

THE LINK

PRECEDED BY THE A. T. FORERUNNER.

The Official Organ of the Humberstone Garden Suburb.

"NOT GREATER WEALTH, BUT SIMPLER PLEASURES."

No. 7.

OCTOBER, 1912.

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Editorial.

Sunday, September 29th, 1912, is a date which needs to be recorded in our Journal, for on that day the Estate was honoured by a surprise visit from Mr. Lloyd George, the present Chancellor of the Exchequer, accompanied by Baron de Forest, M.P., Mr. Wedgwood Benn, M.P., Mr. Seebohm Rowntree, and other well-known public gentlemen, who had been spending a week-end at Gaddesby Hall as guests of Baron de Forest. A matter which has been receiving a great amount of attention recently from Mr. Lloyd George is the question of Land Reform, and although our Estate is apparently unknown to a large number of the population of Leicester even, its reputation had evidently reached him, for his visit was undoubtedly to obtain what information he could respecting the establishment of our Society and the lines upon which it is conducted. He expressed great admiration for the manner in which the Estate was being laid out and the unique style of the houses already erected, but was afraid from their outward appearance that the rents would be too high for the ordinary working man, until it was explained that our rents were practically the same as for dwellings in the town, but included baths and also the plot of ground in which each house stands, ranging from 350 to 1,000 square yards each. The party then entered one of the houses and were surprised at the size and arrangement of the rooms, fitted with all the necessary inside conveniences from kitchen to parlour. As may easily be understood, the questions from such a party were numberless, and one in particular put by Mr. Lloyd George himself and his comment on the information given seemed to prove conclusively the reason for his visit to our Suburb. He had already asked the area of the Estate and also the price paid per acre for it and then wished to know whether, if at any time the Society desired a further extension of the Estate beyond the land already acquired, it could obtain it at the same price as previously paid. In reply, it was pointed out to him that this was extremely doubtful, especially considering the fact that another estate was now being opened up, below and adjoining ours, on which the price required for the land was at least three times more than what we had paid. On hearing this he turned to his friends and ejaculated: "Ah! you see that they are creating an increment against themselves." But it might have been explained to him that the usual increase in the value of land adjoining residential property had been duly anticipated

and that our Estate of forty-eight acres was much larger than it was originally intended to take over. On departing he expressed a sincere wish that our good work may be recognised by our neighbouring townsmen and that the prosperity of our venture may continue and even increase. Mr. Lloyd George's visit has undoubtedly proved a grand advertisement for our Estate, as visitors from the town have considerably increased in number and have been greatly impressed at the growing beauty of our Garden City. This will, without doubt, continue to grow more and more as our city is extended, which at present consists of just over eighty houses erected upon about a third of the whole of the Estate.

HOME RULE.—What visions are conjured up at the name! What disputes—not always verbal—it has caused! What wordy—and sometimes other—warfare has been waged for a whole generation round this theme! And much of the agitation and clamour is not thoroughly understood by the unimaginative Sassenach. Unfortunately, when anything "gets into politics" it seems almost impossible to discuss it without party bias, but surely there is a phase even of a subject like this, that may be looked at without prejudice. Home Rule, Federation, Devolution, three favourite phrases amongst democratic societies. Home Rule proper, whether for Ireland or any other nation, in the best sense is National individuality, the opportunity of a nation to work out its own social salvation, according to its own ideas, and it may be taken as a general principle of any democratic government that a people homogeneous enough to be a nation should be entitled to autonomy. As each nation has different characteristics, different idiomatic expressions, so each nation requires a different method of law-giving, and as, according to modern ideas, the ruling should come from the people, it follows naturally that as a general principle the government of a great Empire should be decentralised. And now the Government have seen fit to make a definite announcement that within a certain time Home Rule for Ireland will be an accomplished fact, it is to be hoped that the agitation and unrest will die down and an era of prosperity dawn on our Sister Isle. If by managing their own affairs they will be able to lessen the friction between the religious bodies into which the nation is divided; if it means the development of the soil of the country and the improvement on the best lines of the agriculture for which the island by climate and situation is peculiarly fitted; if it means the economic improvement of the workers, better social conditions, better housing, and the things that make for a higher civilisation we should welcome it.

PROGRAMME OF COMING EVENTS ARRANGED BY THE COUNCIL.

- Oct. 31st.—Lecture by Mr. Lythall, "Problems of the Far East."
- Nov. 2nd.—Concert arranged by Mr. Goodenough.
- Nov. 7th.—Lecture by Mr. Mann (Limelight), "The Familistere of Guise."
- Nov. 9th.—Concert by Miss Meekins and Party.
- Nov. 14th.—Lecture by Mr. Harrott (Limelight), "Canals and Canal Folk."
- Nov. 16th.—Dance.
- Nov. 23rd.—Concert by Mr. Purdy and Party.
- Nov. 30th.—Musical Lecture by Mr. Madden.

Estate Council.

The new Council has settled down to the winter's programme with a zeal that portends success. Two new organisations have come into being to add to our already fast becoming complexity. The Students' Class for the study of Economics is being conducted by Mr. Law, and is held on Monday evenings; Mr. Winterton is acting as secretary and both gentlemen will be very pleased to see as many as possible of our residents who can attend.

The other organisation is the class for Ambulance work, and is in the able hands of Mr. Peutrill. This is held on Friday evenings, and as in the case of the other class, the instructor and the secretary, Mr. R. Scott, will be pleased to welcome all who can attend. Both these classes are being held in the Institute.

We are also opening the Institute as a Recreative Club on Tuesday evenings. The room has been thoroughly cleaned out and a caretaker has been appointed to see that it is kept in this condition, and to have it lighted and properly heated for the evenings it is in use. The bagatelle table, dart board, piano, and cards will be available, and if residents take hold of this work and make it a success we hope to add other attractions as the winter advances; membership 6d. each.

We are very pleased to say that the Whist Drive and Male Voice Choir Concert both proved to be unqualified successes—and as a result—Popton shall have a p— that is we mean we can announce that the sum of £2 is to be handed over to the Link Committee. The report of Mr. Law's two lectures, for which we are deeply indebted to the lecturer, is published elsewhere.

We have one very important item on the agenda now, which at present is known to the Council as the

HOME INDUSTRIES EXHIBITION.

Encouraged by the great success of our Flower Festival and the unstinted support given us by the residents upon that occasion, we are now contemplating a Winter Show, which we hope will arouse as much, or if possible more enthusiasm than did the Summer Show. The subjects for display will of a necessity be of a character in keeping with the season and such as we can carry out during the long winter evenings when gardening is something only to dream about. The various classes already under consideration are as follows:—Crocheting, Embroidery, Knitting, Pinafore Making, Cake Making, Bread Making, Fretwork, Woodwork, Painting, Photography, Model Making, Drawing, Essays, Garment Making, Prose, Poetry, Melody, &c., &c. In fact any subject which may be suggested as suitable for an exhibition of this kind. These classes of course are not final, and we shall be only too pleased to get further suggestions from all friends. If you have an idea or a subject to suggest, mention it to any member of the Council, and we shall be most happy to consider it. Now friends get your brains and fingers busy and help us to show how much industry and originality we have on the Estate, also help the children to display their abilities with essays, drawings, poetry or music, then we shall be sure of success. The time arranged for this exhibition is the last week in February.

REPORTS.

MONTHLY MEETING.

Held in Assembly Room, September 19th, Mr. E. T. Groome presiding. The Committee's report was presented by Mr. J. S. Wilford. Building operations are still progressing satisfactorily, the last houses on the east side of Fern Rise are nearing completion, and another pair are being commenced on Keyham Lane. The Public Works Loan Board are making another advance of capital, but these advances only cover two-thirds of the cost of work, and are contingent on the other third being raised by other means. The secretary made an appeal to members to do their best with regard to increasing the amounts of their holdings. Mr. R. Scott gave report of Estate Council, outlining the winter's work, which will consist of Lectures (with and without lantern), a class on Economics, and a Physical Culture class.

GENERAL COMMITTEE.

BEAUTIFYING OUR ESTATE.

The season has again come round for the planting of shrubs, privet, trees, &c., also for taking stock as it were of past efforts towards carrying out the above heading.

Privet hedges have justified themselves as a glance down Lilac Avenue will convince anyone—they are now of a size and beauty that adds considerably to the appearance of the road and form a nice boundary fence to the houses—except in one or two places conspicuous by being broken down to make a path through; here it needs a little re-planting and we may hope when done will be taken greater care of.

The shrubbery on Laburnum Road has looked very nice all through the summer and will grow in beauty as time goes on, and the various shrubs develop to their perfect size.

The grass margins have been the source of most trouble and cause a great amount of labour. There the Committee think they can improve matters by widening the gravel paths, taking out the turf in the centres, and planting a few shrubs. This they hope will prevent the continuous walking upon the grass, will be less trouble and expense in upkeep, and with a good selection of shrubs used will add to the brightness and beauty of our roads. It has been decided in the first instance to treat Fern Rise in this way, and on the opposite side to where the large ash trees are growing to plant elm trees, making in course of time a shady walk of it, with grass-bordered shrubberies each side the roadway, the gravel paths beyond being bounded by the large trees set in the hedge-ways. With good front gardens leading right up to the semi-detached houses on each side, this should very soon form a pleasant road, and form a beautiful picture to look upon.

PLEASANCE AT THE JUNCTION OF FERN RISE AND LABURNUM ROAD.

One of the great needs of the estate has been suitable seats where residents and visitors may rest, in the open, and enjoy the beauties that our garden suburb can provide for all who love those things that appertain to a healthy open-air life. Considering how best to add to

the development of the newer portion of the estate, the Committee have come to the conclusion that a small raised green with a low rustic wall, in the recesses of which, rustic seats should be formed and in the centre a purple beech planted, would add considerably to the appearance of the estate, at the point where the above roads meet at the entrance to the Square—and that this with a suitable tablet, should be dedicated to our friend

and colleague, the late Mr. G. Hern—believing that no more suitable memorial could be placed to his memory than one which will add to the convenience and beauty of our Estate which he loved so well and served so admirably, overlooking as it would in this position, the whole of the work which he did for us, a work which we are proud of and grateful for, and desire always in our minds to associate his memory with.

Garden Notes.

If any fruit tree planting is to be done this year preparations should be made at once by digging out holes three feet across for large trees and eighteen inches for small bushes. The following is a list of varieties which may be relied upon for their quality and cropping, and are taken in order of their season, so that anyone requiring early sorts may choose the first named or late keepers the last:—Raspberries: Superlative; Gooseberries: Keepsake (Green), and Whinham's Industry (Red); these will give you a supply of excellent fruit from the beginning of the season to the

and calceolarias. If no frame is at hand the sides of a box about two feet square by one foot deep, sunk into the ground and covered with a sheet of glass will be found very convenient. F. R.

PEARS—WILLIAMS' BON CHRETIEN.

It is rather remarkable that most of the fruits producing the fine Williams' Bon Chretien which reach us from California are grown on seedling pear stocks, as



PEARS—WILLIAMS' BON CHRETIEN.

end. Red Currants: Raby Castle. If a few for exhibition purposes are required, Comet or Versailles. Black Currants: Boscoop Giant. Plums: Czar, Victoria, and Monarch. Pears: Williams' Bon Chretien, Louise Bonne of Jersey, Pitmaston Duchess, and Doyenne-du-Comice. Bush Apples on paradise stock—standards on free stock:—Cooking: Lord Grosvenor, Bismarck, Lord Derby, Bramley's Seedling, and Newton Wonder. Dessert: James Grieve, Worcester Pearmain, King of the Pippins, Allington Pippin, Christmas Pearmain. I omit Cox's Orange Pippin on account of its irregular cropping.

Garden frames may be filled with all-the-year-round lettuce, double violets, Christmas roses, pentstemons,

the use of the dwarfing stock, Professor Wickson tells us, has been nearly abandoned. The principal plantation of pears in the Quince stock are those of A. Block, at Santa Clara, whose fruit is often seen in Covent Garden Market. Much care is taken in the selection of the seedlings for budding or grafting, and this is a matter which deserves more attention in England. I have proved by experiment, several times repeated, that with pears, apples, and other fruits much can be done by judicious selection of seedlings for free stocks instead of working all round indiscriminately, if they are of clean growth. The character of the root is of the utmost importance in modifying habit.—R. L. Castle, *A. E. & H. Review*.

HUMBERSTONE AND DISTRICT SUPPLY ASSOCIATION LTD.

Registered No. 5354.

REPORT AND BALANCE SHEET for Quarter ending September 30th, 1912.

TO THE MEMBERS.—Your Committee in presenting the 4th Quarterly Balance, have to report a considerable increase in receipts, but regret that they are unable to report a corresponding increase in profits. This is due chiefly to two causes, namely, the high price of commodities and the inability at present to work the Butchery business at a profit. The receipts have, however, increased by £96 6s. 5d., and as the increase has occurred during the latter weeks of the Quarter, it may be considered a good augury for the future prosperity of the Association. The Committee recommend a dividend of 1/3 in the £ on members' purchases, after the usual deductions for other purposes.

I. CASH ACCOUNT.

RECEIPTS.				PAYMENTS.			
	£	s.	d.		£	s.	d.
Share Contributions	21	6	11½	Repaid Share Capital	12	19	4½
Small Savings Deposits	14	19	10½	Interest on Shares	1	10	5½
Sales of Goods	561	19	2	Dividend to Members	33	9	0
Entrance Fee and Fines	0	5	0	Small Savings Repaid	20	2	7
Bank Balance, June 30th, 1912	60	11	11	Goods and Carriage	503	17	5
Balance in hand ,, ,, ,,	49	3	3	Wages and Honorariums	35	4	7
				Rent and Insurance	12	3	6
				Minor Expenses	6	5	1½
				Bank Balance, Sept. 30th, 1912	34	2	3
				Balance in hand ,, ,, ,,	48	11	10½
	£708	6	2		£708	6	2

II. GENERAL ACCOUNTS.

RECEIPTS.			
	£	s.	d.
By Sales of Goods	592	1	6
„ Stock, Sept. 30th, 1912	416	5	0½
	£1008	6	6½

A.—TRADE OF QUARTER.

EXPENDITURE.			
	£	s.	d.
Purchases and Carriage	554	16	10
Distributive Expenses	45	19	2½
Stock, June 30th, 1912	369	14	3½
Balance profit	37	16	2½
	£1008	6	6½

APPLICATION OF PROFIT.

	£	s.	d.
Balance from last Quarter... ..	42	9	10
Dividend Equalisation Fund	4	12	1½
	£47	1	11½

	£	s.	d.
Interest on Shares	1	10	5½
Dividend to Members	33	9	0
Educational and Provident Fund	9	12	4
Fixed Stock Depreciation... ..	1	1	0
Stock in Trade ,,	1	9	2
	£47	1	11½

RESERVE AND DIVIDEND FUND.

	£	s.	d.
Balance, June 30th, 1912	37	18	9
	£37	18	9

	£	s.	d.
Application of Profit	4	12	1½
Balance in hand	33	6	7½
	£37	18	9

FIXED STOCK AND PLANT ACCOUNT.

	£	s.	d.
June 30th, 1912	42	6	3
Additions during Quarter	17	10	7
	£59	16	10

	£	s.	d.
By Depreciation	1	1	0
Present Nominal Value	58	15	10
	£59	16	10

EDUCATIONAL AND PROVIDENT FUND.

	£	s.	d.
Balance, June 30th, 1912	10	10	8
Added, July, 1912	9	12	4
	£20	3	0

	£	s.	d.
By Honorariums... ..	4	4	0
„ Link A/c	3	10	0
Balance	12	9	0
	£20	3	0

III. BALANCE SHEET.

LIABILITIES.			
	£	s.	d.
To Shares	178	11	8½
„ Small Savings Fund	25	7	10
„ Trade Accounts Owing	300	6	0
„ Reserve Fund	33	6	7½
„ Educational and Provident Fund	12	9	0
„ Balance Profit	37	16	2½
	£587	17	4½

ASSETS.			
	£	s.	d.
By Stocks, Sept. 30th, 1912	416	5	0½
„ Fixed Stock	58	15	10
„ A/cs due... ..	30	2	4½
„ Balance in Bank	34	2	3
„ „ „ Hand	48	11	10½
	£587	17	4½

BALANCE DISPOSABLE.

	£	s.	d.
By Balance brought down... ..	37	16	2½
„ Entrance Fees and Fines	0	5	0
	£38	1	2½

	£	s.	d.
Balance Disposable	38	1	2½
	£38	1	2½

Audited and found correct, October 23rd, 1912.—C. W. PURDY and A. H. VASS.

THE QUARTERLY MEETING will be held in the Assembly Room on **MONDAY, OCT. 28th**, at **8.30 p.m.**
DIVIDENDS will be paid on **SATURDAY, NOVEMBER 9th**, from **2 p.m** to **4 p.m.**

Growth of Economic Theory.

I propose in this and subsequent articles, to outline the development of opinion among economists with regard to the subject matter of the science and its relation to economic phenomena. Perhaps the best way to do this, will be to adopt the historical method, taking representative men who may be said to be the best exponents of the particular school to which they belonged, noting the modifications which were made as successive schools evolved.

The first signs of what we call Economic Science, began to appear soon after the discovery of America. Contact of the Old World with the New made possible a tremendous increase in commercial and industrial activities. Spain, by virtue of her ownership of the gold and silver mines of America, acquired great power and possessions. England and France were jealous of her. The acquisition of treasure became the object of sixteenth and seventeenth century statesmen. It was supposed that the country which held the most gold and silver was the richest and consequently most powerful. To that end all the efforts of statesmen were directed, the result being that a vexatious system of trade regulations were enforced, the sole object being—acquisition of treasure. This was known as the Mercantile System, which developed later into a vicious protective policy. I do not propose to discuss Mercantilism in detail, as it cannot properly be called a "school." It was rather a scheme for interested politicians. Anyone who cares to study the fiscal policy of the sixteenth, seventeenth and eighteenth centuries will find it very interesting to trace the transition from Bullionism into the Balance-of-Trade idea, largely through the attitude of the East India Company, and lastly into a purely system of protection for particular interests, finally abolished by the repeal of the Corn Laws in 1846.

In the middle of the eighteenth century a strong reaction took place. About this time, men were constantly talking about the "state of nature." Rousseau and Montesquieu in particular. In a famous book published by the latter (*Espirit-des-Lois*) this phrase occurs "Laws are the necessary relations resulting from the nature of things." The continual interference by governments with the course of trade was supposed to prevent the working out of these "natural laws," and were therefore detrimental to society. Now, it has been said, that which people think depends on the institutions they are accustomed to and that economic thought is influenced by the conditions out of which it arises. I think without undue generalisation that this is true. Anyhow, it was true with the school of economists which arose about this time; their main thesis I will explain briefly. I refer to the Physiocrats, 1750-1775. Incidentally, I might say that England is generally looked upon as the classical country and justly so, for it is here where the chief schools of thought and institutions have begun. But it was France which produced the first real school of economists and that perhaps for a special reason.

I have said that any school of thought depends on its environment. Now look at France about this time (Louis XIV.). The Court of Paris was the most brilliant in Europe. All wealth seemed to move to the Capital. In fact, Paris was France. The council of the nation was absolute. Feudalism was rampant. Nobility could be purchased, possession of which

implied immunity from taxation. To put it crudely French society was rotten to the core. Moreover, France was mainly agricultural, on which special burdens were laid and their products were wasted in Paris. Restrictions on trade in corn were harsh, preventing the development of agriculture, as its fertility and climate would have allowed it. This condition of affairs was due mainly to the policy of Colbert, that famous minister of Louis XIV. In trying to imitate England in her mercantile policy he sacrificed agriculture to manufactures. His fiscal mechanism was bad, the collection of taxes being farmed out. No wonder there was a revolution in France.

It was under these circumstances that the first school of economists arose. Their theory was, that the produce of the land was the sole or principal source of wealth and revenue of any country; but they overdid the argument just as Colbert had under-valued it. Moreover, they argued that society was governed by natural laws, just as nature; that there was a relation between man and man. In fact, they were the first to give us a science of society. They likened the State to a tree, the population its trunk, arts and commerce were its leaves and agriculture was the root. Agriculture was the sole source of wealth and the only industry which gives man a surplus. It was here that economic science began. In 1755 Cantillon published his "Essay on the Nature of Commerce." Quesnay in 1758 issued his "Economic Tables," and very soon a number of eminent men gathered round him and almost worshipped him. They termed themselves "Physiocrats," which means "government by nature."

Turgot, a minister of Louis XVI., actually tried to put the theory into practice, but was removed by the king.

The Physiocrats introduced two new ideas into economic science, which were absolutely opposed to Mercantilism. First, that agriculture was superior to commerce and industry. That it alone gives a "net product." That the classes of society other than farmers are "sterile classes." They divided society into three classes.

(1) The owners of land who received the "net surplus" as payment for what they termed ground-expenses (rent).

(2) Cultivators or farmers who found the cattle and seed (original-capital), and who provided for wear and tear of instruments of agriculture (annual-capital). These latter were known as Productive expenses, because after paying all expenses a net-surplus was left which went as rent to the farmer.

(3) Manufacturers, merchants and artificers were branded as unproductive because they merely produced the equivalent which they consumed in their calling and keep.

This class (3) added nothing to the sum total of wealth, in fact, they could not do so except by parsimony. Upon this idea they argued that the unproductive class lived on the labour of the farmers, that all taxes should be paid out of this net-surplus (rent), that is, agriculture was pre-eminent. The second idea which they introduced was that there was an essential and natural order in human-societies. That the best thing which governments could do was to "let things alone"; they were in fact the first "*lassiez-faire* people," which was undoubtedly the best policy for France at the time. This idea became amplified later by such men as Cobden and Mill. The latter's essay on "Liberty" is a fine

expression of the spirit behind the whole structure of political economy which was dominant for a hundred years. I would like to devote a whole article to this essay of Mill's. The reaction I spoke of earlier in the article was due to this school which resulted in a more careful examination of the relations between agriculture and manufacture. Moreover, trade regulations were relaxed. To criticise their theory briefly, I should say they were wrong in classing the manufacturer as sterile, for exchange of manufactures for agricultural products must stimulate the demand for the latter. There are also other surpluses besides rent, monopoly-profits a case in point. Their single-tax theory was not quite sound and would not have produced sufficient revenue, besides being unfair. This has some bearing on present day politics. They were right in arguing that the wealth of nations consisted in the consumable goods annually produced instead of the unconsumable riches of gold and silver. Their theories were a step in the right direction suggesting ideas to the subsequent school. Their policy was better than their theory. Their exaggerations led to their destruction. In my next article I propose to examine the school which succeeded them, how their ideas were modified and to what extent they were added to, thus giving us the next step in economic science. This can be best done by an analysis of that great work, Adam Smith's "Wealth of Nations."

Lectures.

The lecture season on the Estate opened with two interesting lectures by Mr. R. Law delivered on October 3rd and 10th, the subjects being "£1 in 1908 equal to 17s. 10d. in 1912," and "Social and economic effects of changes in the value of gold. How are they to be met?"

The second lecture was a complement of the first, and the audience was nearly the same on both occasions. The lecturer commenced by saying that it was time the democracy took a greater interest in economic questions, which were of vital interest. He then dealt with the commercial unrest between 1876 and 1894, when prices were falling and when bi-metallism was put forth as the remedy. He showed the variations in prices during the Nineteenth Century, a fall from 1820 to 1850, a rise from 1850 to 1876, another fall from 1876 to 1894, with a rise from 1894 to the present time. An interesting description of the functions of money was given and why gold fulfils most nearly the requirements of a standard medium of exchange. The three determining causes of the fluctuation of gold are (1) the amount of money in circulation; (2) the number of times it changes hands; and (3) the volume of trade done. In the second lecture the principles enunciated in the first one were applied to the present labour unrest; satisfactory proof being given that this throughout the world is chiefly caused by the increasing production of gold, gold therefore being cheap and consequently commodities measured by a gold standard being dear. A good deal of information respecting general prices and relative prices, real wages and nominal wages, the difference between the re-adjustment and the re-distribution of wealth and other similar matters was given, and, judging from the questions and the discussion at the close of each lecture, they were appreciated and enjoyed by the audience. Mr. J. Headley presided on the first and Mr. Hibbett on the second occasion.

Items of Interest.

Through the kindness of Dr. Bond the Council are in possession of two books of great interest, entitled "Fifty Doctors against Alcohol," and "The Great State," and we hope these will form the foundation of an Estate Library. Mr. S. Willford has charge of these, and any resident may have the loan of them by applying to him.

The Cricket Club Secretary wishes to emphasise the fact that subscriptions are now overdue. Please help make the work easier by paying these in at once.

Our good friend, the Rev. W. Watkins, of Humberstone, has kindly consented to give us two lectures in December.

A resident of Letchworth, writing in the *Times* the other week, says *re* the Army Manœuvres: "When the Army arrived in these parts some of the officers were surprised to find that a town of 7,000 inhabitants existed where they expected to find open fields, the maps furnished to them being several years out of date."

In a comment on this, the *Daily News and Leader* (September 20th), says: "For ten years the great experiment of Letchworth has been the theme of the newspapers. During that period a whole district ten miles square has been transformed. A town which has absorbed three old villages has sprung up. The Garden City now stretches along the main road for a mile or more. And the British Army knows nothing about it—believes it to be still open country as in Cromwell's time."

We think it is immaterial whether the British Army knows of the existence of our "Garden City" or not, but we often wish the tax collector didn't.

We are indebted to E. O. Greening for the loan of the block inserted in our Garden Notes this month.

The LINK Committee would take it as a great favour if those residents who promised to Mr. Jackson a subscription towards the cost of our Estate Journal, would kindly redeem their promise and so enable us to close the list.

IN MEMORIAM.—To the memory of George E. Hern, late Anchor Estate Building Works' Manager, of Hazlemere, Lilac Avenue, who departed this life October 12th, 1911. Deeply lamented.

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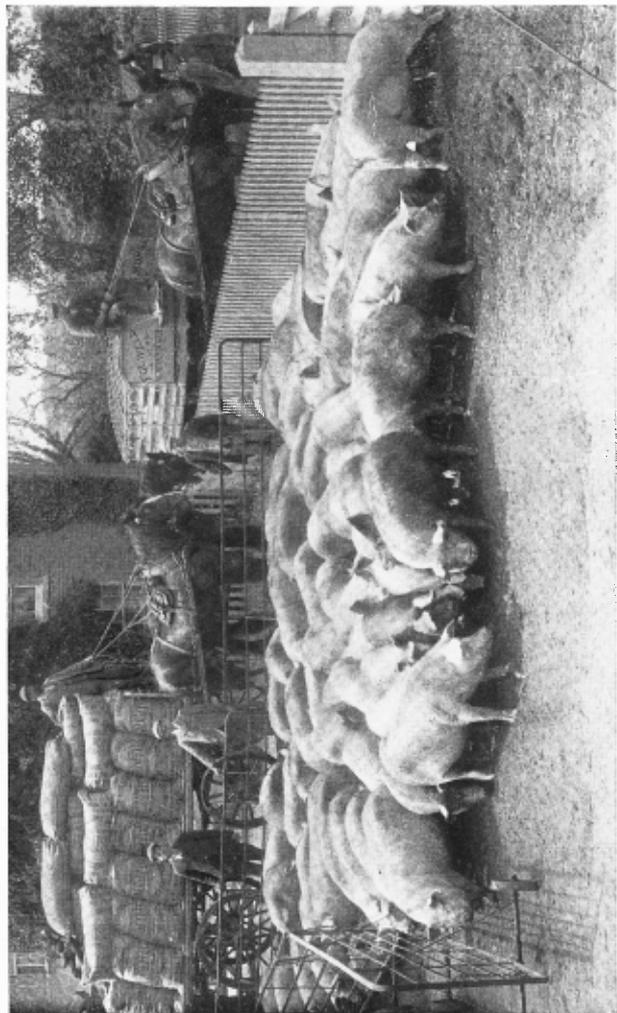
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