

schemes than there was when money was dearer, when the period of repayment was shorter. Housing schemes adopted as far back as 1882, and successful ever since, are not added to. There is a dread of the word Socialism, and the impression is rife that the Government will take the responsibility of financing housing schemes. Nothing can be clearer than that housing is a matter of municipal concern and that any expense put upon the State must come back upon the taxpayer. There is no vestige of a plea to justify the placing of house-building upon the Government. The people to be housed are locally employed. They help to increase local trade. They are rated for local purposes. They live within town and city and urban district boundaries. They are in the locality, they are of the locality, it is the locality that gets the first and chief benefit from them. Municipalities are always anxious to extend their boundaries and increase their population and their rateable value; and it is just like middle-class audacity to want to appropriate the advantages of population while shirking the most elementary responsibility of housing it.

Meanwhile Mr. Lloyd George utters a weekly threat of something tremendous which is to be done about the Land System, but has never once condescended upon particulars. When the landlords find the name of Earl Beauchamp associated with his in the oft-threatened, long-delayed crusade they need not expect anything very drastic.

Meanwhile also the Land-Tax party in Parliament practises an occasional hold-up of other measures in the interests of its own particular fad, which cannot possibly come to anything useful in their hands.

As a road to social felicity the Single Tax is not only a blind alley, but has a dead wall at this end as well as the other—the nearest wall being the vested interests, including the vested interests of the working class, much of whose savings are invested in land. Single-Tax Individualism will not do, but Collective Ownership is the biggest and most successful thing in public life.

