5	2	..	..	5	2	7	41
British Guiana	75	13	1	..	..	13	1	14	89	46	1	..	..	..	1	..	1	47
Trinidad	7	1	..	..	..	1	..	1	8	49	3	..	..	..	3	..	3	52
Other Settlements	90	8	1	1	1	9	2	11	101	56	1	..	..	..	1	..	1	57
Foreign West Indies	35	3	..	..	..	3	..	3	39	1	..	..	..	..	..	..	..	1
East Indies	107	24	..	..	..	24	..	24	131	41	3	1	..	..	8	1	4	45
Hong Kong	16	1	..	..	..	1	..	1	17	1	..	..	..	..	..	..	..	1
China	9	..	..	..	..	..	..	..	9	..	..	..	..	..	..	..	..	..
Mauritius	9	..	..	..	..	..	..	..	9	4	..	..	..	..	..	..	..	4
Western Africa and Madeira	68	172	..	..	..	172	..	172	240	10	..	..	..	..	..	..	..	10
Cape of Good Hope	20	81	16	16	20	97	36	133	153	8	..	..	..	..	..	..	..	8
Australian Colonies :—																		
Sydney	54	229	216	126	124	355	340	695	749	14	28	34	11	20	39	54	93	107
Port Phillip	43	272	204	107	90	379	294	673	716	8	5	5	2	1	7	6	13	21
South Australia	4	21	14	1	7	22	21	43	47	..	..	..	..	..	..	..	..	..
Van Diemen's Land	1	..	..	..	..	..	..	..	1	..	..	..	..	..	..	..	..	..
New Zealand	34	29	4	..	1	29	5	34	68	..	..	..	..	..	..	..	..	..
Grand Total	4,070	19,112	15,173	5,925	5,977	25,037	21,150	46,187	50,257	663	1,448	1,159	661	573	2,109	1,732	3,841	4,504

Destination.	Ireland.									Total, United Kingdom.									Grand Total.
	Cabin Passengers.	Other Emigrants.							Total.	Cabin Passengers.	Other Emigrants.								
		Adults.		Children under 14.		Total.					Adults.		Children under 14.		Total.				
		M.	F.	M.	F.	M.	F.	Total.			M.	F.	M.	F.	M.	F.	Total.		
United States	38	926	1,070	430	529	1,356	1,599	2,955	2,993	2,401	16,536	14,211	5,211	5,301	21,747	19,512	41,259	43,660	
Texas . . . . .	..	..	..	..	..	..	..	..	..	1	..	..	..	..	..	..	..	1
Central and South America . . . . .	..	..	..	..	..	..	..	..	..	293	304	71	21	21	325	92	417	710
North American Colonies:—																			
Canada	77	3,488	3,280	1,309	1,167	4,797	4,447	9,244	9,321	578	6,995	5,806	2,770	2,598	9,765	8,404	18,169	18,747	
New Brunswick	12	791	968	202	196	993	1,164	2,157	2,169	128	887	1,014	230	230	1,117	1,244	2,361	2,489	
Nova Scotia and Cape Breton	5	69	88	17	18	86	106	192	197	437	118	115	37	40	155	155	310	747	
Newfoundland	12	273	137	76	44	349	181	530	542	102	325	137	76	44	401	181	582	684	
Prince Edward's Island . . . . .	..	35	49	35	48	70	97	167	167	22	63	72	46	54	109	126	235	237
British West Indies:—																			
Jamaica . . . . .	..	..	..	..	..	..	..	..	..	105	19	2	..	..	19	2	21	126
British Guiana	6	..	..	..	..	..	..	..	6	127	14	1	..	..	14	1	15	142
Trinidad . . . . .	..	..	..	..	..	..	..	..	..	56	4	..	..	..	4	..	4	60
Other Settlements	3	7	..	..	..	7	..	7	10	149	16	1	1	1	17	2	19	168
Foreign West Indies . . . . .	..	..	..	..	..	..	..	..	..	36	3	..	..	..	3	..	3	39
East Indies . . . . .	..	..	..	..	..	..	..	..	..	148	27	1	..	..	27	1	28	176
Hong Kong . . . . .	..	..	..	..	..	..	..	..	..	17	1	..	..	..	1	..	1	18
China . . . . .	..	..	..	..	..	..	..	..	..	9	..	..	..	..	..	..	..	9
Mauritius . . . . .	..	..	..	..	..	..	..	..	..	13	..	..	..	..	..	..	..	13
Western Africa and Madeira . . . . .	..	..	..	..	..	..	..	..	..	78	172	..	..	..	172	..	172	250
Cape of Good Hope . . . . .	..	..	..	..	..	..	..	..	..	28	81	16	16	20	97	36	133	161
Australian Colonies:—																			
Sydney	1	108	155	32	27	140	182	322	323	69	365	405	169	171	534	576	1,110	1,179	
Port Phillip	2	62	76	31	26	93	102	195	197	53	339	285	140	117	479	402	881	934	
South Australia . . . . .	..	..	..	..	..	..	..	..	..	4	21	14	1	7	22	21	43	47
Van Diemen's Land . . . . .	..	..	..	..	..	..	..	..	..	1	..	..	..	..	..	..	..	1
New Zealand . . . . .	..	..	..	..	..	..	..	..	..	34	29	4	..	1	29	5	34	68
Grand Total	156	5,759	5,823	2,132	2,055	7,891	7,878	15,769	15,925	4,889	26,319	22,155	8,718	8,605	35,037	30,760	65,797	70,686	

F 2

Colonial Land and Emigration Office, February, 1845.

S. WALCOTT, Secretary.

APPENDIX No. 2.
Analytical Return
of the Emigration
from the United
Kingdom during
the Year 1844.

APPENDIX No. 3.

Emigration from the United Kingdom during the 20 years from 1825 to 1844 inclusive,

APPENDIX No. 3.

EMIGRATION from the UNITED KINGDOM during the 20 YEARS, from 1825 to 1844 inclusive.

Years.	North American Colonies.	United States.	Australian Colonies and New Zealand.	All other Places.	Total.
1825	8,741	5,551	485	114	14,891
1826	12,818	7,063	903	116	20,900
1827	12,648	14,526	715	114	28,003
1828	12,084	12,817	1,056	135	26,092
1829	13,307	15,678	2,016	197	31,198
1830	30,574	24,887	1,242	204	56,907
1831	58,067	23,418	1,561	114	83,160
1832	66,339	32,872	3,733	196	103,140
1833	28,808	29,109	4,093	517	62,527
1834	40,060	33,074	2,800	288	76,222
1835	15,573	26,720	1,860	325	44,478
1836	34,226	37,774	3,124	293	75,417
1837	29,884	36,770	5,054	326	72,034
1838	4,577	14,332	14,021	292	33,222
1839	12,658	33,536	15,786	227	62,207
1840	32,293	40,642	15,850	1,958	90,743
1841	38,164	45,017	32,625	2,786	118,592
1842	54,123	63,852	8,534	1,835	128,344
1843	23,518	28,335	3,478	1,881	57,212
1844	22,924	43,660	2,229	1,873	70,686
Total . .	551,336	569,633	121,165	13,791	1,255,975

APPENDIX No. 4.

Extracts of a Letter from Deputy Commissary-General Miller.

APPENDIX No. 4.

EXTRACTS of a LETTER from DEPUTY COMMISSARY-GENERAL MILLER, dated "Sydney, 4th June, 1844."

My approaching departure for China will probably make this the last opportunity I shall have of giving any account of the state of the affairs of this colony; and as they have an important, although indirect, influence on the business of the department, I feel it to be at least an implied duty on my part not to omit this occasion of giving such information as may be in my power, with confidence on its authenticity, more especially as some time must elapse before my successor can become sufficiently acquainted with it to resume the subject.

During the depression, which has for upwards of three years paralyzed every branch of industry, there have appeared occasional symptoms of returning prosperity, which were welcomed as such, but turned out to be merely transitory, and were followed by no result. The idea that the distress could go no further, and that a reaction was at hand, has been so repeatedly caught at, and cherished so long, that, in the interim, many, if not most, of the principal proprietors of land and stock, and also of the mercantile firms, have been reduced to distress and insolvency. The number of persons who have become insolvent is upwards of 1000, which, with the reduced value of property, has produced consequences so severe and general, that it is impossible any one possessed of either money or property of any kind can have escaped them.

In the extreme state at which affairs have arrived, an opinion with regard to them can now be given with more certainty than hitherto; for it is hardly possible that depression can proceed further, which will be obvious from some facts to which I shall refer. One circumstance of a peculiarly fortunate kind is to be remarked, that, during the whole period of depression, the seasons have been singularly favourable, and the produce of agriculture abundant and cheap; and although no specific improvement of a general nature can be pointed out, yet, in comparing the state of the colony with what it was 12 months ago, there are evident grounds of satisfaction which did not then exist; inasmuch as the dispositions of the people under the influence of misfortune have been brought into unison with the altered state of their affairs; they have become reconciled to consider the slow results of industry and perseverance as the only improvement they have to expect, and it is beyond a doubt that the good effects of this conviction are now generally observable throughout the colony.

That any improvement must be slow and gradual is the more likely, considering that, at this great distance from Europe, those inducements which tend to equalize the value of property are either wanting or tardy in their operation, and the chief part of the property of persons who have become insolvent, which must finally be brought into the market, is still left unsold in their own charge, as the least expensive mode of acting with it, until the sale of it becomes practicable for the behoof of their creditors. In cases where immediate sales have been persisted in, the proceeds are often found less in amount than the usual return of one year from

the property sold. As regards rural property of every description, this proceeds not only from want of the means of purchasing, but also from a disinclination to undertake a pursuit which has already proved unfortunate to so many, and which no longer offers any inducement to embark in it. On the contrary, with the view either of withdrawing from it, or to decrease their establishments, many proprietors of stock are killing off their cattle and sheep merely for the skins and tallow. An immense decrease from this motive is now going on, and very probably may be carried to such an extent as to hasten a reaction long anticipated from other causes. The operation is at least looked upon as a certain and beneficial remedy for the great excess of the stock with which the colony has already been, and was certain in future to be, overburthened.

APPENDIX No. 4.

Extracts of a Letter
from Deputy Com-
missary-General
Miller.

In mercantile affairs, it is considered that an entirely new system has to be commenced upon, the reverse of that which has hitherto prevailed; the utmost precaution is now made use of by all those still carrying it on. Speculative business is thoroughly discountenanced; and to this the present low price of all commodities is attributed. The extent of business is greatly diminished; but it is thought favourable to the future state of the colony that every one has been made to feel and understand that nothing can compensate for the absence of security, and to carry that principle into every transaction, which is practically the case at the present time; affording a reasonable expectation, whatever the present effect may be, that a solid superstructure has commenced being formed for future mercantile business.

The banks in this colony possess an influence on its affairs more general perhaps than those in any other country, from the very extensive use which is here made of their agency by all persons and in all transactions, however small. This is greatly promoted by a universal and well founded apprehension of the danger of keeping money, which cannot be otherwise secured, and leads every one to become a bank depositor, and to make every payment by a draft on a bank.

During what may be termed the late retrograde course of colonial affairs, the numerous failures, and the alarm they occasioned, could not fail to direct public attention to the banks, on which a great part of the loss was certain to fall; and there must have been moments when their state was to every one a matter of intense anxiety, forming as they did the sole stay and support on which the colony had to depend—the only barrier between it and utter confusion.

The impossibility of finding any more secure place for depositing their money probably had some influence in preventing a simultaneous demand for the bank deposits by a large body of inferior depositors, or at least, by restraining the effects of a sudden impulse, it gave time for inquiry and reflection, by which they were led into the general opinion that there was no ground for apprehension, unless from their own importunity; and thus the regular course of business was never interrupted in any of the banks. The four which still continue to do business have now succeeded, not only in placing themselves in a position of perfect safety in as far as regards the public at large, but they find that there is not, under the present system and extent of business, sufficient employment for the capital which they possess.

Interest on deposits is still allowed, but is greatly diminished, and it is probable will soon be entirely discontinued. The rate formerly was 4 per cent., and 7 per cent. if three months' notice of withdrawing the money was allowed. A considerable sum from the Colonial Treasury was at one period deposited on this latter condition. The present rate allowed is 2 per cent. on the minimum balance of the month only.

The prevalent rate of interest for money has always been very high, but a general impression now exists of the necessity for reducing it. Six to eight per cent. has become the usual rate; but, from the scarcity of what is considered good security, and the decrease of profits, a further reduction is probable.

The savings' bank has undergone some revision in the system of management and in its rules; and the deposits, to the extent of 50,000*l.*, being guaranteed by the security of the Government, the public confidence has been completely restored to it, and its affairs are in a state as satisfactory as the resources of the colony, in the way of security, will admit of.

I enclose herewith a paper containing a comparative average statement of the assets and liabilities of the several banks on the 31st March of the present and last year, by which the reduction in the amount of business will be perceived.

This statement will show the amount in specie held by the different banks. The amount in circulation is supposed to be about 20,000*l.* in all, and about 30,000*l.* remains in the custody of several joint stock companies, who are winding up their affairs in order to their discontinuance.

The reason for retaining specie in such cases is, that the banks do not require it, and offer no inducement to place it as a deposit with them: there is no transferable security in which it can be invested so as to be at command when required; and the Government debentures lately offered in order to raise money for the expenses of immigration are payable only after three years, which is too remote a period for their purpose. These debentures, however, bearing interest at the rate of 6 per cent. per annum, have been taken by the banks, giving 98*l.* in money for each debenture of 100*l.* It is very probable that in any future transaction of the kind, if the term of payment be shortened, and the public have become better acquainted with the nature of it, that the facility of transfer will be increased, and the terms obtained much better, for it is obvious that considerable sums are remaining unemployed from the want of secure investment.

As regards the resources which can be advantageously furnished by this colony for purposes of the public service, the principal is salted beef. The number of cattle now of proper age and condition for such purpose, is, I apprehend, much over-rated; and if 1200 or 1500 tons were required, it would soon, I think, be both scarce and dear; but it is unquestionable that

APPENDIX No. 4.
 Extracts of a Letter
 from Deputy Com-
 missary-General
 Miller

were there any certainty of a market, measures might be taken to furnish it to any extent. The contract of last year was taken at 2 $\frac{7}{8}$ d., twopence and seven-sixteenths per lb., which was found to be a fair price for the contractor, but salt happened to be cheap, and this article is the cause of the only disadvantage which attends the business.

Salt is manufactured here, and is also imported from some of the Eastern islands, but the business is conducted on too small a scale to afford it the best mode of treatment, and although it improves by age, it is seldom to be found in that state, but is brought into use when too new, and not to be depended upon.

On purpose to ensure its keeping, it is considered expedient to use Liverpool and St. Ubes' salt, and at present there is none of the former in the colony; and but little of the latter, for which 12*l.* per ton is demanded, being about double the usual price, but a considerable quantity is expected shortly to arrive.

The curing and packing of the meat, and making of casks, as well as all the operations connected with this business, are now as well understood and performed in this colony as in any part of the world, and repeated and long continued trials have been made, and prove their efficacy.

With respect to agriculture, it is already known and ascertained that the frequent recurrence of dry seasons renders it a pursuit of too hazardous a nature to depend upon, and the very abundant harvests which do at intervals occur, are but exceptions to the general course of events, and insufficient to alter the unfavourable impression entertained of it. The colony, therefore, can never depend on raising her own grain, nor is it likely that much exertion will be devoted to that object, since the necessary supplies can now be obtained with facility and advantage from the neighbouring colonies of Van Diemen's Land and Southern Australia, independently of Valparaiso, from whence much wheat has already been imported of excellent quality, and at a very low price.

Maize, however, is an article which generally succeeds, affording a plentiful supply; but the people have not yet got into the habit of using it as food, and it is almost entirely given to horses, the crop of the present year being good, much of it has been sold as low as 1*s.* 4*d.* per bushel of 56 lbs. weight.

The cultivation of oaten hay is now carried on extensively, and with success, the grain not being required to ripen, and the quality of it for this purpose being unimportant, the crop of the present year has been very great, and the price generally from 2*l.* 10*s.* per ton.

From the care and attention paid to the breeding of horses, the success which attends it, and the vast increase which a few years must produce, a regular export to India will be the certain consequence, and promises to become an object of importance. Several shipments have already been made with very encouraging results, and others since followed, and are now in progress.

The manufacture of coarse woollen cloth, and also of blankets, has for some time been followed with considerable success, but the demand is not as yet sufficiently extensive to excite improvement to the point it might easily attain, being confined entirely to the colony. Hopes are entertained that China may in time afford a market. The cloth called Parramatta cloth, which was found most suitable for convicts, is made for 1*s.* 8*d.* per yard. I was requested last year to forward a quantity of it to Van Diemen's Land for trial, but it was found when made up, to cost a fraction more than the clothing procured from England, and rejected. It may, however, be remarked that, under proper arrangements, convict clothing furnished in this manner would give a desirable kind of employment to the female convicts; and if it were felt an object to bring it into use, and followed with interest, it seems hardly credible that there could be any other mode of procuring it, either so good or so cheap. It must be allowed, that to obtain good work from the hands of the female convicts is difficult and troublesome, but that it is not impossible has been fully proved under the regulations introduced into the female factory here, by Sir George Gipps, allowing the women a portion of their earnings in tea, sugar, and bread; since which the factory is resorted to for needlework of every kind, and the dealers in ready-made clothing have it all made up in that establishment.

Upwards of 10 years ago, their Lordships directed that the resources of the colony should be resorted to for the convict clothing, but wool was high in price; the manufactories which are now in operation, had not then commenced, and it could not be procured. I conceive that the period has now arrived, when the material of the woollen clothing for winter can be obtained in any quantity, and on the lowest terms.

The supply of coals from the mines of the Australian Agricultural Company, at Newcastle, is quite sufficient for the demand, and they have usually upwards of 10,000 tons ready on hand. Arrangements have also been completed for delivering it, with convenience both on board ship at the works, and here in Sydney. In the former case, the price is 11*s.*, and in the latter 22*s.* per ton.

Another coal work, private property, has also been recently commenced, the supply from which is considerable, and capable of being made extensive.

A sugar refinery on an extensive scale, has been for some time in operation, and has now a fair prospect of success. There is considerable facility at present in obtaining the raw material from Batavia and Manilla. It costs, delivered here, 14*l.* per ton, but has been occasionally much lower. An occasional supply is also obtained from several of the South Sea Islands, at an equally low price, and therefore the trade which formerly existed with the Mauritius, has for some time been discontinued.

APPENDIX No. 5.

EXTRACTS from the SURVEYOR-GENERAL'S RETURN of the PROGRESS of the COLONY of WESTERN AUSTRALIA, in GEOGRAPHICAL and TOPOGRAPHICAL KNOWLEDGE, during the half year, ending 30th June, 1844.

DURING the summer, Messrs. Drummond and Gilbert, naturalists, made an excursion in furtherance of their respective pursuits, between Kojonup, on the King George's Sound Road, and the Porongurup Range in Plantagenet; but have reported no geographical details of consequence.

The want of available funds and labour, has confined the progress of road-making within very narrow limits. Existing roads and bridges have been repaired and maintained in a passable condition, the causeway across the Swan, at the upper end of Perth, has been raised, and materially improved; much progress has been made in clearing and constructing foot-paths in several of the streets in Perth, by assessing the inhabitants, and a good private bridge of substantial timber has been thrown across the Swan, about half way between Guildford and Elms Brook. A good line of road has been marked out for connecting the Murray and Williams Districts, by way of Saddleback Hill, thereby much shortening the present road between the seat of Government and King George's Sound, by way of York.

No new sites for towns or villages have been chosen, land sales and immigration having almost entirely ceased.

No new rivers. Previous knowledge of known rivers gradually increases.

The gradual extension of the surveys, which are at present confined to marking out assigned land, will shortly admit of preparing with advantage, a new general map of the territory, which has been taken in hand.

APPENDIX No. 5.

Extracts from the Surveyor-General's Return of the Progress of the Colony of Western Australia, in Geographical and Topographical Knowledge, during the half year ending 30th June, 1844.

APPENDIX No. 6.

EXTRACT of a DESPATCH from GOVERNOR HUTT to LORD STANLEY, dated "Perth, Western Australia, 7th December, 1843."

No one can pass through the country without being struck with the evident signs of gradual progress, which are everywhere visible; in the opening of new roads, the clearing of fresh land, the establishment of additional farms, and the extension of tillage; whilst the evils arising out of the bankruptcies, followed by a serious depreciation of property, which have affected some of the other Australian colonies, have not been felt here; yet still many of the farmers complain of the uneasy circumstances in which they find themselves. The home demand is not sufficient for the consumption of all that they can produce, and they have not the means of access to foreign markets. Immigrants with capital who should settle down on their own farming establishments, might afford some relief, though that would only be temporary. No general good in this way will be effected, until people discover some other employment for their money, than growing corn, or rearing sheep and cattle; an occupation in which not only all the inhabitants of this, but of every other of the Australian colonies, are more or less engaged.

The wages of labour are still high, particularly as compared with the prices which can be obtained for farm produce, and the colony will be placed from this cause, in a distressing situation within the next twelve months, should some plan not be devised, irrespective of the land fund, for the introduction of immigrants. I have already brought this subject under your Lordship's notice, in my Despatch, No. 59, of 21st October last.

The Act of Parliament, 6th of Victoria, chap. 36, has been in operation so short a time, that it would be rash, thus early, to come to any conclusion as to its operation; and the more so, as in this colony, it has to contend with the existence of the remission certificates. It will be seen that in the course of the last year 5440 acres of crown lands have been disposed of by purchase. All of these have been paid for in remission certificates.

APPENDIX No. 6.

Extract of a Despatch from Governor Hutt to Lord Stanley.

APPENDIX No. 7.

MINUTE of COMMUNICATIONS made by LORD STANLEY to MR. RENNIE personally on the 16th and 17th April, 1844.

It must be distinctly understood that the Government has no wish at present to form a new settlement in New Zealand; that it is not to be viewed as the author of a scheme for the purpose, or, as inviting persons to join it, and does not render itself responsible for its success. But Mr. Rennie having represented that a large number of persons have made their arrangements for endeavouring to establish such a settlement, and will suffer great loss and inconvenience, if altogether disappointed, Lord Stanley will consent so far to entertain the proposer, as to give Captain Fitz Roy discretionary instructions to the following effect:—

That he may expect a body of settlers in about six weeks or two months after the receipt of the Despatch, and that he should make the best preparations he can, by ascertaining that there is a vacant tract of land, and providing for its survey, to offer them an opportunity of settling themselves without delay.

APPENDIX No. 7.

Minute of Communications made by Lord Stanley to Mr. Rennie.

APPENDIX No. 7.
Minute of Commu-
nications made by
Lord Stanley to
Mr. Rennie.

That the wish of the parties themselves is to settle at Port Cooper, or its neighbourhood; that Lord Stanley has distinctly declined to pledge the Government to their obtaining land in that or any other particular locality; but that, on the other hand, he leaves Captain Fitz Roy the free use of his own discretion on the subject, taking into consideration all existing circumstances at the time when the settlers arrive.

That in the exercise of this discretion it will be the duty of Captain Fitz Roy to determine whether the number of settlers be sufficient for their common protection; and also, whether they have made proper provision against scarcity during the period which must elapse before they can raise their own subsistence in an unoccupied district.

That the expected body of settlers is at present estimated by Mr. Rennie at from 400 to 600 persons; and that the tract of land they will take is to be not less than 20,000 acres, which extent would be necessary under the Land Sales Act, in order to admit of dealing with them on any special conditions.

That wherever they may be placed, Mr. Rennie explains that the parties will be desirous that their land should be on the sea-board, or have ready access to the sea, and be surrounded by a sufficient tract of country for the future extension of a successful settlement.

The price to be 20s. an acre; and Lord Stanley is willing to agree as regards the present purchase that any balance beyond the 10s. or more which may be spent on emigration, shall be applied under the authority of the Government to public works of a permanent character, and of general utility, for the benefit of the settlement.

APPENDIX No. 8.

Extracts from the
Annual Report of
the Chief Agent for
Emigration in
Canada.

APPENDIX No. 8.

EXTRACTS from the ANNUAL REPORT of the CHIEF AGENT for EMIGRATION in CANADA, dated "Quebec, 20th December, 1844."

THE number of vessels which have arrived from the United Kingdom with emigrants, during the past season, was 222, measuring 86,442 tons. Of this number, only 113 vessels, having a tonnage of 48,110, came within the regulations of the Passengers' Act. These were navigated by 1821 seamen, and brought out 14,600 full passengers. Of the total number, 109 vessels had less than 30 adults on board; 48 vessels had from 30 to 100 passengers; 31 above 100, and under 150; 17 vessels, from 150 to 200; 6 from 200 to 250; 5 from 250 to 300; and 6 above 300; and of the whole, only 28 vessels brought the full number authorized by law.

Fully three-fourths of the emigration by the St. Lawrence have settled in Western Canada. The number arrived, *via* the United States, is stated in these Reports [Monthly Reports from Chief Agent in Canada West] at 4920; viz., at Kingston, 1360; Coburg and Port Hope, 352; Toronto, 2146; Hamilton, 712; and Port Stanley, 350. These are the only points from which I have returns; and the estimate may therefore be considered as considerably within the number. The emigration from this province to the United States, I consider as under 2000; so that the increase of the population of the province by immigration in 1844, may be stated at 23,000 souls, of which number 19,000 have settled in Western Canada.

The emigration, on the whole, I consider superior to that of last year, both in respectability of appearance, and amount of property; and I have met with a number of highly respectable and intelligent persons, with capital, varying from 500*l.* to 1500*l.*, who have purchased and settled on farms, during the past season, much to their own satisfaction. There is, on the other hand, a very considerable portion of the year's emigration, consisting in persons and families, whose means are very limited; and many whom I have had occasion to mention in my weekly reports made to your Excellency from time to time during the season, as being extremely poor. These, however, with but few exceptions, have come out to their friends, who are generally in circumstances sufficient to provide for their immediate necessities, and place them beyond the fear of want.

This description of emigrants may be expected to be constantly on the increase; as the family pioneers who annually arrive here, permit only a short time to pass over without sending to assist some of their relatives in joining them. There is another class of our emigration in almost every instance requiring assistance from this department on arrival. I find on referring to the books of the office at this place, that 173 widows, accompanied by 488 children and grandchildren, came out this season to join their sons or daughters; and 245 women, having 713 children, came out to join their husbands; all of whom received more or less assistance from their relatives here, to enable them to reach this port.

The public works and private enterprise have given employment to a large number of labourers throughout the past summer in the city and neighbourhood of the present capital of this province, and the wages of all classes of mechanics engaged in the erection of buildings have considerably advanced. Carpenters, stone-cutters, stone-masons, and bricklayers have been much wanted during the whole of the summer; and first-class hands in these several trades have been receiving from 6*s.* to 8*s.* per day. These rates are, however, confined to the city of Montreal. Wages in the other sections of the province are much the same as last season. The wages of day labourers throughout the province, have ranged from 2*s.* 6*d.* to 3*s.*; and the men at present employed on the St. Lawrence Canal, are receiving 2*s.* 6*d.* per day during the winter months.

With respect to the inland transport of indigent emigrants, between Montreal and Kingston, the following rates were paid on the main route, between Quebec and the principal ports, on Lakes Ontario and Erie, during the season, viz. :—Quebec to Montreal, 180 miles, 5*s.*, in the month of July reduced to 2*s.* 6*d.*; from Montreal to Kingston, *via* Bytown, 247 miles, 4*s.*; from Kingston to any port on the Bay of Quinté, from 35 to 70 miles, 2*s.*; Kingston to Coburg, or Port Hope, 90 miles, 5*s.*; from ditto to Darlington, Whitby, or Windsor, 120 miles, 6*s.* 3*d.*; to Toronto, 180 miles, 7*s.* 6*d.*; to Hamilton, 220 miles, 10*s.*; to Niagara, 7*s.* 6*d.*; and to Ports Burwell and Stanley, on Lake Erie, by schooners through the Welland Canal, 7*s.* 6*d.* to 10*s.* Land carriage from 1*d.* to 2*d.* per mile. These rates are for adults, or persons above 12 years; under this age the charge is reduced one half; and those under three years are carried free.

APPENDIX No. 8.
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Extracts from the Annual Report of the Chief Agent for Emigration in Canada.

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The statement of persons assisted by the several agencies throughout the Province, shows a decrease, when compared with that of 1843. From my monthly statements of the expenditure of this department, which has been from time to time transmitted to your Excellency, it will appear that 5113 persons, equal to 3850 adults, were forwarded from this agency, chiefly to Montreal; and 4950, equal to 3632 adults, were provided with passages from Montreal to Bytown and Kingston; 3234 were assisted in proceeding from Bytown upwards, by the Rideau Canal, or the Ottawa; 3560 were forwarded from Kingston to different ports on Lakes Ontario and Erie; 164 were assisted at Coburg; 2089 at Toronto; and 718 at the Hamilton agency, making a total of 17,247 adults, who were assisted by this department during the past season. Of this number, 696 received medical treatment, besides a considerable number who were relieved with provisions. The number of deaths at the different agencies throughout the provinces, was only 22.

The number of persons relieved at the same points in 1843, was 21,283; and the number of deaths 49.

* * * * *

The funds received to meet the expenditure of the department, have been derived from the tax received at the ports of Quebec and Montreal, the former amounting to 3777*l.* 5*s.* 10*d.*, and the latter to 216*l.* 17*s.* 6*d.*, making a total of 3994*l.* 3*s.* 4*d.*; and the imperial vote of 3500*l.* sterling, equal to 4200*l.* currency, giving a total amount of funds available, equal to 8194*l.* 3*s.* 4*d.* currency.

* * * * *

By a return which I have received from New York, the emigration from the United Kingdom to that port, has nearly recovered its former average. In 1843, it had decreased to 25,876. In 1844 it is about 40,000. The emigration from Europe generally to the United States, has been very large; the arrivals at New York from Germany alone amounting to 14,847.

There has been no important change in the terms on which the possession of land is to be obtained by the immigrant, since my report of last year. Waste land continues to be sold by the Crown and the Land Companies, and particularly by private individuals, at very moderate prices, and easy terms of payment. There is indeed no obstacle to the attainment of land by the poorest settler.

* * * * *

From the results of extensive inquiry which I have instituted on the subject I am led to consider the present condition of the recent immigration into the province by no means unfavourable. The rates of wages are not so high as they have been known in former years; but there is a very extensive demand for labour. The public works, in which upwards of 3000 men are now engaged, afford employment for a good many of the new comers, whose want of experience in the methods of the country render them unfit for a domestic capacity, while experienced labourers are in general request. There have been few or none of the industriously disposed unprovided with work, and mechanics of nearly all descriptions have been earning full wages. The province has been blessed with a very bountiful harvest, and provisions and necessaries of all kinds are in plenty, and at moderate prices. It is to be expected that employment will cease to a considerable extent in the winter months. The season has been favourable, however, to a late period, and both the public works in progress and many private undertakings are prepared for the resumption of work at the earliest period of the spring.

The emigrants who have become settlers, particularly those in Western Canada, are in every respect favourably situated. The prosperous condition of the country encourages their best exertions, while they are in the meantime readily furnished by their friends or neighbours with assistance and support.

APPENDIX No. 9.

APPENDIX No. 9.

EXTRACT from a REPORT of the CHIEF AGENT for EMIGRATION in CANADA WEST, dated "Kingston, 29th November, 1844."

Extract from a Report of the Chief Agent for Emigration in Canada West.

THE total number of immigrants who have settled within the limits of Western or Upper Canada during the year 1844 is 19,383, and they entered this section of the Province by the following routes, viz. :—

By the Rideau Canal	.	.	.	13,995
By the St. Lawrence	.	.	.	818
By the United States	.	.	.	4,570
Total	.	.	.	<u>19,383</u>

APPENDIX No. 9.
Extract from a
Report of the Chief
Agent for Emigra-
tion in Canada
West.

Of the above number at least one-third received assistance, either in food, free passages, or lodgings in the emigrant sheds, and, such of them as required it, medical attendance and comforts. The season has been remarkably healthy; and the facility and comfort with which any number of immigrants can now be conveyed from Quebec to any of the ports on Lakes Ontario and Erie are so great as to render the journey, compared to what it was a few years since, rather an excursion of pleasure than a serious undertaking, subject as it then was to repeated delays, as well as much suffering from exposure. With reference to the distribution, I find, on referring to the monthly reports, that it has been as follows:—

Bytown and districts adjoining	1,560
Johnstown and Bathurst districts	678
Kingston and adjoining districts	2,271
Coburg and Port Hope, and adjoining districts	1,372
Whitby and Darlington, and adjoining districts	538
Toronto, including Home and Simcoe districts	8,009
Hamilton and Gore, Wellington and Talbot districts	1,829
Niagara port and district	520
Port Stanley and London district	1,289
	<hr/>
	18,066
Destination unknown	1,317
	<hr/>
Total	19,383

With reference to their condition, I am happy to have it in my power to state that all accounts concur in stating that, although the winter may be considered as having set in, and consequently put a stop to many kinds of out-door work, the persons thrown out of employment have found little or no difficulty in obtaining a livelihood, while those who have either purchased or rented farms appear quite satisfied with their prospects.

Since writing the above, the reports from Toronto and Port Stanley have come to hand, and from them I beg to make the following extracts:—The agent at Toronto says “that nearly one-half of the emigrants from the United States who have landed at that agency received free tickets for passages from Rochester to this port from the Emigrant Society at New York; the others paid their own expences, and many of them had small capitals—say from 50*l.* to 100*l.* A few had more, and at least one-fourth of the whole had previously settled in the States, where some of them had remained for many years. I have obtained this information from observation as well as from returns made to me by the pursers of the Rochester steam-boats.”

The report from Port Stanley states that, “according to the returns made by the forwarders, merchants, and steam-boat captains, nearly 400 settlers have been landed at this port from the United States. Several had remained in that country from two to six years, and many brought with them sums of money of from 50*l.* to 500*l.* Those who came from Kingston were in general miserably poor, but all found profitable employment; even the 300 Paisley weavers you sent here in 1843, have all been satisfactorily settled. I have conversed with several of them, and they have expressed their grateful thanks for your advice and the assistance rendered them at Kingston to enable them to reach a land so abounding with all the necessaries of life.”

The rates of transport have been pretty much the same as in 1843, viz.:—

	<i>s.</i>	<i>d.</i>
From Kingston to any port on the Bay of Quinté, average from 35 to 70 miles	2	0
From ditto to Toronto	7	6
From ditto to Hamilton	10	0
From ditto to Coburg and Port Hope	5	0
From ditto to Darlington and Windsor, and Whitby	6	3
From ditto to Niagara	7	6
From ditto to Port Stanley and Port Burwell, by schooner, from 7 <i>s.</i> 6 <i>d.</i> to 10 0		

Land carriage varies from 1*d.* to 2*d.* per mile. When a return waggon can be obtained, it can sometimes be had for the former, but when a conveyance is hired expressly it is sometimes as high as the latter.

APPENDIX No. 10.

Extract of a Despatch from the Earl of Elgin to Lord Stanley.

APPENDIX No. 10.

EXTRACT of a DESPATCH from the EARL OF ELGIN to LORD STANLEY, dated “Jamaica, January 31, 1844.”

1. The population of this island is so considerable that it is highly improbable that the proportion subsisting between the sexes will be materially affected by immigration.
2. Immigrants from Africa, for the most part, differ from the natives but slightly in race, colour, or language. Connexions by marriage not unfrequently take place between them.
3. The existing regulation on the subject of the importation of females may, it is apprehended, tend to keep up a certain estrangement between the two classes, by disposing the new settlers to form themselves into separate communities and to mix less freely with the inhabitants in the ordinary relations of life than they would otherwise do.

4. The constant intercourse now maintained with the coast of Africa affords every facility to residents who may choose to bring their families to the island. Return passages are secured at a moderate charge, and in some cases even gratuitously, to Africans who may be disinclined to take up their abode here permanently.

The immigrant cannot derive from these arrangements the full benefit which they are calculated to confer unless he be free to visit the island before he decides on moving his family from their homes.

APPENDIX No. 10.

Extract of a Despatch from the Earl of Elgin to Lord Stanley.

APPENDIX No. 11.

EXTRACT of a DESPATCH from GOVERNOR LIGHT to LORD STANLEY, dated "Demerara, January 25, 1844."

APPENDIX No. 11.

Extract of a Despatch from Governor Light to Lord Stanley.

THE influx of emigrants from Sierra Leone has hitherto been on a very limited scale, and it has been very difficult to obtain even the proportion of one-third being females. In more than one letter from the Agent at Sierra Leone, he has stated that more emigrants could be obtained, but as the women objected to quit the country, he was forced to refuse the offers of the men. Exception has been made as regards kroomen, whose wives rarely accompany their husbands, or reputed husbands. I consider that till this country is more known to the settlements on the African coast, there can be no objection to waive the restrictions of the Emigration Ordinance as regards the sexes; wives will follow the husbands, if these are successful in this province, and desire to make it their home, and it is very probable that the women from Sierra Leone will be more disposed to quit their country when they find the men are permitted to go alone.

There never has been a due proportion of the sexes brought to this country, and it was excused by the anticipation expressed, that when this country became more known, the women would follow.

The female population in the rural districts is on the increase, and the population returns prove an excess of females in Georgetown over the males to be 2000, or nearly so.

I consider it would be expedient and justifiable to abandon all restrictions as to sexes; the evil of disproportion will cure itself; the great object at present to be gained is to excite a desire to emigrate to this province amongst the natives of Africa.

The constant communication now kept up with Sierra Leone, the facilities given for return, will remove the disinclination of the women to quit their home.

APPENDIX No. 12.

EXTRACT of a DESPATCH from GOVERNOR MACDONALD to LORD STANLEY, dated "Sierra Leone, February 19th, 1844."

APPENDIX No. 12.

Extract of a Despatch from Governor Macdonald to Lord Stanley.

I BEG to acquaint your Lordship that I have given full consideration to the several points in your Lordship's despatch above alluded to; and, in the first place, I am clearly of opinion that the restriction which requires a certain period of residence in the Colony, to allow an applicant to emigrate, may, with perfect safety, be discontinued. Since I have been in charge of this government, no instance of any proceeding bearing the resemblance of kidnapping, has been brought to my knowledge; nor can I imagine how such a practice, or the exercise of any undue influence to induce persons to emigrate, could possibly exist under the present regulations, when all emigrants, previous to embarkation, are minutely examined by the Government Emigration Agent as to their former occupations, places of abode, and all other particulars respecting them; it being eminently a portion of that officer's duty to object to the embarkation of any individual, when, by such examination it shall appear that any means at variance with the established regulations, have been exerted to induce him to emigrate.

APPENDIX No. 13.

EXTRACTS of MR. BUTTS'S REPORT to GOVERNOR LIGHT, dated August 7th, 1844.

APPENDIX No. 13.

Extracts of Mr. Butts's Report to Governor Light.

AFTER various visits, and having procured interpreters, we found these people had been tampered with by the old Sierra Leone settlers, who, now that the apprenticeship system is abolished, find some difficulty in procuring labour, as heretofore they had it for the bare subsistence of the labourer, without any other remuneration whatsoever, and without affording any medical assistance. As an instance of the absurd and calumnious reports, I purpose, so soon as I have leisure by the departure of the ship, entering prosecutions against several parties for having stated to the late captured Africans, that "they are well fed and taken care of on their passage to the West Indies, so as to make their blood rich; that on the ship's arrival they are taken ashore to a large house, where they are hung up by the heels, and

APPENDIX No. 9.
 Extracts of Mr.
 Butts's Report to
 Governor Light.

their throats cut, the blood being used in colouring the soldiers' coats, causing them to be so brave that whenever they make war, they are sure to conquer; the heads are cut off, and boiled to make medicine for high high-whitemen, which causes these high whitemen to be so very clever." You can readily conceive that to remove such impressions from the minds of these people, who never saw a white man until they were put on board a slave-ship, is almost impossible.

* * * * *

I have visited Kroo Town; it is divided into six departments, each having its own chief, flag, &c., and populated, as regards males, only from their own native town. The chief of Setha Kroo, Sam Headman, is acknowledged here by the Colonial Government.

Duke William, Chief of Nana Kroo.
 Tom Sudy, Chief of King Will Town.
 Sam Headman, Chief of Setha Kroo.
 Jack Tatta, Chief of Grand Sesters.
 Tom Wilson, Chief of Cape Palmas.
 Ben Glando, Chief of Little Kroo.

I have made minute inquiry from themselves and various others, as regards their women never being permitted to leave Kroo country, and I have met with no other reply than that they never do quit.

With these chiefs I have had several meetings, and Saturday last was appointed for a grand conjoint palaver, at which the most interesting point for me at the moment to get distinctly understood and settled, was the filling up of any number of emigrants I might be deficient, by their boys. I now understand from them that their boys shall this time fill the "Arabian" up.

They express themselves well pleased at there being a person appointed to confer with, and to visit their chiefs in their own country, when they state that "a very great and good good palaver will be made." The names of their boys being entered with our Immigration Agent (I have suggested an alteration in the Registration-book, so as to accord with the list sent to you, by which we shall be enabled to check the persons, and towns from whence they come), I gave the chiefs, and to about 200 Kroos, a dinner in their own town, at which I understand they much enjoyed themselves.

These chiefs are remarkably shrewd, clever men, very slow to express themselves, doing so with much propriety. They wished me much to promise that the ship should be sent to their country. This I told them I was not authorized or permitted to do, but that I would represent their request to his Excellency Governor Light. I am led to believe that could Lord Stanley's permission for such a measure be obtained, that it would be highly beneficial; in any such case, it would be requisite to call here for delegates, who would volunteer in hundreds, merely to obtain a passage to their own country, opportunities for their return being infrequent. The Kroo delegates, Jack Andrews and Tom Sidi, merit my best commendations.

* * * * *

The merchants and inhabitants generally are averse to emigration. They say it cannot benefit us, and it renders the people fickle at their work, and that it has a tendency to raise the rate of wages. There are many difficulties to be overcome, and much suspicion and distrust to be removed, which must be replaced with confidence. With all uneducated people this requires time, but with savages, years and years must elapse ere their confidence be really gained.

I have endeavoured to ascertain what great causes were in existence leading them to emigrate, or whether there was any powerful means of stimulating them, that in the absence of any natural or existing cause, could be brought to bear, so as to induce a constant stream of emigration. In vain have I sought for anything in the shape of such a cause affecting these people. Love of finery they possess, and naturally a highly excitable temperament, but which is only acted on momentarily by seeing others of their own tribe and class better off in these articles than themselves. The mandate of a chief would stop emigration at once from any part or portion of his tribe. This, I fear, is not a state in which you can repose confidence for a continuation of emigration. The original settlers here, and their immediate descendants are not accustomed to labour, having heretofore procured apprentices, who by that name worked and were treated as slaves, without the protection or remuneration, small as was that remuneration by slaves enjoyed, and also by persons from the tribes in the neighbourhood who were frequently obliged to fly here for refuge from their own country people.

I do not consider that the procuring of some 2000 or 3000 would be any guarantee for a continuance.

I have no doubt that were efficient measures adopted and continued, in a course of years emigration and its benefits would come to be understood and appreciated, but I cannot help expressing my fear that if reliance be placed on receiving an immediate and large influx of emigrants from Africa, disappointment and loss will ensue.

APPENDIX No. 14.

Extract of a Report
 from Mr. Guppy to
 the Governor of
 Trinidad.

APPENDIX No. 14.

EXTRACT of a REPORT from MR. GUPPY to the GOVERNOR of TRINIDAD, dated the
 18th October, 1844.

It is very difficult to form an estimate of the population of Sierra Leone. The census gives under 55,000, although 75,000 captured Africans have been liberated there since 1810, in addition to all the population located there in 1810.

The population of Freetown, including the suburbs and Kroomen, is said to be 30,000. The population of the town consists principally of Creoles, Akoos or Yaribans, Mokos, Ebos, Mandingos, Timanees, Jolliffes, &c., and Kroomen. Of these the Creoles and Akoos, who are the great majority, live principally by petty traffic, attending market and keeping little stalls, in which they sit all day to sell goods or provisions to the amount of a few pence, or at most a few shillings; these are quite satisfied if they gain 4*d.* or 6*d.* by the end of the day, which sum is sufficient to provide for all their wants. The Creoles are universally considered an idle and worthless class. The Akoos are more provident, more desirous of gain, and will work rather than continue poor; still they are very averse to actual labour. The Mandingos are handicraftsmen, they are intelligent, and are very good workmen in iron and other metals, articles of wood, leather, and the like; but they are very averse to field labour. The Timanees, Jolliffes, and Sherbros are in much smaller numbers; they are intelligent, and willing to work. The Mokos, Ebos, &c., are dull in capacity, and indifferent workmen, but are not indisposed to labour. Lastly, the Kroomen, who form a race altogether apart, will be mentioned more particularly below. The inhabitants of the country districts consist of Creoles and Akoos, forming the majority both in numbers and in possessions. Next, Mokos and Ebos; with these are mingled a few of almost every nation in Africa.

The soil of Sierra Leone is exceedingly sterile; ginger, arrowroot, and various peppers, grow with some facility, these are the only articles raised for exportation, and the demand for these is extremely limited. The sweet cassada, (the mainstay of the colony, for most of the rice consumed in it is brought from neighbouring states,) and yams also grow very well. Other sorts of ground provisions grow, but can hardly be said to flourish. Fruit trees, of the kind used in the West Indies as provisions, such as the bread fruit, avocado pear, &c., will not grow. Plantains and bananas are of a good quality, but very small. The quality of the soil is evident from these facts.

The result of the great labour required to get any return from the soil, is shown in the eagerness which all display to gain a little money by traffic, and to obtain an (so called) apprentice out of the liberated African yard, whom the master compels to labour for him without hire.

In every village there is a neat stone-built market-house, where those who have any surplus of provisions, or who have made little purchases in town, sit patiently all day to sell their few pennyworths.

A man who has a penny in Sierra Leone, can buy provision enough to support nature; for twopence he can provide himself with a quantity and description of food quite equal to the desires of most of them.

In Freetown, including the suburbs, 1 person in 100 of the black population, in the country, about 1 in 500, has a comfortable stone-built house with boarded floors. The remainder have huts built of mud, and thatched with grass, resembling the worst description of negro huts, which existed in Trinidad before emancipation.

The whole furniture and property of almost all of them, consists of a mat to sleep on, a cooking pot, a few calabashes, a wooden pestle and mortar for pounding their food, a block of wood to sit on, and a piece of cotton cloth, which is their only covering by night and by day; those who have provision grounds around their huts have also the rude African hoe and cutlass, a pig, and few fowls complete the list. The liberated African on his first introduction to the colony has not, of course, any of these things, except a few articles of clothing provided by Government. These persons were formerly apprenticed, as it was termed, to almost any one who applied for them, now they are left entirely to their own guidance on being dismissed from the African yard. As their labour has no marketable value, all their people, whether under the name of apprentices or any other, are in a condition nearly as low as that of slavery. They work generally for several years for those who, having provision grounds, or petty trade, or any other means of subsistence, give them in return for their labour food to eat, and the shelter of their huts.

The erection and repair of churches, Government and Missionary school-houses, all the materials for which are transported on the head, (no animals being used for drawing or carrying burthens, not even in Freetown, where the few waggons in use are drawn by men) and the making and repairing of roads and bridges, which is partly done by compulsory unpaid labour, partly from funds intrusted to the managers for that purpose, afford occasional employment to such as are most inclined to better their condition.

These, when they have scraped together enough of money to set up for themselves, get a grant of a lot of land, plant provisions, traffic, and, as soon as possible, procure a liberated African, who then becomes their drudge.

Of this lowest class there are many thousands in the colony, and it might be supposed that it would be easy to procure emigrants among them, yet the contrary is the case. They are landed from the slaver with an instinctive dread and dislike of white men. No white man can speak any of their languages; the grossest fabrications and falsehoods are told them by their fellow countrymen settled in Sierra Leone, who are desirous of getting their services; no white men, except three or four missionaries, and the same number of managers (magistrates), are located throughout the entire country districts,—so that, in effect, there is scarcely any intercourse between the races. Their distrust and fear of white men thus continues for many years, and, from their utter ignorance, it is very difficult to convey to them any idea of an improved condition.

Black delegates, natives of their own country, are the only people who can operate upon this class: and their task is not an easy one; for, upon any intimation that individuals are going to emigrate, their masters frequently follow them with menaces and clamour to the office of the Emigration Agent, and even attempt to get on board the vessel and take them out. The

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undersigned was personally a witness to several of these scenes. He is also bound to state that, on complaint made to the authorities, every disposition to punish the offenders was cordially shown, but still it is very difficult to prevent the effects of the intimidation on intending emigrants. The employers of these people, the petty traders, and, generally speaking, all those who possess a hut and a lot of land as before described, are much less likely to emigrate, although their condition, both morally and physically speaking, would certainly be benefited by the change.

But they can find no purchasers for their huts and provisions, of which the country people usually have a good supply in the ground; and as they can just live, with very little labour of their own hands, their mode of life is more agreeable to them than an improved condition with industry.

It is probable that a great change might take place in this class if the drudges were withdrawn by emigration; the more wealthy among them would probably then return to their own countries, where they could purchase slaves, and the less wealthy would emigrate to the West Indies: this, however, is mere conjecture.

There is another point which will much influence the condition of the petty traders, &c., in Sierra Leone.

The colonial expenditure, which was formerly very large, for building, maintaining, and endowing various establishments, religious, educational, eleemosynary, &c., in the different villages as well as in Freetown, and which was entirely defrayed by the Home Government, has been gradually diminished for some time past, and the remainder will probably eventually be thrown on the colony; this will render taxation in some form necessary.

It is perhaps rash to hazard a conjecture as to the number of people who might be inclined to emigrate from Sierra Leone to the West Indies. Yet, as the question may arise, the undersigned states that, considering the dispositions and present circumstances of the people, he does not consider that those who would be likely to emigrate, even if made acquainted by delegates with all the advantages, would exceed 8000 or 9000, exclusive of Kroomen.

No classification of the black population of Sierra Leone, as regards their occupations or property, has yet been made, so far as the undersigned is acquainted. Nor do any means exist, such as rating or taxation, of estimating the proportions of different classes. There is no regular occupation for paid labourers within the British territory; the declared value of the exports from Sierra Leone figure, it is true, in the Custom House for the amount of upwards of 50,000*l.* per annum, but of this, the whole of the timber, amounting to 30,000*l.*, and nine-tenths of the other articles, are produced by slave labour in the neighbouring states, and merely cleared at the Sierra Leone Custom House, and there has always been a surplus of labour in the market; there are therefore no means as yet of estimating correctly the full number who might become emigrants. Taking, however, the country population at 25,000, the undersigned judges that the possessors of houses and lots of land who are not disposed to emigrate amount, together with their wives and families, to four-fifths of that number, leaving 5000 who might probably be obtained. Taking the population of Freetown at 26,000 (exclusive of Kroomen, who will be spoken of separately), we must first except the Mandingos, who, though excellent in their way as handicraftsmen, are not wanted in that capacity, and are too averse to field labour to be desirable emigrants. Next, the masons, carpenters, and others, who are very numerous, work in a manner so rough, that they could not compete with tradesmen in those branches in Trinidad. These have generally a petty traffic, and consider themselves too good for field work; nothing but disappointment could arise from engaging this class whilst Sierra Leone continues as it is; those, also, who can earn their daily bread by sitting still and making petty sales, or undertaking work as headmen, are not disposed to emigrate. (All the people in Sierra Leone now know full well, both from the agents and black delegates, that although plenty of money can be gained, they must personally work for it; they cannot hire sub-labourers at a lower rate, or procure drudges for merely feeding them, as is commonly done in Sierra Leone.) All these may therefore be considered as not likely at present to emigrate; and after making due deductions for all these classes, the undersigned considers that 4000 to 5000 would be a large number to obtain.

The question naturally occurs, how all these petty shopkeepers and others are maintained in so disproportionate a number to the rest of the population in a country affording no settled employment; the reply is, that Freetown is the entrepôt of a considerable trade with the interior; and also the station where Her Majesty's cruisers call, where their English supplies are kept, and all others obtained, where the captured slavers, with all the articles found on board them, are sold, these things, together with the troops, Government service, and European establishments, both cause a considerable circulation of money, and find casual employment for a great number of labourers at a rate of wages, which appears to us low, (*viz.*, 4*d.* for Creoles and 1*s.* 6*d.* for Kroomen per day,) but, which, in fact, enables them, besides a mere maintenance, to purchase the articles in which the small traders deal, and to wait occasionally for some time without work, nor does it appear to the undersigned likely, that whilst all things continue on their present footing, any large emigration of Sierra Leone people can take place. On the other hand, if anything were to occur to diminish the circulation of money, great numbers in Freetown must either starve or emigrate.

As the undersigned did not visit the neighbouring states, he cannot speak from personal knowledge, but the general opinion of the best informed people in Sierra Leone, is, that many emigrants might be procured amongst the Timanees and Sherbros, who are intelligent and comparatively industrious, if presents were given to the chiefs to secure their non-interference in restraining their subjects; without this, the chiefs will certainly not let the people go, no kind of negotiation or business, either Government, Missionary, trading, or any other can be entered upon with the chiefs without presents.

Such natives of these countries, as have settled voluntarily in Sierra Leone, are, for the most part, too well off to form any strong desire to emigrate; they appear, however, to have formed a favourable opinion of the West Indies. They are too much in awe of their chiefs to undertake to get emigrants without first agreeing with them; to be killed or sold would be the certain result.

There is another source from which emigrants are at present occasionally derived, viz., captured Africans, obtained direct from the liberated yard before they are dispersed. By the present regulations these are allowed to stay a few days after then are declared free, subject to the directions of the Governor, in the liberated yard, where they are maintained by Government, and an opportunity given them of enlisting in the African corps, or emigrating by any vessel then in the harbour; (they are not, however, allowed to remain for any vessel not actually arrived). The Jamaica and Demerara transports procured, the former nearly 100, the latter 76, immigrants from this source, on their respective last trips; whilst the Trinidad vessel not having had the fortune to be there when a captured slaver was brought in, had not this advantage. It is possible that many emigrants may, on future occasions, be derived from this source, but it is subject to too many obvious contingencies to form the ground of a calculation.

The Kroomen are a race completely apart from all other African nations, and merit much attention. In personal strength they exceed all the tribes of Central Africa, and their patient endurance of toil has procured them the soubriquet of "Asses," at Sierra Leone.

They never permit slavery amongst them under any form or name, nor will they ever submit to be made slaves by other nations. They are more like Europeans in their habits and ideas than any other tribe; they are eager of gain; they elect a headman wherever they go, whose business it is to keep up their communication with their own country, and to decide all disputes arising among themselves. To what further points the authority of the headman extends it is very difficult to ascertain, as they are very jealous of giving information on this point. They are Pagans, and make the propitiation of the Devil the most important point of their religion, but what other tenets they hold has not been ascertained; not a single instance of conversion has occurred at Sierra Leone, and it is said that a Krooman would not be allowed to return to his own country if he were converted. They never take any of their women out of Kroo Country—there are but two Kroo women at Sierra Leone—nor do they ever take foreign women home to their own country, but they sometimes adopt their children by foreign women into their own tribe.

They make excellent policemen; they serve with alacrity in our cruisers, and show much courage and steadiness when necessary. These characteristics apply equally to the Fishmen and Bassamen, who are generally included amongst Kroomen, but these three tribes are at present at feud, and are apt to quarrel if worked in the same gang. The Fishmen and Bassamen have no headman in Sierra Leone, nor do they seem so fond of emigrating as the Kroos. The demands made by the head Kroomen at Sierra Leone, as a condition to his cordially forwarding emigration, are, that a piece of land in or near Port of Spain should be allotted to the Kroomen as a residence for their headman; and that a free passage should be given at any time to all Kroomen wishing to return to Sierra Leone. Some other demands were made, but eventually they were reduced to these two, both of which, after weighing the importance of securing the services of these people, the undersigned recommends strongly to the consideration of his Excellency Sir Henry MacLeod. It is probable that many thousands of these people could be obtained; there are frequently several thousands of them at Sierra Leone. There are no grounds for any estimate of the total numbers of these tribes inhabiting Kroo County.

As they prefer working for money to being idle, it is not likely that they would abuse the privilege of free passage at any time as above proposed, but which many other African nations undoubtedly would do, especially the Akoos who always endeavour to carry with them a few articles of traffic. The Kroomen are all effective labourers, which cannot be said of any other nation; between want of will and want of power, it is probable that 200 of any other tribe will not perform more work in the year than 100 Kroos.

APPENDIX No. 15.

PROPOSED EMIGRATION OF LABOURERS from the EAST to the WEST INDIES.

THE principle of the plan is that it shall be entirely conducted by public officers, who shall both provide for the collection of the emigrants, and also take up ships for their conveyance on the best terms that may be practicable, but not to exceed a certain maximum rate per head.

The necessary measures will be:—

1. An amendment by the Governor-General and Council of India, to which it is understood that under proper securities they will be prepared to assent, of the Indian Acts by which emigration from India to all places, except Mauritius, is prohibited. It is proposed that emigration should henceforward be lawful from such one or more of the ports of Calcutta, Madras, and Bombay, as may have resident Emigration Agents at them, sanctioned by the Governor-General, to such places as those Agents may by the Governor-General be authorized to act for. No emigration to be lawful, except that effected by the regular Agents, nor except in ships hired by them.

It is expected that, unless the demand prove larger than it is at present foreseen, the emigration will, in the first instance, be confined to Calcutta and Madras, or possibly to Calcutta alone, so as to save the expense of separate establishments.

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Proposed Emigration of Labourers from the East to the West Indies.

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Proposed Emigration of Labourers from the East to the West Indies.

2. The appointment by the Governor-General of an officer at each port, to be styled the Protector of Emigrants. The use of this officer will be to see that the regulations for this service are carried into effect. He will see that the ships, selected by the Agent, are of a description to warrant his granting his certificate, without which no passage-money will be payable. He will visit the ship immediately previous to its departure, and in the presence of the Agent he will ascertain that the emigrants have embarked voluntarily, and that everything has been properly explained to them. No bounty will be payable in respect of any emigrant arriving without the Protector's certificate.

3. An officer will be appointed by the Government at each port of embarkation to act as Emigration Agent for the West India Colonies. He will be required to make every preparation for the reception of the emigrants on their arrival from the interior. He will explain to the emigrants the nature of their prospects in the West India Colonies, and on ascertaining that the parties are eligible, will provide them with a passage.

This officer will be remunerated by a fixed salary, the charge to be divided between the importing colonies for which he acts. Should the emigration be confined to Calcutta, it is hoped that the Protector and Agent appointed there to superintend and conduct the emigration of Indians now going to the Mauritius will be able to act in the same capacity for the West Indies; a measure at once recommended by economy, and the absence of rival establishments. It is proposed that the same arrangement of having one establishment only of Agents for all the West India Colonies should be adopted at the other two ports also, if open to emigration.

4. It will be necessary that " Travelling Agents " should be appointed, the present system of collecting emigrants through the agency of Duffadars being considered objectionable; but it is not possible at present to state the exact footing upon which these appointments will be placed; and it will be left to the Emigration Agent, subject to the approval of the Governor-General, to make the necessary arrangements on this head. It is proposed that the expense on this account shall not be allowed to exceed a fixed sum for each emigrant.

5. The Emigration Agent will at his discretion, with reference to the number of emigrants collected or anticipated, take up vessels by tender for their conveyance to their destination, the rate not to exceed a certain sum hereafter to be fixed for each Indian landed. The vessels will be subject to the provisions of the Passengers' Act, and will be required to sail, on receiving orders for that purpose from the Emigration Agent, after the Protector's certificate has been granted.

6. The Emigration Agent will be required to provide each emigrant with a suitable supply of warm clothing for the voyage.

7. It is not intended that there should be any restriction with respect to the proportion of males and females, such a course having been considered by the Government of India as objectionable, but every inducement will be held out to the wives and families of emigrants to accompany them.

8. Each colony will provide a public interpreter; and every 50 Indians will be accompanied by a Sirdar, who should, if possible, be competent to interpret.

9. Gratuities to the extent of 15 rupees may be made to the emigrants previous to embarkation; but these gratuities must be defrayed by the colonies, and must not in any way be considered as a debt against the emigrants.

10. The departure of the vessels will be restricted to the period between the 1st of October and the 1st of _____, with a view to the favourable monsoon, and in order to avoid the winter months in passing the Cape of Good Hope.

11. Proper preparation will be made in the importing colonies for the reception of these emigrants. In the colonies of Jamaica, British Guiana, and Trinidad, the only colonies in which preparations have as yet been made to meet the expense of this emigration, an Immigration Agent is already appointed to superintend the arrival of the emigrants from Sierra Leone. The regulations adopted by these officers, under the direction of the respective Governors, for the reception and location of the Sierra Leone Emigrants having worked most satisfactorily, as will appear on reference to the printed West India Emigration Papers, will be continued.

12. At the expiration of five years every emigrant, including all children who may have been born in the colony, will become entitled to a free passage back to India. For the purpose of ensuring payment of the necessary charges, each colony will be required, as has been already done in the case of the Sierra Leone emigrants, to pass a law to render the colony liable for this expense in a manner which is tantamount to a charge on the Consolidated Fund of the colony; and to enable the Governor to make arrangements, by his own authority, for providing such passage.

Colonial Office, June 5, 1844.

APPENDIX No. 16.

Duties of the Emigration Agents in India for the West India Colonies.

APPENDIX No. 16.

DUTIES of the EMIGRATION AGENTS in INDIA for the WEST INDIA COLONIES.—July 1, 1844.

Collection of Emigrants.

1. The emigration agent will be instructed by the Secretary of State what number of emigrants he is to provide for the several importing colonies in the West Indies.

2. He will thereupon take steps for endeavouring to collect the requisite number of eligible people to be at the port of departure in the course of the appointed season for emigration.

3. For this purpose he will use travelling agents if necessary, subject to the approval by the Governor-General of his arrangements on the subject, and taking care that the total expense up to the moment of embarkation do not exceed the rate of 15 rupees for each emigrant.

4. Proper provision must be made for the lodging and maintenance of the people brought from a distance, while at the place of embarkation. In England a moderately sized building is used for the purpose under the name of a *depôt*; and the opportunity is taken while the people are there, of dividing them into messes, and accustoming them to the regularity, cleanliness, and order, which it is intended they should observe on board ship.

5. In order to save expense the agent should avoid collecting and detaining large bodies of people simultaneously at the place of embarkation, but should only bring up parties in succession as the vessels for their conveyance are expected to be ready. In England it is found that by good management people need seldom be detained at the *depôt* more than three days. There may be greater difficulties in India, on account of the larger distances, and the probably smaller facilities of communication with the separate emigrants, but the object of the present paragraph is to point out the general end to be aimed at.

6. From Calcutta the whole emigration to the West Indies is to take place between the months of October and February, both inclusive; and from Madras within such period as the Government there may appoint, bearing in mind the desirableness of avoiding the winter in doubling the Cape of Good Hope.

Ship.

7. The ship should be perfectly sea-worthy, and well found; and in case of any doubt on this point, should not be engaged without a previous survey, of which the expense must be borne by those interested in the vessel. The smallest height admissible between decks is fixed by the Passengers' Act at six feet; but for the conveyance of large numbers of people on a long voyage, it is much better to secure, if possible, vessels which are not of less height than six feet four inches from deck to deck, or five feet six inches from deck to beam.

8. The ship should be well cleansed; the between decks and the under part of the upper deck and beams must be either whitewashed or painted white.

9. No gunpowder is to be on board on freight.

10. The condition of the boats required under the 13th clause of the Passengers' Act should be particularly looked to.

11. The ship should also be seen to be properly manned.

12. The decks should not be allowed to be lumbered, but required to be kept duly clear for the working of the ship and the exercise of the people. All provisions are to be stowed under hatches, and only sufficient water for immediate use is to be allowed on deck.

Surgeon.

13. Whatever may be the number of the passengers, there must be on board the vessel a surgeon, and a proper supply of medicines, instruments, and other requisites for the surgeon's use.

14. The surgeon should examine the emigrants before embarkation, to see that they have no infectious disorder of a dangerous character.

15. This officer will be considered to have the principal charge of the emigrants during the voyage. It will be his duty to endeavour to enforce regularity of habits, cleanliness and good order. It is also important both to the health and the discipline of the people to keep up their spirits, and to promote any harmless diversions, such as dancing and singing, which may contribute to this end.

16. Some copies are transmitted herewith of the instructions usually issued to surgeons on board of Government vessels carrying European emigrants. Although many of their details must be inapplicable to the present case, they may serve to show the spirit in which it has been considered that large bodies of people ought to be managed. It would seem desirable either to supply each surgeon in the Indian vessels with a copy of these instructions, or else to embody such parts of them, as seem applicable to the service, in their own instructions.

17. In consideration of performing the above duties, the surgeon may be styled the Government Surgeon Superintendent of the vessel. His pay will not be chargeable to the public but to the vessel, of which it will be deemed an essential requisite that she should have a properly qualified surgeon; but in case of his performing the service entirely to the satisfaction of the Governor of the colony to which the emigrants are taken, he will be allowed a gratuity of half a dollar a-head on every emigrant, whether adult or child, landed alive.

Arrangements for the Voyage.

18. The emigrants are to be conveyed in strict conformity with the terms of the Imperial Passengers' Act, as applicable to colonial voyages.

19. It must be borne in mind that the number of passengers admissible is limited by the size of the deck on which they live, as well as by the tonnage; and that on a voyage of the computed length of that to the West Indies, the whole number of passengers is not to exceed the proportion of one adult for every fifteen superficial feet of the deck.

20. The length of the voyage to any of the West India colonies is to be assumed at 20 weeks from Calcutta and Bombay, and 19 from Madras. This is the period for which a sufficient supply of provisions is to be on board, although it is hoped the passage will usually be much shorter.

21. The allowance of provisions to be made under the Passengers' Act, will be declared by the Governor at the place of departure.

22. The quality of the water is one of the most important circumstances to the health of the

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passengers. It should be laid in of the purest description that can be obtained, and great attention should be paid to the sweetness and sufficient strength of the casks in which it is carried; if new, they should be charred. The casks should be constructed of staves of at least one inch in thickness for the ground tier, and of not less than three quarters of an inch for the remainder.

23. There should be a proper cooking apparatus, and a reasonable supply of mess utensils, whether belonging to the passengers or provided for them, suitable to the habits of the people.

24. The emigrants must be possessed of a proper supply of warm clothing to protect them from the cold, in doubling the Cape of Good Hope.

Engagement of Shipping.

25. When the Emigration Agent can reckon on a sufficient number of emigrants, and the proper season for despatching them has arrived, or is at hand, he will advertise for tenders of shipping. This he will do under the regulations usual for insuring fairness of competition, adding the ordinary proviso, that he does not bind himself to take the lowest tender. He will mention, in the advertisement at what place parties may see lists of the provisions, and of all the other requisites for the vessel, in which he will include, as above explained, the services of a well-qualified surgeon belonging to the ship. He will require the tenders to be made at a certain rate per adult, to be paid on each emigrant landed alive in the colony, reckoning two children between 1 and 14 as equal to one adult, according to the provisions of the Passengers' Act.

26. The charter-party will include the various conditions necessary for the proper conveyance of the people under these regulations, and will set forth that the passengers are to be subjected to no unfair or bad usage during the voyage.

27. It is to be a condition of payment, that the Agent-General for Emigration, or other officer appointed for the purpose at the place of arrival, be satisfied that the provisions of the Passengers' Act and terms of the charter-party have been fully and fairly complied with, in default of which such deduction may be made from the payment of passage-money, by way of mulct, as to the Governor may seem just and proper.

28. It is proposed to be a condition of payment, that the master produces the certificate of approval mentioned hereafter at paragraph 42.

29. The Emigration Agent will avoid calling for tenders for large quantities of shipping at once, which would raise the market, but will advertise for the vessels successively according to his arrangements for bringing the emigrants to the port of embarkation.

30. In examining the tenders it is proposed, with the sanction of the Governor-General, that the Emigration Agent should associate with himself the Protector of Emigrants; and the respective governments in India will be requested to point out some officer connected with maritime affairs to whom, in case of difference of opinion, these functionaries may be able immediately to apply for a casting vote.

31. The terms offered by the parties whose tenders are not accepted, should not be divulged by the public officers.

Reports and Correspondence.

32. With each ship the Agent for Emigration will see that a complete and accurate nominal list of the passengers on board is transmitted to the West Indies, in pursuance of the directions contained in the 17th clause of the Passengers' Act; and he will bear in mind that strict correctness in this list is of the more importance, as it may be the most direct evidence at future periods, to prove the date of arrival of different emigrants.

33. The agent will also forward to the Governor of the West India colony, with each ship, an abstract of the number of emigrants on board, in the annexed Form (A), accompanied by any general remarks which may appear useful, on the description of the people and the parts of the country from which they were collected, or on any circumstance that may require explanation.

34. He will from time to time keep the Colonial Government duly informed as to the measures in which he is engaged, and the progress they are making, and especially as to the expectations which may be entertained in the colony, of the time and numbers of the successive arrivals of emigrants.

35. By each overland mail he will transmit similar information either in the shape of copies of his reports to the Colonial Government, or in such other way as may be most convenient, in letters addressed to the Commissioners of Colonial Lands and Emigration. During the emigration season he will annex to each of these reports a schedule in the annexed Form (B), of the number despatched since the last report.

36. Accounts should be kept and transmitted to the Colonial Government, in such manner as may have been found most convenient for the Mauritius. Quarterly abstracts or summaries of those accounts should be sent to England.

37. A return should be forwarded to the Commissioners of Colonial Lands and Emigration, in the Form hereto annexed (C), showing the particulars of the vessels offered on each occasion of receiving tenders, together with the decision.

Duties suggested for the Protector of Emigrants.

Duties suggested for the Protector of Emigrants.

38. This officer is to be named by the Government at the place where he is to act, and will receive his directions from the same authority. He will doubtless be instructed to cooperate with the Emigration Agent in every way consistent with his own immediate duties in

promoting the general objects of this service, and in preventing any unnecessary or vexatious delays.

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The following regulations for this officer have, however, been drawn up for the consideration of the Governor-General, as appearing likely to conduce to the satisfactory working of the joint duties of himself and of the Emigration Agent.

Duties of the Emigration Agents in India for the West India Colonies.

39. He is to see that the several requirements of the Passengers' Act, and of the foregoing regulations, so far as regards the quality of the ship, and the preparations for the voyage, are fully complied with.

40. He is to inquire into and prevent, as far as is in his power, all irregularity, deception by subordinate agents, or abuse in the collection of emigrants, and in bringing them up from the interior. He is to investigate any complaints on this subject, and to report the cases, if necessary, to the resident Government.

41. He will visit the ship immediately previous to her departure; and in the presence of the Emigration Agent he will ascertain that the emigrants have embarked voluntarily, and that they do not appear to be under any constraint, nor misled by false statements of the nature of their undertaking.

42. He will then affix to the ship's list of emigrants a certificate in the Form hereto annexed (D), showing the number embarked, and recording the facts he has ascertained; without which certificate no payment will be claimable for the emigrants.

43. As the chief responsibility for the proper selection of shipping and the general making of the arrangements for the despatch and safe conveyance of the emigrants will rest on the Emigration Agent, he ought to have the lead in choosing amongst tenders of ships; but in order to relieve him from the burthen of deciding alone upon matters involving large pecuniary interests, it is proposed that the Protector of Emigrants should sit with him on occasions of opening tenders; and the Government will be requested to provide, as mentioned in paragraph 30, for obtaining a casting vote in case of necessity.

(A.)

Date _____

SCHEDULE of NUMBERS of INDIAN EMIGRANTS embarked on board the Ship
_____ for _____

	Males.	Females.	Total.
Adults			
Children—			
Between 1 and 14 . . .			
Under 1			
Total number of Souls			
Equal to	Statute Adults.		

APPENDIX No. 16.

(B.)

Duties of the Emigration Agents in India for the West India Colonies.

SCHEDULE of NUMBER of INDIAN EMIGRANTS since last REPORT [to go to England monthly during the Emigration Season.]

	Name of Ship.	Name of Master.	Name of Surgeon.	Rate of Passage Money per head.	Number of Emigrants.						
					Adults.		Under 14.		Total.		
					M.	F.	M.	F.	M.	F.	
To MAURITIUS											
Total to Mauritius											
To JAMAICA											
Total to Jamaica											
To BRITISH GUIANA											
Total to British Guiana											
To TRINIDAD											
Total to Trinidad											

SUMMARY.

Destination.	Number of Ships.	Number of Emigrants.
Mauritius		
Jamaica		
British Guiana		
Trinidad		
Total		

(C.)

TENDERS received on the _____ for a SHIP to carry EMIGRANTS from _____ to _____, in the WEST INDIES.

Name of Ship.	Tons.	Size of Deck.			Number of Passengers admissible by Law.	Height between Decks.	Where built, and when.	Class at Lloyd's.	Rate per Head at which tendered.	Remarks.
		Length.	Greatest Breadth.	Total Superficial Feet.						

N.B.—In this list place the ship offered at the lowest rate first, and the remainder in succession up to the highest. In the column of remarks a short comment may be inserted until reaching the ship or ships accepted, to intimate why the others were not taken; as, for instance, “too old,” “not sufficiently high between decks,” or “surgeon not satisfactory,” in which latter case further explanation should be entered into.

In the column of tons add O. M. or N. M. to each figure, to show whether it is stated by old or new measurement. The tonnage must be such as appears on the ship's register; but when a ship has been registered by both the old and the new measure, as sometimes occurs, the parties may have their option which they will reckon by.

(D.)

FORM of CERTIFICATE of APPROVAL.

Ship _____

Date _____ 184__

Tons _____

Size of Deck _____ superficial feet.

Number of Passengers admissible by Passengers' Act _____

I hereby certify, that _____ emigrants, as per foregoing list, are proceeding in this vessel, and that she appears to me in every respect sound, sea-worthy, and properly manned, and not stowed in any objectionable manner, and provided with all things requisite for the sustenance, health, and necessary comfort of the above-mentioned number of emigrants during the voyage; and, further, that the emigrants appear to be proceeding voluntarily, and to be under no constraint, nor misled by false statements of the nature of their undertaking.

(Signed)

Protector of Emigrants.

APPENDIX No. 17.

Rules and Regulations to be observed in regard to the distribution and location of Coolie Labourers.

Contract.

Medical attendance.

Houses.

Grounds.

Numbers.

Inspection.

Application for Coolies, to whom to be made.

APPENDIX No. 17.

RULES and REGULATIONS to be observed in regard to the distribution and location of COOLIE LABOURERS.

1. It is intended that the Coolies on their arrival in the colony should enter into contracts of service for one year.

2. They must have medical attendance and medicines furnished to them at the expense of the party engaging them, but when in hospital or under medical treatment, and therefore not working, they will not be entitled to wages; but must receive such allowances as the medical attendant shall direct.

3. Their houses should be airy and floored, large barracks in lieu of small and detached cottages are recommended, as it is understood that the Coolies prefer being all under one roof.

4. Sufficient land for a garden must be allotted to each, and it will be desirable that it should be as near as possible to the house.

5. In order that the cocoa planters and smaller sugar proprietors may reap the fair share of the benefit to be derived from the Coolie immigrants, they will be divided into parties of 50 and 25, when the party consists of 50 they must be accompanied by a sirdar, through whom all orders must be given. When the party is 25 they should be allowed to choose one from amongst their number to act in the capacity of headman, and through whom, as in the case of the sirdar, all orders should be conveyed, and as the Coolies prefer being in large numbers, care will be taken that a similar number shall be allotted to the adjoining estate, so that they may have every communication with each other, and therefore feel less isolated.

6. Free access to the properties upon which the Coolies may be located to be given to the stipendiary magistrate, or other person who may be appointed by the Governor for the purpose of inspecting their condition, and making periodical reports upon their state, &c.; as also to hear, through the sirdars or headmen, any complaints relative to the quantity and quality of their allowances, or other grievances which they may have to make.

7. Persons desirous of employing Coolie labourers will make application to the Agent-General of Immigrants, stating the number they require, and showing to the satisfaction of that officer, that every proper accommodation has been made, or is being made for their reception, and that they are prepared to conform to the foregoing rules and regulations respecting these people.

As it is probable that more applications will be made than can at first be furnished, this is not to prevent persons from applying for Coolies who will declare to the Agent-General that they are prepared to make proper accommodation, on being assured of their obtaining them.

8. The following Rates of Wages, Allowances of Food, Clothing, Medicines, and Medical Attendance are proposed for Coolie Labourers.

Wages.

	<i>s.</i>	<i>d.</i>				
Sterling	13	11½	To each sirdar,	7 rupees per month	£	3 35
"	12	1	To each headman,	6 " "	"	2 90
"	10	0	To each male labourer,	5 " "	"	2 40
"	6	0½	To each female labourer,	3 " "	"	1 45
"	6	0½	To every boy under 12 years of age payable every fortnight			1 45

Food.

Rice	.	.	.	.	.	45 lbs. per month.
Peas	.	.	.	.	.	9 " "
Ghee or Oil	.	.	.	.	.	¼ gall. "
Salt	.	.	.	.	.	1¼ lbs. "
Fish	.	.	.	.	.	4½ " "
Turmeru or tamarinds	.	.	.	.	.	4½ " "
Onions and chillies	.	.	.	.	.	1¼ " "

Clothing.

Two blankets	.	.	.	.	per annum.
Two dhoosies	.	.	.	.	"
One jacket	.	.	.	.	"
One cap	.	.	.	.	"
One wooden bowl	.	.	.	.	"

Medicine and medical attendance, house and garden rent free.

Hours of Labour.

6 to 9 A.M. One hour for breakfast. 10 to 4 P.M. out of crop, and in crop to combine with the others in carrying through each day's work.

Memorandum on the Trinidad Hill Coolie Regulations.

1. *Contract.*—This paragraph states that it is intended that the Coolies should enter into contracts of service for one year; in other words that such is to be the length of the contracts which will be offered to them; but it is scarcely necessary to observe, that any agreements to

be formed must be entirely optional on the part of the immigrants themselves, and that by law they will not be binding for any longer period than one year. The same period obtains in the Mauritius. Considering the numerous preparatory arrangements which it is proposed to make for the reception of the Coolies, we doubt whether any shorter term would be either for their advantage, or consistent with the success of the measure.

2. *Medical attendance.*—This regulation seems perfectly fair, and does not appear susceptible of being easily abused.

On the subject of the health of the people it may be useful here to allude to a remark in a recent despatch from the Governor of British Guiana, dated 16th November, 1844, which points out that great care should be taken to watch the progress of sores from the insects that attack every new comer, and to check their spreading; for that, if neglected, they lead to serious, and sometimes fatal consequences.

3, and 4. *Houses and Grounds.*—These regulations seem to contemplate the comfort, and to be in accordance with the presumed social habits of the Coolies, and it is difficult to conceive any other motive on which they could be framed, or that they could be liable to any abuse. Unless, however, the Coolies really prefer barracks, detached cottages would appear to be more healthy and comfortable.

5. *Numbers.*—It is intended that the emigrants should be distributed amongst the employers in parties of 50 and 25, with a sirdar or headman over them. The object of this arrangement is stated to be partly to enable small proprietors to obtain a fair share of the benefit of the emigration, and partly to consult the feelings of the Coolies themselves, who it is alleged prefer remaining in large numbers.

The regulation might at first sight appear to be a revival of a practice which had been abused under the system of slavery. But the second of the reasons above assigned for the arrangement, and the obvious advantage of disturbing as little as possible the ties of family or neighbourhood, or even those formed during an acquaintance on the voyage, support a more favourable view.

Each body of 50 is by the general scheme of immigration from India to be accompanied by a sirdar. If subdivided into parties of 25, it will be necessary to provide some other headman for one at least of the two parties. This the regulations propose to effect, as we think properly, by letting the people choose a headman from amongst their own number. It may be proper to remark that the Governor of Mauritius, in his despatch of the 9th of July last, No. 93, states that “the Coolies imported into that colony look upon the sirdars as their natural protectors and guides to what would be beneficial to them in the new career they are about to enter upon.

6. *Inspection.*—This regulation affords another security against the abuses of slavery in the employment of the gangs, as the stipendiary magistrate or other officer appointed by the Governor is to have free access to the properties to inspect the condition of the people, and hear their complaints. There is one part of this regulation, however, which appears capable of improvement. The inspectors are only to hear complaints through the sirdars or headmen, the reason of which, probably, is, that they would be the only men that could speak the two languages. Without interfering with this object the regulation might be amended so as not to exclude direct communication with inspectors by any individual.

7. *Application for Coolies.*—All applications for Coolies are to be made to the Agent General for Immigration. This is a regulation which was embodied in the model ordinance sent out for the three colonies of Jamaica, Trinidad, and British Guiana, and sanctioned therefore by the Secretary of State. It is intended to be in favour of the immigrants, in order to secure that proper preparations may be made on the estate for their reception. Sir W. Gomm, in his reply to the address presented to him in March last, by the official members of his Council, assigns as one cause of the great mortality of the Coolies in Mauritius, the want of proper accommodation for the people.

8. *Wages.*—Six pounds a year for an able-bodied man, who is required to work nine hours a day, and during the crop time (which may last four or five months in the year) an additional time, would seem but a small remuneration were it not that the labourer also receives food, raiment, and a house and a garden rent free, besides medicines and medical attendance, which, notwithstanding the cessation of money wages during sickness, must be considered an advantage. Upon the whole therefore, as a free passage is secured back to India, the Coolie may return to his native country with nearly the whole amount of his wages saved. It is, however, presumed that the present scale is not proposed as a fixed rate of wages, but is merely sent for information, as an estimate of the lowest amount that will be given.

As a detailed statement has been furnished of the intended allowance of food, with the quantity and descriptions of the rations to be supplied, and as it may be of assistance in providing articles that will be most suitable to the habits of the people, we think it proper here to insert an extract from the despatch of the Governor of British Guiana, dated 16th November, 1844, which has already been referred to as bearing on this subject.

“The Coolies who were brought into this colony seven years ago were under indentures, and received part of their wages in kind—food that unless introduced expressly for them, they are not likely to be able to buy, such as ghee, cocoa-nut oil and pimento, with spices peculiar to India. It would be prudent to induce the ships bringing emigrants from India to lay in stores of this kind, which would be readily bought by the estates on which they were located, that the Coolies might not be thrown at once on the ordinary food of the labourers—rice, plain-tains, salt fish or meat.”

APPENDIX No. 17.

Rules and Regulations to be observed in regard to the distribution and location of Coolie Labourers.

APPENDIX No. 18.

Extract of a Despatch from Lord Stanley to the Lieutenant-Governor of Trinidad.

APPENDIX No. 18.

EXTRACT of a DESPATCH from LORD STANLEY to the LIEUTENANT-GOVERNOR of TRINIDAD, dated 6th September, 1844.

WITH respect to Madeira, however, the Government of Portugal having no objection to the emigration of labourers from that island, and adverting, on the one hand, to the advantage which would attend the introduction of any new class of labourers not unfitted for their situation, and, on the other, to the benefit which they would themselves derive from the change, I am prepared to authorize it; to be confined, as you yourself propose, to employment on cocoa plantations; as, from the information I have been able to obtain, there appears to be no doubt of their superior healthiness, both on account of their being situate amongst the mountains, and also of their necessarily affording, from the nature of the cultivation, an abundant shade to the labourers by whom they are worked.

Two different methods suggest themselves for carrying this object into effect, and I leave it to your discretion to adopt whichever you may think most likely effectively to attain that object.

1. As regards the application which you mention to have been made to you by some of the principal cocoa planters, you may announce that upon their introducing, in good health, a certain number of labourers and their families, a bounty not exceeding 30 dollars per adult would be payable on each. In this case the proprietors would have to proceed at their own risk as to their retaining the labourers after arrival; because, under the existing law, no contract could be made beforehand which would be binding within the colony; and even were that law modified, it would be inconsistent with the general rules, always hitherto enforced, to pay bounty out of the public treasury for the introduction of any servant finally bound to one particular master. The Emigration Agent might, however, with great propriety, be instructed to give the people every encouragement on landing to ratify any engagement on fair terms for work on cocoa estates, and that he should use every effort to prevent their being led into attempting to labour on sugar cultivation; and,

2. That should you, judging from local circumstances, consider that the above would not afford sufficient security for the emigrants entering on that species of labour to which it is wished they should be confined, I should not object to such a modification of the present law as would permit of valid contracts being made in Madeira for labour on cocoa estates for any period not exceeding two years; and under the powers conferred by an Order in Council of the 18th of June, 1843, it would be competent to the local legislature to make this modification. But in this case the importers, as I before stated, would have to look for their compensation to the benefit of the labourer's services, and not to be paid a bounty from public funds.

I think, however, that it would be prudent that the number for whom a bounty should be promised should not in the first instance exceed 500, and you will bear in mind that I attach much importance to periodical Returns being regularly prepared and sent home to me, showing the state of their health and condition, and of any mortality amongst them; and they should not be in larger numbers, nor supplied with less provisions than required by the British Passengers' Act.

I enclose for your information a law, somewhat resembling the Passengers' Act, which has been passed by the Portuguese authorities for regulating the export of passengers belonging to that nation from Madeira.

APPENDIX No. 19.

Form of Agreement on which the Ship "Roger Stewart" was authorized to be taken up for the conveyance of Liberated Africans from Sierra Leone to Berbice.

APPENDIX No. 19.

FORM of AGREEMENT on which the Ship "ROGER STEWART" was authorized to be taken up for the Conveyance of Liberated Africans from Sierra Leone to Berbice.

I, A. B., master of the good ship "Roger Stewart," whereof C. D. of _____ are the owners, acting for and on behalf of the said owners of the said ship, in consideration of my receiving from the Governor of Sierra Leone a license from Her Majesty's Secretary of State for the Colonies, to convey emigrants from Sierra Leone to British Guiana for one voyage only, and an Admiralty pass, do hereby undertake in the manner following:—

1. That the said ship shall be ready to sail from Sierra Leone on the _____ day of _____.
2. That all emigrants who may be conveyed in the same ship shall be in all respects under the charge of a surgeon, to be appointed by the said Governor.
3. That the said ship shall be properly fitted with a suitable bulk-head to separate the sexes while on board, and such other fittings as may be required for the use of the emigrants, by and to the satisfaction of the said Governor.
4. That the said ship, before leaving Sierra Leone with emigrants on board, shall be properly manned and equipped in all respects to the satisfaction of the said Governor.
5. That the said ship shall be furnished to the satisfaction of the said Governor with all things necessary, as well for the navigation and cleanliness of the ship, as for the use, comfort, health, and safety of the passengers.
6. That there shall be provided at the expense of the said owners, a new mat, to serve as a bed for each person, who may from time to time be put on board the said ship.
7. That before the said ship leaves Sierra Leone, there shall be placed on board a sufficient number of sweet and substantial casks, properly charred, and constructed of staves of not less

than one inch in thickness, to contain water for the whole number of passengers on board, that the ship is capable of carrying under the Passengers' Act.

8. That the passengers shall be victualled according to the following scale for one adult, whether male or female :—

- 1 quart or 2 lbs. of Rice, or 1 lb. of Biscuit.*
- $\frac{1}{2}$ lb. of Salt Beef, or Salt Pork, or Salt Fish.
- $\frac{1}{2}$ oz. of Coffee or Cocoa.
- $1\frac{1}{4}$ oz. of Sugar.
- 1 oz. Lime Juice.
- $\frac{3}{4}$ oz. of Sugar for mixing with lime juice.
- $\frac{1}{4}$ gill of Salt.
- 1 ditto of Palm Oil.
- 1 gallon Water.

To be allowed daily. *Note.*—This scale to be altered by the Governor in any way he may think more conducive to the health of the people on board.

To be allowed weekly $\frac{1}{2}$ pint of Vinegar.

Children of 10 years and upwards to be paid for and victualled as adults. Children from 1 to 10 years to receive only half rations, and to be paid for accordingly; and children under one year old to receive no rations, and not to be paid for. Children between 1 and 10 shall three times a week receive four ounces of rice, or three ounces of sago each in lieu of their salt meat.

Three quarters of a pound of fresh meat per adult to be issued with a suitable quantity of vegetables whenever opportunity shall offer, in lieu of salt meat and salt fish.

9. That the said owners shall provide a proper supply of medicines according to a scale hereto annexed, and also a supply of medical comforts in the proportion of

- 28 lbs. of Oatmeal.
- 28 lbs. of West India Arrow-root.
- 100 pints of Lemon Juice in 1 gall. stone bottles.
- 200 lbs. of Sugar.
- 40 lbs. of Scotch Barley.
- 12 bottles of Port Wine.
- 10 gallons of Rum.
- 10 gallons of Vinegar.

For every hundred Passengers. *Note.*—This scale to be altered as in the Victualling scale.

The medicines and medical comforts to be in charge of the surgeon superintendent on board.

10. That all such provisions, stores, medical comforts, and medicines, shall be of a quality to be approved of by the said Governor, and in quantity sufficient for the people on board, according to the scale above mentioned, during a voyage of six weeks' duration.

11. That a stern cabin with a bed-place properly put up at the expense of the said owners shall be reserved for the exclusive use of the said surgeon.

In witness whereof I have hereunto set my hand this _____ day of _____
Witness

Form of Certificate to be given by the proper Officer in the Colony, as to the fitness of the Ship "Roger Stewart," for the conveyance of Liberated Africans to Berbice.

I hereby certify that I have surveyed and examined the ship "Roger Stewart," Begg, master, offered for the conveyance of liberated Africans from Sierra Leone to British Guiana, and deem her seaworthy, and in all respects eligible, and in a fit and proper condition for such voyage; that she is properly and conveniently fitted up for the accommodation of her passengers, and has a suitable hospital in the after part of the ship for the use of the sick. And I hereby further certify that there are on board provisions and water sufficient in quantity and good in quality, according to the diet-table, approved by the Governor for six weeks' consumption, for the number of passengers she is intended to carry; that she has a duly qualified surgeon on board, and is supplied with medicines, medical comforts, and stores sufficient for the voyage, according to the approved scale, and also a supply of new mats, sufficient to provide a separate mat for each statute adult during the voyage. And I finally certify that the said vessel is properly manned, that her height between decks is _____ feet _____ inches, that she is of _____ tons burthen, that the space of the lower deck measured from _____ to _____ is _____ superficial feet, and that, adverting to the provisions of the second section of the Passengers' Act, she can legally carry (with reference both to her tonnage, and the superficial admeasurement of the space appropriated for the exclusive use of the passengers) _____ persons, including the master and crew.

Signature

Date

APPENDIX No. 20.

PROCLAMATION by His Excellency Major General SIR GEORGE THOMAS NAPIER, K.C.B., Governor and Commander-in-Chief of Her Majesty's Castle, Town, and Settlement of the Cape of Good Hope, in South Africa, and of the Territories and Dependencies thereof, and Ordinary, and Vice Admiral of the same, Commanding the Forces, &c. &c. &c.

WHEREAS Her Majesty the Queen, in reference to the resistance to Her Royal Authority manifested some time since, by certain of Her then misguided subjects resident in the district of

* The Rice and Salt Fish not to be issued oftener than on alternate days, the Salt Pork not to be issued oftener than the Salt Beef.

APPENDIX No. 19.

Form of Agreement on which the Ship "Roger Stewart" was authorized to be taken up for the conveyance of Liberated Africans from Sierra Leone to Berbice.

Same scale as now used on board the Government African transports.

APPENDIX No. 20.

Proclamation issued by Sir George Thomas Napier, Governor of the Cape of Good Hope, &c.

APPENDIX No. 20.

Proclamation issued
by Sir George
Thomas Napier,
Governor of the
Cape of Good Hope,
&c.

Port Natal, hath been graciously pleased to bury past transactions in oblivion, and to declare Herself desirous of being enabled to rely upon the assurances of loyalty and obedience, which Her said subjects have solemnly and deliberately given: And whereas, by a Despatch, which I have recently received from the Right Honourable the Secretary of State for the Colonies, I have had communicated to me the gracious intentions of Her Majesty, with regard to the district aforesaid, as well as the general views of Her Majesty's Government, respecting the mode in which the affairs of the said district shall be settled, so as most completely to secure the preservation of Her Majesty's Sovereign Authority; the prosperity of the people for whose safety and guidance that authority has been asserted; and the peace, protection, and salutary control of all classes of men settled at, and surrounding that important part of South Africa: And whereas, although in a minute lately laid by me before the Legislative Council of this Colony, of which minute a copy was, by my order, published in the Government Gazette of the 5th of May instant, for general information, I have adverted to the general principles upon which Her Majesty's Government purpose to proceed in carrying out the beneficent line of policy already indicated, I deem it, nevertheless, to be expedient to promulgate by way of proclamation, the substance of some portions of the said minute, together with certain further details therewith connected, in order, amongst other things, that Her Majesty's Commissioner hereinafter named, who is upon the eve of his departure to Natal, may be duly accredited, and the general scope and object of his powers sufficiently understood. Now, therefore, I do hereby proclaim, declare, and make known, the several matters following, that is to say:—

I. That, by virtue of the power and authority in that behalf in me vested, I have nominated, constituted, and appointed the Honourable Henry Cloete, Esq. LS. LL.D., to be, during pleasure, Her Majesty's Commissioner for the district of Port Natal.

II. That Her Majesty's said Commissioner is authorized to communicate formally to the settlers in the said district, that Her Majesty has been graciously pleased to approve of, and confirm the act of general amnesty, of the 15th July, 1842, in manner and form as the same was originally granted by Lieutenant-Colonel Cloete, acting under my authority, with respect to the various persons concerned in the late revolt, and attack upon Her Majesty's troops.

III. That the district of Port Natal, according to such convenient limits as shall hereafter be fixed upon and defined, will be recognised and adopted by Her Majesty the Queen, as a British colony, and that the inhabitants thereof shall, so long as they conduct themselves in an orderly and peaceable manner, be taken under the protection of the British Crown.

IV. That Her Majesty's said Commissioner is empowered and instructed to ascertain, in the fullest manner, the opinions and wishes of Her Majesty's subjects at Natal, relative to their judicial and other local institutions, in order that suitable arrangements in that behalf may afterwards be made according to the benignant principles explained and set forth in my minute to the Legislative Council, and which need not be here repeated.

V. That while Her Majesty's said Commissioner is not debarred by his instructions from receiving and recording any suggestions, which may be offered relative to the species of Legislative Authority proper to be established in the colony, he will, at the same time, cause it to be distinctly understood, that upon this subject Her Majesty reserves to herself the most entire freedom of action.

VI. That Her Majesty's said Commissioner is instructed distinctly to declare that the three next mentioned conditions, all of them so manifestly righteous and expedient as to secure, it is to be hoped, their cheerful recognition by the inhabitants of Natal; are to be considered as absolutely indispensable to the permission, which it is proposed to give the emigrants to occupy the territory in question, and to enjoy therein a settled Government under British protection.

1st. That there shall not be in the eye of the law any distinction or disqualification whatever, founded on mere distinction of colour, origin, language, or creed; but that the protection of the law, in letter and in substance, shall be extended impartially to all alike.

2nd. That no aggression shall be sanctioned upon the natives residing beyond the limits of the colony, under any plea whatever, by any private person, or any body of men, unless acting under the immediate authority and orders of the Government.

3rd. That slavery, in any shape, or under any modification, is absolutely unlawful, as in every other portion of Her Majesty's dominions.

VII. That, pending the promulgation of such definite arrangements as Her Majesty may be graciously pleased hereafter to sanction and establish, the existing institutions of the district of Natal will not be interfered with, so long as nothing is attempted under colour thereof, contrary to the tenor of any of the provisions of this proclamation, or to the Act of the 6th and 7th Wm. IV. cap. 57, regarding crimes and offences committed by any of Her Majesty's subjects within any territory adjacent to the colony of the Cape of Good Hope, and being to the southward of the 25th degree of south latitude, or to the loyalty and due obedience owing to the British Crown.

VIII. That, with the exception of the expense of maintaining, within the district of Natal, a military force adequate to its protection, which expense will be borne by the mother country, that colony must in every respect support the charges of its local government.

IX. That, in order the better to enable the colony to sustain the said charges, no extrinsic application will be made of any portion whatever of the revenue originating within the same, but all sums of money arising from land, and whether by sale, rent, fine, or quit rent, shall be vested in Her Majesty, as shall also all dues and customs, which may at any time after the legal establishment of the colony be collected on any part of the Natal Coast, and all such sums of money shall be applied exclusively to the maintenance of the civil government of the district.

X. That the farmers, and all others holding land within the district of Port Natal, shall, pending the further pleasure of Her Majesty, be protected in the enjoyment of all such lands as they shall be found by Her Majesty's Commissioner to claim and hold.

XI. That the farmers, and all others holding land within the said district, will be called upon by the said Commissioner to make accurate returns, showing the quantity of land, which they or those from whom they derive their claim, shall have *bonâ fide* occupied for a period of 12 months next before the arrival of the said Commissioner, in order that, after such returns shall have been verified by the said Commissioner, grants from the Crown may be made to the several parties, to such an extent and upon such terms, as Her Majesty, taking into consideration the circumstances of the colony, the general welfare of its inhabitants, and the expediency of raising in any just and equitable manner such a land revenue as may make the charge of supporting the local government least burthensome to Her subjects, may approve of and impose.

XII. That, pending the signification of Her Majesty's pleasure upon the subject, no grants or sales of lands in the Natal district will be made to any person whomsoever; and that all persons are hereby distinctly warned of the absolute futility of any attempt to acquire a title or claim to any lands in the said district, by any species of dealing or transaction with any person or persons whatever, save and except in such cases as fall legitimately within the principle of the *bonâ fide* occupation of 12 months, as in the last preceding Article set forth.

And now, in order that Her Majesty's said Commissioner may be the better able to discharge the important duties with which he is entrusted, I hereby charge and exhort all Her Majesty's subjects to be aiding and assisting him, while acting in the performance of his several functions, that so the affairs of the Natal district may the more speedily and satisfactorily be settled and arranged; an efficient though, as much as may be, inexpensive government, supported by Her Majesty's power and authority, be substituted for an anomalous state, productive of weakness and disunion, the gracious desire of Her Majesty to knit the hearts of all Her subjects to Her person and government, as evinced by Her willingness to concede to Her people at Port Natal every just personal right, and every reasonable political privilege, be happily accomplished, and the natural resources of that country be gradually developed under Her Majesty's firm but fostering rule, stimulating the industry which can never prosper, but beneath settled institutions, and securing the advantages which are enjoyed by every colony of Great Britain.

God save the Queen!

Given under my hand and the public seal of the settlement, at Cape Town, Cape of Good Hope, this 12th day of May, 1843.

(Signed) GEORGE NAPIER.

By command of His Excellency the Governor,

(Signed) JOHN MONTAGU, *Secretary to the Government.*

APPENDIX No. 21.

EXTRACT of a DESPATCH from GOVERNOR SIR COLIN CAMPBELL to LORD STANLEY, dated Colombo, 24th January, 1844.

YOUR Lordship is aware that the waste lands belonging to the Crown here are interspersed with villages, fields, and other property, belonging to the native population. The localities suited to coffee cultivation, to which a greater proportion of the waste lands sold have been applied, are much scattered. The applications for particular lots of land required by individual settlers have been received in such numbers of late years as to render it almost impracticable for Government to provide means of bringing forward for sale any regular series of lots, as is done in other colonies. The surveys in many cases are, there is too much reason to fear, loosely and inaccurately made. Vegetation is so rapid that the boundaries cut through the forest, for the survey previous to the sale speedily disappear, and many proprietors, even of cultivated estates, cannot discover their own limits. Other purchasers, who merely contemplate a resale, give themselves no trouble in the interval as to their boundaries, and many persons have unintentionally cultivated lands the property of others. There is at this moment a suit in progress, at the instance of a party who some years ago purchased land, and having taken no steps towards its cultivation, found at last, on his return from England, that another party had purchased a portion of it again from the Crown and expended large sums on the improvement of it.

I am under considerable apprehension that it may eventually prove that, in other instances also, Government has twice sold the same property, and both as a protection to the Crown against the consequence of such double sales, and to meet the general desire of the public for a definite arrangement, I have deemed it my duty to bring forward the present Ordinance, which has been much considered and amended in its progress through the Legislative Council.

The enactment of any law which should at once have called upon all landowners to define their boundaries would have been impracticable,—certainly attended with serious inconvenience and danger. A great proportion of the natives hold their lands either without any title at all or with one to which no survey is attached; and it is therefore manifest, that they could not have proceeded to mark out their respective limits without exciting numerous disputes and disturbances, which the judicial tribunals would have been unable to arrange without

APPENDIX No. 20.

Proclamation issued by Sir George Thomas Napier, Governor of the Cape of Good Hope, &c.

APPENDIX No. 21.

Extract of a Despatch from Governor Sir Colin Campbell to Lord Stanley.

APPENDIX No. 21.

Extract of a Despatch from Governor Sir Colin Campbell to Lord Stanley.

first procuring surveys, which must have been delayed for an indefinite period. The liabilities imposed by the Ordinance are, therefore, restricted in their operation to those parties who hold their lands with deeds and surveys. But at the same time, as it is highly desirable that, in process of time, the limits of all lands should be distinctly defined, provision is made in the first and second clauses for gradually enabling the Government agents to bring all lands within the operation of the Ordinance, and, at the same time, to determine the relative claims of private parties and of the Crown.

The principal question raised in the course of the discussion was that involved in the fourth clause, which gives to a second purchaser from the Crown, on payment of a certain sum, a right of holding land from the original purchaser. Considering, however, that he is only to retain so much as he has actually cultivated, and that his cultivation must have continued for three years, I am of opinion that the rights of the original purchaser are not unduly interfered with. I should also notice, that the clause, as it now stands, differs considerably from that which I originally introduced, having modified it on the suggestion of some of the unofficial members, who are deeply interested in land, to whom it is perfectly satisfactory; and I am of opinion that, for the present at least, it is preferable to the original clause.

Abstract of Ordinance enacted by the Governor of Ceylon, with the advice of the Legislative Council, to make provision for more easily ascertaining the Boundaries of Estates. Dated 17th January, 1844.

THE liability is restricted to parties holding lands under grants from the Crown, or deeds to which maps and surveys are annexed, but provision is made for extending its operation to all lands, which in process of time shall be surveyed by the Government Agents. By the second clause they are empowered to make surveys of estates held by prescription, or under instruments to which correct surveys are not attached, the costs of which surveys are to be defrayed by the owners of the estates; and the Crown is then to grant a disclaimer to any right to the property in the manner prescribed, by the seventh clause of the Ordinance No. 12, of 1840, for preventing encroachments upon Crown lands.

To enable the Government Agent to ascertain whether persons hold under such titles as will bring them within the Act, he may, as often as he thinks fit, demand an inspection of their title deeds; a refusal at any time will expose the person making it to a penalty of 5*l*. The right of action is taken away for any trespass on lands, the boundaries of which are not clearly defined along their whole line, unless the trespass or injury to the property has been wilfully committed. Any person having held land for three years under a grant from the Crown erroneously made, if he has entered and kept up the boundaries and cultivated the same, may retain the land so cultivated and improved, to the exclusion of the original grantees, on payment to the latter of the value of the land at the time the grant was so erroneously made, which value is to be determined by arbitration. If the second grantee has not been three years in possession, then the original grantee may re-enter on paying three-fourths of the improved value of the land, less the value of the land in its uncultivated state; and if the first grantee decline to enter, then he may recover from the second grantee the value of the land, and one-fourth the value of the improvements; but if the first grantee knew the second grantee to be cultivating the land, and fraudulently omitted to claim it, the second grantee may demand a conveyance to himself of the land on payment of its value at the time of the second grant.

These appear to be the provisions relating to grants of land erroneously made by the Crown. Those which affect the title to any land whatever the property of individuals, not held direct from the Crown, and having been entered upon when in an uncultivated state, and held adversely to the rights of the proprietor, would appear to be as follows:—Where a person has held possession of any such land for not less than two, nor more than five years, having entered on the same, “without fraud and in perfect good faith,” the proprietor shall not be entitled to re-enter, except on payment to the party who has ousted him of possession of three-fourths the improved value of the land, less the value of the land in its uncultivated state. If, however, the person shall have retained possession of the land for five years adversely to the proprietor, then the latter cannot re-enter except upon payment of the full improved value of the land, less the value of this land in its uncultivated state. There are provisions as in the case of lands obtained direct from the Crown for giving to the proprietor the value of the land in an uncultivated state if he decline to re-enter, and also against any fraud on the part of the proprietor, if he conceal his claim to the land, knowing that it is being brought under cultivation at the expense of another party.

There are also clauses which provide for keeping up the boundaries of estates, and for an inspection by the Surveyor General to ascertain their sufficiency, and for settling disputes and questions of value by arbitration, for the exemption from the operation of the Act of Minors and Lunatics; and for imposing penalties for removing land marks.

APPENDIX No. 22.

APPENDIX No. 22.

Copies or Extracts of Despatches relating to the Falkland Islands, from 27th December, 1843, to 27th November, 1844.

COPIES OF EXTRACTS OF DESPATCHES relating to the FALKLAND ISLANDS, from 27th December, 1843, to 27th November, 1844.

Extracts of a Despatch from Governor Moody, dated 27th December, 1843.

I AVAILED myself of the arrival of Her Majesty's ship “Philomel,” on the 6th of November, to pay a visit to that portion of the south country, on the north side of Choiseul Sound, in-

cluding Darwin's Harbour. I was enabled to see that common report had not by any means spoken too favourably of the country south of the Wickham Heights; it is the best tract of land I have seen in the Falkland Islands. The cattle are very numerous, of a large size, and in fine order.

In the neighbourhood of Darwin's Harbour (on the isthmus), the land is particularly good, the patches of thin soil of small extent, and peat bogs rare. The narrowest part of the isthmus is about three-fourths of a mile across, and is a swamp, valley full of springs (not a peat bog), the summit level of which would be about 20 feet* above high water mark, much of which appears to be the swelling from the pent-up springs.

The difference of tide on both sides was six hours, so that the greatest difference of level would be about six feet, which would facilitate a cutting if at any time it were required, for a canal.

It is of importance that a town site should be reserved on this isthmus.

I take the liberty of suggesting that neither government, companies, nor private individuals should be induced to embark in any speculations relative to coal, said to have been found in these islands, without the utmost caution, and thorough knowledge of the parties from whom they derive their information. In fact they would not act wisely unless, as a preliminary step, they induced some *practical* geologist, well known as such by Her Majesty's Government, or by some of the most respectable geological authorities of the day, to visit the islands in person, with adequate means to carry on his observations.

The expense of commencing mining operations is too great to be entered upon without very certain grounds.

My continued residence, and observation of nature, in these islands, strengthen daily the opinions expressed in my general report. Two points upon which I then touched slightly were sheep-farming, and agriculture. Upon the first I now wish to state that I am of opinion that "sheep-farming" for exportation of coarse or blanket wool, would meet with great success.

Sheep thrive here admirably with very little attention; and the poor breed of South America fill out and improve in their flesh and weight of fleece. The cross of the "Southdown" makes a fine sheep afterwards to improve with the "Leicester."

The South American sheep (ewes) may be imported into this colony at present, so as to be bought by the settler at from 13s. to 15s. each, large cargoes no doubt at less prices, but probably not under 10s.

A small flock of South American sheep which I purchased myself are doing remarkably well, and did not feel the winter, although afflicted with disease,† caught from a flock imported infected with scab, I regret to say, by a settler whose experience should have made him more cautious. Neither scab nor any other disease was known here before, and nothing could be more gratifying than the appearance of Mr. Whittington's fine flock when I arrived. Since that time, both scab and rot have been introduced, which, added to want of attention to them, I may say extraordinary personal neglect, have caused the destruction of the greater part of the sheep in the colony.

It is my intention to frame enactments which I hope may tend to check the progress of disease beyond the neighbourhood of Port Louis. I would suggest that when an opportunity may present itself, this information should be made known, that intending sheep-farmers should take steps accordingly, and land their sheep, if healthy, at Port William, or one of the ports to the southward, the best sheep grazing district. It is also highly advisable for them to make arrangements to import sheep from South America through the spring and summer months, and to take the utmost pains in matters relating to their shipment and provisioning, &c. on the passage.

To land them at the commencement of winter, starved until they had not strength to walk, the flesh laid bare from the skin being eaten off their backs, and afflicted with scab, must ensure the speedy death of the whole flock.

There are no shepherds in the colony; the flocks graze where they please, with no individual to watch, tend, and guard them. Rams run always with the ewes; lambs sometimes dropped in the depth of winter, and not housed. All these things will, of course, be altered, when sheep-farming is adopted by persons proposing to make it their livelihood; but, in the meantime, the failures arising from neglect, should not be attributed to any other causes than the real ones. The excuses made to me when I urge remarks upon such neglect as to let sheep wander at will is "we have too few to give our time to them," forgetting that the reverse should hold good, the fewer there are the more care should be taken of them. Not even the heavy fines I have inflicted, by pounding sheep when caught straying into gardens and enclosures, nor the destruction by the owner's own dogs, have had the effect of inducing personal superintendence as in England and elsewhere.

With respect to agriculture, my experiment is upon so small a scale, that it can scarcely be depended upon. A small patch of barley is now in ear, and though in an exposed place, the winds have not injured it in the slightest degree; it is more forward than it would be in England. The oats look very healthy; and I consider that although during the last week we have had some very bad weather, with hail, wheat would have answered this year, particularly in a sheltered valley. The barley was from a warm latitude on the main, and is not therefore a fair trial.

The gooseberries, sweet-briars, English roses, elder-trees, laburnums, and broom, continue very vigorous, and some of the furze seed received by the Columbian Packet have shot up. Many of the trees from the Straits of Magellan are doing well; but I think they require more moisture in the atmosphere. I am, from some cause of which I am ignorant, unsuccessful

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* Judged by my eye.

† Since recovered, or nearly so; I have lost none by disease.

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with potatoes; but the ground is of a very clayey nature, and I look for better results at Port William where there is more sand.

Extracts of a Despatch from Governor Moody to Lord Stanley, dated "Anson, Falkland Islands, 2nd April, 1844."

Having constantly in my mind the welfare of the community, and economy in the operations of Government, I have encouraged settlers to import sheep from Rio Negro, and to set an example I have imported 120, and many goats, at my own private expense. I hope thus to have a stock of fresh meat in the colony wholly independent of the Government, and if I succeed fully (though first there must be more capital in the colony) I enable the Government to abandon the cattle business altogether, whenever they may think proper, without in any material degree affecting the welfare of the colony. I, even to a certain degree, force the importation of sheep, by selling a very limited supply of beef, by which I also keep up the number of the herd; and I rouse the energies of the settlers, who have hitherto entirely leaned upon the Government for the supply of their daily food.

Having shown, I trust clearly, the necessity of keeping up a tame herd, from which to supply beef, I will now proceed to offer some remarks upon the management of it, and the mode of sale.

* * * * *

This plan I continue for the present until settlers of sufficient respectability and capital arrive to purchase live cattle, and compete with one another in retailing as butchers upon their own account. I consider that this system is for the present the best for the community, and the most satisfactory and certain to the Government, notwithstanding the trifling loss of a half-penny per pound.

* * * * *

It is, however, my intention to make a further change, for which I hope for your Lordship's approval and a general authority to act as my judgment may direct in these local matters. I propose to pay the guachos' wages, increasing in amount according to the number of the whole herd, and to go on increasing them until they amount to at least 500 cows, or a total of about 2000 head including all ages. I shall then cease to capture wild ones, and turn my attention only to the breeding of tame animals from this herd, 2000 tame cattle could be managed by three or four good Englishmen.

* * * * *

I am in hopes that by this alteration in the mode of payment, I may be able to increase the herds to 1000 by the close of next summer. The pay would be as at present, 25 dollars per month each man, when the herd consists of 500; 20 dollars, if under that number; 30 dollars a month when there are 500 breeding cows, and 1000 in the herd altogether; 35 dollars per month, when there are 1000 cows and 2000 head of cattle altogether.

* * * * *

My greatest wish is to place the herd of tame cattle in the hands of English herdsmen.

Copy of a Despatch to Lord Stanley from the Governor of the Falkland Islands.

Copy of a Despatch to Lord Stanley, from the Governor of the Falkland Islands, dated "Anson 2nd May, 1844."

MY LORD,

IN illustration of what I have stated respecting the whale fishery offering a profitable pursuit to settlers in these Islands, I take the liberty of informing your Lordship that five, of a large size, from 45 to 60 feet in length, have been captured, stranded in attempting to cross some shallows in the port. I gave permission to the settlers to take them for their own use, and I am told they will realize a large sum of money to them. Very many whales are at this season seen in the sound, and other ports of these Islands; a circumstance quite worthy of attention among a few in England.

I have, &c.

(Signed) R. C. MOODY, Governor.

Extract of a Despatch from Governor Moody to Lord Stanley.

Extract of a Despatch from Governor Moody to Lord Stanley, dated "Fort William, November 27, 1844."

I have fixed the site of the town on the south shore of "Stanley Harbour." The harbour is within Port William and is land-locked, but with easy entrance and exit. It is sheltered from every wind, an advantage of the first importance in so windy a place.

There is sufficient depth of water for any class of vessel, namely, from four to six fathoms at low water.

The form of the ground enables me to lay out the town in an extremely simple manner, and to give a water frontage to nearly all the allotments; at least, all that are likely to be taken up for many years.

The shore is low, but with deep water close in front; and the main road, a street, runs close along the water-side. These advantages will be sensibly felt, when the construction of quays and jetties is commenced; but even in the meantime the conveniences for water-carriage from house to house, and from vessels direct to any house, are highly appreciated. From our own experience (*recorded in the day-books*), in landing and moving stores here and Port Louis, I am able to say that the expense is less, by one-half, at Port William. Hereafter every

merchant may have his own jetty constructed at a very moderate expense, and his vessel unladen along-side.

This could not be done at Port Louis, except at a great expense; and then only to the advantage of a few persons.

The ground rises in an uniform manner, and easy ascent to the rocks at the back; from thence it is more abrupt, and the summit is a gently sloping table, and covered with a layer of deep bog. The average height of this range, which I have taken the liberty of naming the "Murray" heights, after the present Master-General of the Ordnance, is about 150 feet, and commands a large portion of the undulating ground between "Stanley Harbour" and "Port Harriet." It is a military feature of great importance, and as the ground is worthless, I have reserved the whole for the present. I have also reserved an extensive portion of ground, 367 acres, for a park.

I have taken care that the reserves shall not interfere, either by their extent or number, with the interests of the settlers, who will indeed be all so much on a par, as to the value of the sites they may choose for their allotments, that I do not anticipate much, if any, competition at land sales.

The whole of the ground forming the site of the town is easily reclaimable for gardens. Everywhere it lays sloping to the sun, and is sheltered by the "Murray Heights" from the cold southerly winds.

Stone for building houses, garden walls, quays and jetties, and for making good roads, is at hand everywhere. Abundance is on the shore, which, when removed, leaves a beach of very fine shingle, with which we make dry and convenient paths. The foundations for houses and other buildings are the best possible, and not requiring to be excavated more than from one to two feet deep.

The roads can be laid out straight, and be easily and economically made.

The approaches to the town from the extensive tracts of good land on the plains south of the "Wickham Heights" are easy, and over good ground, avoiding mountains and bogs. The town is situated at the eastern extremity of the chain of mountains, where they subside into the "Murray Heights," whose elevation I have stated to be about 150 feet.

Peat, for fuel, will be attainable at from 200 to 300 yards from every man's house.

Streams of water, from elevated sources, can be easily led into the town, at a very moderate expense. Your Lordship will notice some rills of water running through a gorge near Government House. Above the gorge lies a shallow basin, probably about 500 acres in extent; to a casual observer it might appear as a plain.

At the south extremity rises "Sapper's Hill," (a military reserve). The rills are the drainage of many springs in this basin, and on "Sapper's Hill."

To water the town until the population exceeds 2000 in number, a trench can be easily and conveniently executed to unite the rills, and wind the stream round the east side of the gorge, lead it along the face of the hill and cause it to descend the cross streets, which are perpendicular to the general line. As the town increases in importance, a dam can be constructed across the gorge, or higher up, and a large pond formed, the water from which could be led in pipes to smaller reservoirs on the hill side, at the head of each cross street. A still further supply can be obtained in a similar manner from the streams in the second valley, distant about one mile and a half. And, finally, the large stream in "Moody Vale," two miles and a half distant, could be dammed up, and unite with these to water a town of 40,000 inhabitants. All this is on the supposition that it is not possible to obtain water by sinking wells through the deep clay to the rock beneath; the formation of the ground and manner in which the strata lay, the rushy spots on the hill sides, and weeping places among the stones, all lead me to think that there is every probability of success; as this, however, is conjecture, and not a matter of fact, I do not advance it; the presence of the rills and streams, with their elevated sources at a short distance, is a matter of fact, and upon it I base my arrangements for the supply of water to the town. Besides the rills above referred to, there are several others flowing into the port from different places, all of which are convenient for watering ships.

For the present, settlers must obtain water precisely in the same manner that they did at "Anson," Port Louis, namely, by carrying it, or hiring persons to do so, from the rills when the springs nearer to their houses may be dried up during the three dry months in the summer. This, however, is a temporary inconvenience, which they bore at Port Louis, and must, I fear, bear here, until I am able to afford them the convenience of having water led in pipes past their doors.

APPENDIX, No. 23.

EXTRACT of a DESPATCH from LORD STANLEY to GOVERNOR DAVIS, dated 19th November, 1844.

ADVERTING now to the discussion which has taken place in regard to the period for which the lands have been assigned upon lease, instead of being granted in perpetuity, I must observe that the subject does not admit of any claim of right. Neither Capt. Elliot nor Mr. Johnston were armed with any authority to dispose of the public lands, and it was expressly announced by the former officer, under whom the principal sales took place, that they must be subject to Her Majesty's pleasure. But it has of course been the wish of Her Majesty's Government to deal with the holders of these lands equitably; and the only question is whether the leases that have been decided on sufficiently effect this object. It is at least some presumption in their favour, that without concert the same view should have been adopted at nearly the same

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Copies or Extracts of Despatches relating to the Falkland Islands, from 27th December, 1843, to 27th November, 1844.

APPENDIX No. 3.

Extract of a Despatch from Lord Stanley to Governor Davis.

APPENDIX No. 23.
 Extract of a Despatch from Lord Stanley to Governor Davis.

moment by myself in this country, and by a board of officers in Hong Kong; and Sir H. Pottinger has pointed out in his answer to the gentlemen who wrote to him on the subject, that at the recent public sales higher rates had been voluntarily given, than they were called upon to pay. They have answered indeed that the sales were of a fictitious and speculative character, and could afford no real test of value. Nevertheless it would be difficult, as Sir H. Pottinger has observed, to apply any better test of value than sale in a fair and open market.

Under these circumstances, after fully re-considering the matter as brought under my notice in these despatches, I continue to adhere to the decision expressed in my despatch of the 3rd January last, that the leases of town and suburban lots for building purposes should not exceed 75 years, subject of course to the discretion of the Government to grant renewals from time to time. The reports which I have recently received from you sufficiently show that the terms fixed for the disposal of land in Hong Kong have been no discouragement to building speculations, nor to the purchase of land at high rents.

Having thus decided on the more important and general question raised by these despatches, it is necessary that I should advert to a minor point brought under my consideration by Sir H. Pottinger's Despatch No. 3, of 22nd January last. In that despatch is inclosed a statement of fees to be taken in the land office which had been approved by the Council and himself. To the last three items in this schedule I do not object, but the three first charges appear to me excessive. They are as follows:—

Preparing any lease or grant	}	10 per cent on the amount of annual rental.	
Affixing public seal thereto		5 per cent.	ditto
Registering any assignment, mortgage, or other alienation.	}	Ditto	ditto

In the first place the principle of an *ad valorem* fee where the amount of trouble must be the same in every case appears to me erroneous, and calculated unnecessarily to impose a disadvantage on large purchasers, and in the next place the rate of these fees, considering the amount of the rents which have been realized, seems to be excessive.

The rental disposed of is stated by Sir H. Pottinger at 15,000*l.* per annum, and the two first of the above fees constituting a charge of 15 per cent., it would follow, assuming Sir H. Pottinger's calculation to be correct, that the public must have been called upon to pay 2,250*l.* to the land office for fees upon transactions not very numerous in themselves, and which so exactly resembled each other as to entail no additional exertion or responsibility. I am of opinion that the principle of an *ad valorem* fee should be at once abandoned, and that the Attorney-General should be called upon to prepare a standing form, to be in future used in such transactions, and that having received from Government once for all a suitable remuneration for his trouble in preparing that form, no further charge should be made against the public on this account. For affixing the public seal, and for registering transfers or mortgages, moderate and certain fees should be established, the amount of which you will of course report for my approval; but I am disposed to think that they should not, at least for affixing the seal, exceed 5 dollars.

