

like to make one query. I note two settlements were started in 1934, Markland and Lourdes; Markland had 73 holdings at a cost of \$644,000 which was \$8,000 plus; and Lourdes had 27 holdings at a cost of \$86,000 which was \$3,000 plus. Since both started in the same year, I was wondering if the Committee had anything to say on that point?

Mr. McCarthy I might be able to clear that up. In the \$644,000 spent in Markland we included equipment which was afterwards transferred to other land settlements. When Lourdes started there was no equipment except two old horses.

Mr. Keough As Mr. McCarthy has said, they had considerable equipment at Markland, whereas at Lourdes the stumps were pushed out with cattle.

Mr. Higgins Your figures, even with all the experience of these land settlements, come to \$5,400 per family; and this new settlement is going to cost \$6,000.

Mr. Butt That is at today's prices.

Mr. Higgins While on the subject of the upper Humber — possibly Mr. Keough could revert to this more because it is his district and he is pretty well aware of the situation. It strikes me that instead of having the land settlement in the upper Humber, breaking new ground, bringing new people together where there are no experienced farmers located, it would have been infinitely better to have settled them on the numerous acres in Codroy Valley not being farmed by anybody. It is true that these acres, though not used, are owned usually by the people around there; great quantities are also owned there by people in St. John's and it has never been used. You will agree that some of the best soil is situated in that valley. Would it not have been better and cheaper to have that new settlement in the Codroy Valley? **Mr. Job** and I had a talk with Mr. James Tompkins of Tompkins; he is a practical farmer and he was strong on the idea that the settlement would have been much more profitable to the settlers themselves had the land in the Codroy Valley been used. He said he and a number of his neighbours would have been prepared to advise these settlers, not only with local knowledge, but to give them if necessary actual help in developing their holdings. It is right on the railway line and has everything to make a perfect land settlement. Did the government make a mistake in that matter?

Would it not have been better to have bought up private, unoccupied, untitled land in the Codroy and put those men there?

Mr. Keough I am not prepared to say on what grounds the government decided on the upper Humber. It is a matter the Committee did not go into. I imagine they did have some specific reason for putting them there.

Mr. Higgins What is your own personal view?

Mr. Keough That is rather a question!

Mr. Smallwood Are there actually enough unoccupied grounds in the Codroy Valley?

Mr. Keough I am not prepared to say. I doubt if there is.

Mr. Higgins I do not doubt it.

Mr. Smallwood I walked from Port-aux-Basques to Corner Brook and counted the number of farms vacant.

Mr. Job When?

Mr. Smallwood A few years ago. There are a large number of farms vacant, but they are scattered here and there. If you have a bunch of ex-servicemen, it may be easier if you settle them together. All have certain adventures in common; have roughly the same outlook. If you settle them as a community so that they can get their clubs, societies, churches and their schools all there together, I imagine you would have a better chance of success than if you merely scattered them throughout an area of 100 miles.

Mr. Higgins It is not anything like that.

Mr. Smallwood Would not the Codroy Valley itself be from Cape Ray to Black Duck and up to Stephenville?

Mr. Higgins You could settle them right in the valley.

Mr. Keough Come to think of it, the thing envisages the settling of 300 families on the soil with a minimum of 50 acres per family; I do not think there is that much acreage in the Codroy.

Mr. Butt That was where they found the most soil; it is cheaper to work machinery in one area.

Mr. Higgins The point is you have to break the soil, absolutely new; it is miles away from local habitation; you are putting men in the bush.... It strikes me as being infinitely more suitable to have steady farmers there than to put in a crowd of men because they can get together and form clubs.

Mr. Northcott We don't want to get anything for nothing. I expect to get part of it back a few