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CHAPTER IV.

LAND TENURE AND SETTLEMENT.

§ 1. Introduction.

1. **General.**—For descriptions of the land tenure systems of the several States and the internal territories *see* Official Year Book No. 4 (pp. 235–333) and subsequent issues, in particular No. 22 (pp. 133–195). A conspectus of land legislation in force has appeared in issues up to and including No. 38. The present issue contains statistics of the areas held, etc., under the various tenures, of war service land settlement, advances to settlers, etc.

2. **State, etc. Land Legislation.**—The land legislation in force in the several States may be classified broadly under five major types of land enactments, i.e., Crown Lands Acts, Closer Settlement Acts, Mining Acts, Returned Service Personnel Settlement Acts, and Advances to Settlers Acts; but in one or two States certain land legislation is not classified within these broad groupings, e.g., in Queensland Resumption Acts relating to alienated land, and in South Australia the Eyre Peninsula Land Purchase and the Agricultural Graduates Settlement Acts. Within the groupings there is, of course, a wide variety of individual acts, even for a particular State (*see* Official Year Book No. 38, pp. 111–113, and earlier issues).

In the Northern Territory of Australia the legislation relating to Crown Lands is embodied in the Crown Lands Ordinance 1931–1950, the Darwin Town Area Leases Ordinance 1947, the Darwin Short Term Leases Ordinance 1946 and the Church Lands Ordinance 1947; that relating to mining in the Mining Ordinance 1939–1947, the Mining (Royalty Suspension) Ordinance 1943, the Gold Dredging Act 1899 of South Australia, the Mineral Oil and Coal Ordinance 1922–1923, the Mining Development Ordinance 1939–1940, and the Mines Regulation Ordinance 1939; and that relating to advances to settlers in the Encouragement of Primary Production Ordinance 1938.

In the Australian Capital Territory the Ordinances relating to Crown lands are the Leases Ordinance 1918–1937, the City Area Leases Ordinance 1936–1947, the Church Lands Leases Ordinance 1924–1932, and the Leases (Special Purposes) Ordinance 1925–1943.

3. **Administration and Classification of Crown Lands.**—In each of the States there is a Lands Department under the direction of a Minister who is charged generally with the administration of the Acts relating to the alienation, occupation and management of Crown lands. The administrative functions of most of the Lands Departments are to some extent decentralized by the division of the States into what are usually termed Land Districts, in each of which there is a Lands Office, which deals with applications for selections and other matters generally appertaining to the administration of the Acts within the particular district. In some of the States there is a local Land Board or a Commissioner for each district or group of districts. In the Northern Territory the Administrator, under the control of the Minister for the Interior, is charged with the general administration of the Lands Ordinance and of Crown lands in the Northern Territory. In the Australian Capital Territory the administration of the Leases Ordinances is in the hands of the Department of the Interior.

Crown lands are generally classified according to their situation, the suitability of the soil for particular purposes, and the prevailing climatic and other conditions. The modes of tenure under the Acts, therefore, as well as the amount of purchase-money or rent, and the conditions as to improvements and residence, vary considerably. The administration of special Acts relating to Crown lands is in some cases in the hands of a Board under the general supervision of the Minister.

In each of the States there is also a Mines Department which is empowered under the several Acts relating to mining to grant leases and licences of Crown lands for mining and allied purposes. In the Northern Territory there are several ordinances relative to mining.

4. **Classification of Tenures.**—As with land legislation, land tenures may be classified under broad headings; these indicate the nature of the tenure and comprise:—Free Grants and Reservations, Unconditional Purchases of Freehold, Conditional Purchases of Freehold, Leases and Licences under Land Acts, Closer Settlement, Leases and Licences under Mining Acts, and Settlement of Returned Service Personnel. For details of the various particular forms of land tenure within these seven groups see Official Year Book No. 38, pp. 114–116, and earlier issues.

In the Northern Territory, leases are granted in perpetuity, except for pastoral, miscellaneous, short term and Darwin Town Area leases which are restricted to periods of not more than 42, 21, 5 and 99 years respectively. The Crown Lands Ordinance provides also for the grant in fee simple of town lands and agricultural lands, and for the issue of grazing, occupation and miscellaneous licences. The mining leases and holdings are, generally speaking, similar to those of the States. In the Australian Capital Territory leases only are issued.

The following sections contain figures showing the extent of the different tenures in the several States and Territories, together with some general descriptive matter

§ 2. Free Grants and Reservations.

1. **New South Wales.**—(i) *Free Grants.* Crown lands may, by notification in the *Gazette*, be dedicated for public purposes and be granted therefor in fee simple. Such lands may be placed under the care and management of trustees, not less than three or more than seven in number, appointed by the Minister.

(ii) *Reservations.* Temporary reservations of Crown lands from sale or lease may be made by the Minister.

(iii) *Areas Granted and Reserved.* During 1948–49 and 1949–50, 1,666 and 4,148 acres respectively were permanently reserved or dedicated for miscellaneous recreation reserves and similar purposes in 74 and 75 localities respectively. The areas reserved at 30th June, 1949 and 1950, respectively, were as follows:—For travelling stock, 5,337,180 and 5,312,180 acres; pending classification and survey, 4,349,398 and 4,260,592 acres; forest reserves, 2,083,595 and 2,315,542 acres; water and camping reserves, 829,961 and 829,181 acres; mining reserves, 1,220,876 and 1,218,314 acres; for recreation and parks, 422,175 and 424,746 acres; other reserves, 4,042,277 and 4,194,608 acres; totals, 18,285,462 and 18,585,163 acres.

2. **Victoria.**—(i) *Free Grants.* The Governor may grant, convey or otherwise dispose of Crown lands for public purposes.

(ii) *Reservations.* The Governor may temporarily or permanently reserve from sale, lease or licence any Crown lands required for public purposes.

(iii) *Areas Granted and Reserved.* During 1949 and 1950, 165 and 10 acres respectively were granted without purchase. The areas both temporarily and permanently reserved at the end of 1949 and 1950, respectively, were as follows:—For roads, 1,794,218 acres each year; water reserves, 318,608 and 318,631 acres; for agricultural colleges, etc., 8,434 acres each year; forest and timber reserves, 5,119,593 and 5,139,794 acres; reserves in the mallee, 410,000 acres each year; other reserves, 548,795 and 553,259 acres; totals, 8,299,648 and 8,224,336 acres.

3. **Queensland.**—(i) *Free Grants.* The Governor may grant in trust any Crown land which is or may be required for public purposes. Under the Irrigation Act, land to be used for the purpose of any undertaking, under that Act may be vested in fee simple in the Irrigation Commission.

(ii) *Reservations.* The Governor may reserve from sale or lease, either temporarily or permanently, any Crown land which is or may be required for public purposes. Reserved lands may be placed under the control of trustees who are empowered to lease them with the approval of the Minister for not more than 21 years.

Under the State Forests and National Parks Acts, the Governor may permanently reserve any Crown lands and declare them to be a State Forest or a National Park.

(iii) *Areas Granted and Reserved.* During 1949 and 1950 respectively the areas granted in fee simple without payment were nil, the area set apart as reserves 241,407 and 2,368,498 acres, and reserves cancelled 158,312 and 988,019 acres. The areas reserved, including roads, at the end of 1949 and 1950, respectively, were as follows:—Timber reserves, 3,123,760 and 3,079,344 acres; for State forests and national parks, 4,819,363 and 4,967,171 acres; aboriginal reserves, 6,525,659 and 7,805,659 acres; for streets, surveyed roads and stock routes, 3,497,591 and 3,544,865 acres; general reserves, 5,651,007 and 5,648,094 acres; totals, 23,617,380 and 25,045,133 acres.

4. *South Australia.*—(i) *Free Grants.* The Governor may dedicate Crown lands for any public purpose and grant the fee simple of such lands, with the exception of foreshores and land for quays, wharves or landing-places, which are inalienable in fee simple from the Crown.

(ii) *Reservations.* The Governor may reserve Crown lands for the use and benefit of aborigines, military defence, forest reserves, railway stations, park lands or any other purpose that he may think fit.

(iii) *Areas Granted and Reserved.* During 1948-49 and 1949-50 respectively, free grants were issued for areas of 398 and 69 acres, and reserves comprising 1,767 and 966,043 acres were proclaimed. At 30th June, 1949 and 1950, the total area of surveyed roads, railways and other reserves was 20,274,340 and 21,240,383 acres respectively, including 17,321,600 acres in 1949 and 18,272,000 in 1950 set apart as aboriginal reserves.

5. *Western Australia.*—(i) *Free Grants.* The Governor may dispose of, in such manner as for the public interest may seem best, any lands vested in the Crown for public purposes, and may grant the fee simple of any reserve to secure the use thereof for the purpose for which such reserve was made.

(ii) *Reservations.* The Governor may reserve any lands vested in the Crown for public purposes. Areas not immediately required may be leased by the Governor for periods up to 10 years. Reserves may be placed under the control of a local authority or trustees, with power to lease them for a period not exceeding 21 years, or may be leased for 99 years. Temporary reserves may also be proclaimed.

(iii) *Areas Granted or Reserved.* During the years ended 30th June, 1949 and 1950 approximately 14,254 and 1,363,740 acres respectively were reserved for various purposes. At 30th June, 1950 (figures at 30th June, 1949, in parentheses), the total area reserved was 51,808,817 (50,427,599) acres, comprising State forests, 3,410,406 (3,402,963) acres, timber reserves 1,799,658 (1,789,623) acres and other reserves 46,598,753 (45,235,013) acres.

6. *Tasmania.*—(i) *Free Grants.* No mention is made in the Crown Lands Act respecting free grants of land, and it is expressly stated that no lands may be disposed of as sites for religious purposes except by way of sale under the Act. Under the Returned Soldiers' Settlement Act 1916, returned soldiers who applied prior to 31st March, 1922 were eligible to receive free grants of Crown land not exceeding £100 each in value, but these grants were conditional on the land being adequately improved.

(ii) *Reservations.* The Governor in Council may except from sale or lease, and reserve to His Majesty any Crown land for public purposes, and vest for such term as he thinks fit any land so reserved in any person or corporate body. Any breach or non-fulfilment of the conditions upon which such land is reserved renders it liable to forfeiture. A school allotment, not exceeding 5 acres in area, may also be reserved.

(iii) *Areas Granted or Reserved.* The total area reserved at 30th June, 1950 was 4,016,430 acres, excluding 21,769 acres of land occupied by Commonwealth and State Departments.

7. *Northern Territory.*—(i) *Reservations.* The Governor-General may resume for public purposes any Crown lands not subject to any right of, or contract for, purchase, and may reserve, for the purpose for which they are resumed, the whole or any portion of the lands so resumed.

(ii) *Areas Reserved.* The total area of reserves at 30th June, 1949 and 1950 respectively was 71,020 and 71,023 square miles, comprising aboriginal native, 69,015 square miles at each date; and other reserves, 2,005 and 2,008 square miles.

8. *Summary.*—The following table shows the total areas reserved in each State, and the grand totals, for the years 1946 to 1950 :—

AREAS RESERVED.

('000 Acres.)

Year.	N.S.W. (a)	Victoria. (b)	Q'land. (b)	S. Aust. (a)	W. Aust. (a)	Tasmania. (b)	Nor. Terr. (a)	Total.
1946 ..	17,872	8,171	22,460	20,256	54,816	2,889	44,374	170,838
1947 ..	18,022	8,179	23,017	20,263	50,329	2,938	44,374	167,122
1948 ..	18,023	8,179	23,516	20,273	50,410	3,969	45,452	169,822
1949 ..	18,285	8,300	23,617	20,274	50,428	(c)4,016	45,453	170,373
1950 ..	18,585	8,224	25,045	21,240	51,809	(a)4,016	45,455	174,374

(a) At 30th June.

(b) At 31st December.

(c) At 30th June, 1950.

§ 3. Unconditional Purchases of Freehold.

1. *New South Wales.*—(i) *Auction Purchases.* Crown lands, not exceeding in the aggregate 200,000 acres in any one year, may be sold by public auction in areas not exceeding half-an-acre for town lands, 20 acres for suburban lands, and 640 acres for country lands, at the minimum upset price of £8, £2 10s., and 15s. per acre respectively. At least 10 per cent. of the purchase-money must be paid at the time of sale, and the balance within three months, or the Minister may allow the payment of such balance to be deferred for a period not exceeding ten years, 4 per cent. interest being charged. Town blocks in irrigation areas may also be sold by auction.

(ii) *After-Auction Purchases.* In certain cases, land offered at auction and not sold may be purchased at the upset price. A deposit in accordance with the terms and conditions under which the land was previously offered must be lodged, and, if the application be approved by the Minister, the balance of purchase money is payable as required by the specified terms and conditions.

(iii) *Special Purchases.* Under certain circumstances, land may be sold in fee simple, the purchaser paying the cost of survey and of reports thereon, in addition to the purchase-money. The minimum upset price per acre is the same as in the case of land sold by auction. Areas not exceeding 5 acres in extent may be sold to recognized religious bodies and public authorities at prices determined by the local land board.

(iv) *Improvement Purchases.* The owner of improvements in land, in authorized occupation by residence under any Mining or Western Lands Act of land within a gold-field or mineral field, may purchase such land without competition at a price determined by the local Land Board, but at not less than £8 per acre for town lands or £2 10s. per acre for other lands. The area must not exceed $\frac{1}{2}$ acre within a town or village, or 2 acres elsewhere, and no person may purchase more than one such area within 3 miles of a similar prior purchase by him.

(v) *Areas Sold.* During the year ended 30th June, 1950 (figures for year ended 30th June, 1949 in parentheses) the total area sold was 168 (221) acres, of which 3 (1) acres were sold by auction and 32 (51) acres as after-auction purchases, while 35 (32) acres were sold as improvement purchases and 97 (137) acres as special purchases. The amount realized for the sale of the whole area was £19,444 (£10,147).

2. *Victoria.*—(i) *General.* Lands, not exceeding 100,000 acres in any one year, specially classed for sale by auction, may be sold by auction in fee simple at an upset price not less than £1 per acre. The purchaser must pay the survey fee at the time of the sale, together with a deposit of $12\frac{1}{2}$ per cent. of the whole price; the residue is payable in equal half-yearly instalments with interest. Any unsold land in a city, town or borough area, areas specially classed for sale, isolated pieces of land not exceeding 150 acres in area, and sites for churches or charitable purposes, if not more than 3 acres in extent, may be sold by auction on the same terms. Swamp or reclaimed lands may also be sold by auction, subject to the condition that the owner keeps open all drains, etc., thereon.

(ii) *Areas sold at Auction and by Special Sales.* During 1949 and 1950 totals of 1,233 and 1,278 acres respectively were disposed of under this tenure, 889 and 1,091 acres being country lands and 344 and 187 acres town and suburban lands.

3. *Queensland.*—(i) *General.* From 1917 to 1929 the law precluded land being made available for any class of selection which gave the selector the right to acquire the freehold title. Amending legislation giving power to make land available under freehold tenures was passed in 1929 but this provision was repealed by the Act of 1932.

(ii) *Areas Sold, etc.* During 1947 unconditional selections made freehold totalled 125 acres. No unconditional selections have since (to 1950) been made freehold.

4. *South Australia.*—(i) *Sales by Auction.* The following lands may be sold by auction for cash:—(a) special blocks; (b) Crown lands which have been offered for lease and not taken up within two years; (c) town lands; and (d) suburban lands which the Governor excepts from the operations of the Land Board. A purchaser must pay 20 per cent. of the purchase money in cash, and the balance within one month or within such extended time as the Commissioner of Crown Lands may allow. Town lands may be sold subject to the condition that they cannot be transferred or mortgaged within six years without the consent of the Commissioner. If the Commissioner of Crown Lands so determines, town lands may also be offered at auction on terms that the buyer may at his option purchase the lands for cash or on agreement for sale and purchase.

(ii) *Areas Sold, etc.* During the years ended 30th June, 1949 and 1950 the area of town lands and special blocks sold by auction was 18 and 47 acres respectively. In addition, 49,289 and 79,455 acres respectively were sold at fixed prices, and purchases of 75,263 and 100,051 acres respectively on credit were completed, making a total of 124,552 and 179,553 acres respectively.

5. *Western Australia.*—(i) *Sales by Auction.* Town, suburban and village lands must be sold by auction after being surveyed into lots and notified in the *Gazette*. Ten per cent. of the purchase-money must be paid in cash together with the value of any improvements, and the balance in four equal quarterly instalments. Suburban land must be fenced within two years, and no Crown grant may be issued until the land is fenced.

(ii) *Areas Sold.* During the years ended 30th June, 1949 and 1950 the area of town and suburban allotments sold by auction was 1,230 and 994 acres in 562 and 512 allotments respectively.

6. *Tasmania.*—(i) *Sales by Auction.* Town lands may be sold by auction.

(ii) *After-auction Sales.* Town lands, not within 5 miles of any city, which, after having been offered at auction, have not been sold, may be sold at the upset prices by private contract.

(iii) *Sales of Land in Mining Towns.* Any person being the holder of a residence licence or business licence who shall be in lawful occupation of any residence area or business area, and who shall be the owner of buildings and permanent improvements upon such land of a value equal to or greater than the upset price of such area, shall be entitled to purchase such area at the upset price at any time prior to the day on which such area is to be offered for sale as advertised. The upset price for such area shall not be less than £10, excluding the value of improvements, cost of survey, and of grant deed. The area which may be so purchased may, with the consent of the Commissioner, exceed one-quarter of an acre, but shall not in any case exceed one-half of an acre.

§ 4. Conditional Purchases of Freehold.

1. **General.**—The various methods of obtaining Crown lands by conditional purchase in the several States are given in some detail in preceding issues of the Official Year Book (*see* No. 22, pp. 141–9).

2. **New South Wales.**—At 30th June, 1949 and 1950 the total number of incomplete conditional purchases in existence was 39,350 and 39,094 respectively, covering an area of 12,758,159 and 12,599,238 acres respectively. During 1948–49 and 1949–50, respectively, 28 and 46 applications were received for conditional purchases; 15 and 20 were confirmed with areas of 2,095 and 2,760 acres respectively; deeds were issued during the year for 340,300 and 382,544 acres; at the end of the year deeds had been issued for 32,571,448 and 32,954,036 acres. These figures exclude conversions from other tenures—1948–49, 426 comprising 60,882 acres; 1949–50, 758 comprising 149,647 acres.

3. **Victoria.**—Excluding selections in the Mallee country, the total area purchased conditionally in 1949 and 1950 was 6,133 and 11,457 acres respectively, all with residence. The number of selectors was 34 and 60 respectively. There were no selections in the Mallee in 1949 and 1950.

In addition, final payments were made during 1949 and 1950 on conditional purchases comprising 45 and 100 acres of Mallee lands.

4. **Queensland.**—The following selections were made freehold during 1949 and 1950, respectively:—Agricultural farms 57,437 and 78,709 acres; prickly pear selections 213,322 and 271,555 acres; and prickly pear development selections 3,261 and 7,945 acres.

5. **South Australia.**—The land allotted under agreements to purchase during 1948–49 was 8,529 acres, comprising Eyre Peninsula railway lands 3,289 acres, closer settlement lands 2,911 acres, soldiers' acquired lands 150 acres, surplus lands 167 acres, Eyre Peninsula Land Purchase Act 4 acres and other Crown lands 2,006 acres. During 1949–50 6,873 acres were allotted under agreements to purchase, comprising Eyre Peninsula railway lands 30 acres, Murray Lands railway lands 4 acres, Pinaroo railway lands 82 acres, closer settlement lands 5,475 acres, homestead re-purchased lands 17 acres, surplus lands 58 acres, agricultural graduates lands 238 acres and other Crown lands 969 acres.

6. **Western Australia.**—During the year ended 30th June, 1950 (figures for the year ended 30th June, 1949 in parentheses) the number of holdings conditionally alienated was 841 (716), the total area involved being 822,467 (796,941) acres, comprising conditional purchases by deferred payments with residence 809,134 (786,604) acres and free homestead farms 13,333 (10,337) acres. Under the heading "deferred payments with residence" are included conditional purchases of grazing lands.

In addition, Crown grants were issued during 1949–50 (1948–49 in parentheses) for the following selections, the prescribed conditions having been complied with:—Free homestead farms 18,714 (33,342) acres and conditional purchases 237,000 (340,671) acres.

7. **Tasmania.**—During 1949–50 (figures for 1948–49 in parentheses) Crown grants were issued for 21,828 (19,149) acres. The total area sold conditionally was 3,378 (2,058) acres, comprising selections for purchase 2,909 (1,929) acres, and town and suburban allotments 469 (129) acres. The numbers of applications received and confirmed were 41 (34) and 273 (123) respectively.

§ 5. Leases and Licences under Land Acts.

1. **General.**—Information regarding the methods of obtaining leases and licences of Crown lands in the several States and Territories is given in preceding issues of the Official Year Book (*see* No. 22, pp. 149–63).

2. New South Wales.—The following table shows the areas held under various descriptions of leases and licences under the control of the Department of Lands, the Water Conservation and Irrigation Commission and the Western Lands Commission at the end of 1948-49 and 1949-50 :—

AREAS OCCUPIED UNDER LEASE OR LICENCE AT 30th JUNE : NEW SOUTH WALES.(a)

(Acres.)

Particulars.	1949.	1950.
<i>Areas taken up under Crown Lands or Closer Settlement Acts.</i>		
Occupation licences—ordinary	504,572	507,928
preferential	232,384	224,469
Conditional leases	11,799,970	11,690,931
Conditional purchase leases	155,248	151,341
Settlement leases	2,765,654	2,758,641
Improvement leases	54,022	51,784
Annual leases	445,844	465,897
Scrub leases	41,856	39,336
Snow leases	665,421	634,581
Special leases	960,562	975,953
Inferior lands leases	19,733	19,733
Residential leases (on gold and mineral fields)	5,361	5,405
Church and school lands	6	3
Permissive occupancies (ordinary)	2,124,057	2,082,514
(Closer Settlement Acts)	39,661	33,434
Prickly pear leases	147,568	147,507
Crown leases	7,256,608	7,223,374
Homestead farms	4,792,043	4,834,582
Homestead selections and grants	1,659,432	1,652,343
Closer settlement leases (Closer Settlement Acts)	1,232,844	1,639,480
Settlement purchase leases (Closer Settlement Acts)	1,010,745	1,029,508
Suburban holdings	52,932	52,618
Week-end leases	178	153
Group purchase leases (Closer Settlement Acts)	219,305	223,377
Leases of town lands	54	54
Returned soldiers' special holdings	13,887	13,858
Irrigation areas	227,866	220,766
<i>Leases, Licences and Permissive Occupancies under Western Lands Act.</i>		
Conditional leases	93,823	93,823
Perpetual leases	55,044,814	55,607,887
Other long-term leases	19,222,559	18,849,429
Permissive occupancies	2,812,963	2,316,605
Leases being issued—occupation licences	162,199	154,427
Preferential occupation licences	260,575	423,225
Total	114,024,746	114,124,966

(a) Excludes mining leases and permits; forest leases and occupation permits; and leases outside irrigation areas, controlled by the Water Conservation and Irrigation Commission—52,856 acres in 1949 and 91,188 acres in 1950.

3. Victoria.—The area of Crown lands occupied under leases and licences in each of the years 1949 and 1950 is shown in the following table:—

AREAS OCCUPIED UNDER LEASE OR LICENCE : VICTORIA.
(Acres.)

Particulars.	1949.	1950.
Grazing licences—Other than Mallee	5,618,336	5,587,461
Mallee lands	3,133,904	2,967,949
Auriferous lands (licences)	15,890	15,890
Perpetual leases—Other than Mallee	16,807	17,819
Mallee lands	61,043	61,043
Swamp lands (leases)	4,020	4,020
Agricultural college lands	45,586	53,957
Total	8,895,586	8,708,139

4. Queensland.—The total area occupied under lease or licence, excluding mining leases, at the end of 1949 and 1950 was as follows:—

AREAS OCCUPIED UNDER LEASE OR LICENCE AT 31st DECEMBER :
QUEENSLAND.
(Acres.)

Particulars.	1949.	1950.
Pastoral leases	243,243,880	242,637,520
Occupation licences	18,531,360	20,257,200
Grazing selections and settlement farm leases	84,705,009	85,662,684
Special purpose leases—Crown land	497,786	520,738
Reserves	991,964	1,062,509
Perpetual lease selections and perpetual lease prickly pear selections	6,474,827	6,549,519
Auction perpetual leases, etc.	31,737	(a) 513,514
Forest grazing leases (of reserves)	1,792,360	1,736,580
Total	356,268,923	358,940,264

(a) Includes 481,157 acres held by Queensland-British Food Corporation, as perpetual country leases.

5. South Australia.—The total area including repurchased lands held under lease or licence, except mining lease and licence, at 30th June, 1949 and 1950, respectively, was 137,432,250 acres and 137,418,839 acres, of which pastoral leases, 115,629,814 acres in 1949 and 115,672,014 acres in 1950, constituted the major proportion.

6. Western Australia.—At 30th June, 1949 the total area held under lease or licence issued by the Lands Department amounted to 220,283,036 acres, of which 217,353,521 acres were under pastoral lease. Corresponding figures for 1950 were 222,489,077 acres and 219,200,060 acres.

7. Tasmania.—Crown lands leased at 31st December, 1948 for other than mining purposes amounted to 2,684,579 acres, of which 2,026,455 acres were leased for pastoral purposes. Corresponding figures as at 30th June, 1950 were 2,798,599 acres and 2,157,348 acres.

8. Northern Territory.—At 30th June, 1949 the total area held under lease, licence and permit was 158,437,388 acres, of which pastoral leases accounted for 114,370,560 acres and other leases, licences and mission stations 44,066,828 acres. At 30th June, 1950 the total area under lease, etc., was 162,560,640 acres, of which pastoral leases accounted for 122,815,360 acres and other leases, licences and mission stations 39,745,280 acres.

9. Australian Capital Territory.—The number of leases granted under the City Area Leases Ordinance 1936–1947 to 30th June, 1949 and 1950 (excluding leases surrendered and determined) was 799 and 918 respectively. The total area held under grazing, etc., lease and licence (including Jervis Bay area) amounted to 303,289 acres in 1949 and 330,657 acres in 1950.

Seventeen leases have been granted under the Church Lands and Special Purposes Ordinances for church and scholastic purposes. In addition, a lease in perpetuity has been granted under the Church of England Land Ordinance 1926 for church purposes.

10. Summary.—The following table shows particulars of the land held in each State under lease or licence for purposes other than mining and forestry, the total leased or licensed land in the Territories, and the grand totals, for the years 1946 to 1950:—

AREAS OCCUPIED UNDER LEASE OR LICENCE OTHER THAN MINING AND FORESTRY.
(’000 Acres.)

Year.	N.S.W. (a)	Victoria. (b)	Q’land. (b)	S. Aust. (a)	W. Aust. (a)	Tas. (b)	N.T. (a) (c)	A.C.T. (b) (c) (d)	Total.
1946	112,545	10,124	354,325	134,234	209,104	2,741	159,205	329	982,607
1947	111,865	8,676	353,968	135,771	210,679	2,716	154,201	304	978,180
1948	112,943	8,997	354,518	136,809	214,570	2,685	157,596	305	988,423
1949	114,025	8,891	356,269	137,432	220,283 (e)	2,799	158,437	304	998,440
1950	114,125	8,708	358,940	137,419	222,489 (a)	2,799	162,561	331	1,007,372

(a) At 30th June. (b) At 31st December. (c) Leases and licences for all purposes.
(d) Includes Jervis Bay area. (e) At 30th June, 1950.

§ 6. Leases and Licences under Mining Acts.

1. General.—Information regarding the various forms of leases and licences under Mining Acts in the several States and the Northern Territory is given in preceding issues of the Official Year Book (see No. 22, pp. 170–7).

2. New South Wales.—The following table shows particulars of operations on Crown lands for the years 1948–49 and 1949–50:—

AREAS TAKEN UP UNDER MINING ACTS: NEW SOUTH WALES.
(Acres.)

Particulars.	1948–49.		1949–50.	
	Areas Taken up during Year.	Total Areas Occupied at End of Year.	Areas Taken up during Year.	Total Areas Occupied at End of Year.
Gold-mining	1,345	5,057	1,114	4,762
Mining for other minerals .. .	47,877	175,686	13,514	174,074
Authorities to prospect .. .	1,257,393	5,485,486	1,074,176	268,690
Other purposes .. .	1,130	8,220	256	8,252
Total	1,307,745	5,674,449	1,089,060	455,778

3. Victoria.—The following table shows particulars of the number of leases and licences granted during 1949 and 1950, and the area under occupation for mining purposes at the end of each year :—

AREAS TAKEN UP UNDER MINING ACTS : VICTORIA.

Particulars.	1949.		1950.	
	Leases and Licences Granted.	Total Areas Occupied at End of Year.	Leases and Licences Granted.	Total Areas Occupied at End of Year.
	No.	Acres.	No.	Acres.
Gold-mining leases	60	20,612	61	20,426
Petroleum prospecting licences	3	1,134,582	..	1,056,739
Coal leases	} 91	{ (a)13,377	} 78	{ (a)12,910
Other leases and licences .. ..					5,002
Total	154	1,173,573	139	1,095,637

(a) Includes State Coal Mine area 7,575 acres and State Electricity Commission area 2,800 acres.

The area covered by licences, etc., issued in 1949 was 329,936 acres, and in 1950 3,951 acres. The reduction was due to the fact that no new petroleum prospecting licences were applied for. The rent, fees, etc., were £8,810 and £7,315 in 1949 and 1950 respectively.

4. Queensland.—During 1949 and 1950, the number of miners' rights issued was 2,840 and 2,813 respectively, and of business licences 3 each year. The following table shows particulars of the areas of lands taken up under lease or licence and the total areas occupied for 1949 and 1950. In addition, an area estimated at 25,000 acres was held under miners' rights and dredging claims.

AREAS TAKEN UP UNDER MINING ACTS : QUEENSLAND.

(Acres.)

Particulars.	1949.		1950.	
	Areas Taken up during Year.	Total Areas Occupied at End of Year.	Areas Taken up during Year.	Total Areas Occupied at End of Year.
Gold-mining	451	3,585	466	3,588
Mining for other minerals	3,878	30,658	11,625	46,871
Miners' homestead leases	984	421,269	1,752	422,109
Petroleum-prospecting permits	8,500	482,740	320,000	794,240
Coal prospecting areas	2,154	4,074	204	204
Total	15,967	942,326	334,047	1,267,012

The area of land held under lease only at 31st December, 1949 and 1950 was 455,512 and 472,568 acres respectively.

5. South Australia.—The following table shows particulars of operations for 1948-49 and 1949-50 :—

AREAS TAKEN UP UNDER MINING ACTS : SOUTH AUSTRALIA.

(Acres.)

Particulars.	1948-49.		1949-50.	
	Areas Taken up during Year.	Total Areas Occupied at End of Year.	Areas Taken up during Year.	Total Areas Occupied at End of Year.
Gold-mining leases	471	1,308	10	920
Mineral and miscellaneous leases	594	70,334	3,036	72,820
Claims	4,450	12,456	1,705	11,031
Occupation licences	1	32	..	32
Oil licences .. .. .	..	35,968,000	640,000	36,576,000
Special mining leases	12,480	16,320	7,923	11,763
Total	17,996	36,068,450	652,674	36,672,566

6. Western Australia.—The following table shows particulars of operations for 1949 and 1950. The figures exclude holdings under miners' rights and mineral oil licences. Of the areas shown as taken up in 1950 (1949 in parentheses), the area under lease was 5,456 (3,610) acres for gold-mining, 6,869 (4,873) for mining for other minerals, 168 (473) for miners' homesteads, and 319 (54) for miscellaneous—a total of 12,812 (9,010) acres. The balance was taken up under licences.

AREAS TAKEN UP UNDER MINING ACTS : WESTERN AUSTRALIA.

(Acres.)

Particulars.	1949.		1950.	
	Areas Taken up during Year.	Total Areas Occupied at End of Year.	Areas Taken up during Year.	Total Areas Occupied at End of Year.
Gold-mining	16,091	37,681	15,140	37,868
Mining for other minerals	12,667	61,690	16,424	71,283
Other purposes	664	37,991	614	36,696
Total	29,422	137,362	32,178	145,847

7. Tasmania.—During 1950 (figures for 1949 in parentheses) the number of leases issued was 18 (25) of which 11 (19) were for tin-mining covering 731 (208) acres. The following table shows acreages for 1949 and 1950.

AREAS TAKEN UP UNDER MINING ACTS : TASMANIA.

(Acres.)

Particulars.	1949.		1950.	
	Leases Issued during Year.	Total Areas Occupied at End of Year.	Leases Issued during Year.	Total Areas Occupied at End of Year.
Gold-mining	5	479	20	500
Mining for other minerals	3,689	17,135	3,657	19,631
Licences to search for coal or oil .. .. .	..	200	..	..
Mining for coal	60	5,754	518	6,272
Other purposes	178	4,533	10	4,059
Total	3,932	28,101	4,205	30,462

8. Northern Territory.—At 30th June, 1949 and 1950 the number and acreage of holdings under mining leases and tenements were as follows :—

MINING LEASES AND TENEMENTS : NORTHERN TERRITORY, 30th JUNE.

Particulars.	1949.		1950.	
	No.	Acres.	No.	Acres.
Gold-mining leases	269	4,502	292	5,039
Mineral leases	204	5,178	197	4,911
Gold claims	3	25	1	10
Gold reward claims	1	8	2	18
Mineral reward claims	1	60	1	60
Tin dredging claims	1	300	1	300
Gold dredging claims	3	205	1	83
Mineral prospecting areas	28	525	16	250
Gold prospecting areas	12	235	16	275
Business and residence areas	185	50	183	54
Residential leases	2	30	3	40
Miscellaneous	66	241	66	254
Total	775	11,359	779	11,294

9. **Summary.**—The following table shows the areas taken up, or for which leases and licences for mining purposes were issued during the year, and the total areas occupied, for the years 1946 to 1950 :—

AREAS TAKEN UP UNDER MINING ACTS.

(Acres.)

Year.	N.S.W. (a)	Victoria.	Q'land. (b)	S. Aust. (a) (b)	W. Aust. (c)	Tasmania. (b)	Total. (d)
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AREAS TAKEN UP OR FOR WHICH LEASES AND LICENCES ISSUED DURING YEAR.

1946 ..	51,797	3,155	15,589	4,591,044	27,554	1,702	4,690,841
1947 ..	5,164,407	17,278	140,948	31,417,688	34,006	2,742	36,777,069
1948 ..	767,641	596,903	13,999	37,877	41,971	941	1,459,332
1949 ..	1,307,745	329,936	15,967	17,996	29,422	3,932	1,704,998
1950 ..	1,089,060	3,951	334,047	652,674	32,178	4,205	2,116,115

TOTAL AREAS OCCUPIED AT END OF YEAR.

1946 ..	2,417,462	645,858	858,811	4,661,737	130,393	24,080	8,738,341
1947 ..	241,257	563,652	991,698	36,049,318	126,032	25,700	37,997,057
1948 ..	1,334,002	980,641	944,969	36,077,751	130,073	22,681	39,409,117
1949 ..	5,674,449	1,173,573	942,326	36,068,450	137,362	28,101	44,024,261
1950 ..	455,778	1,095,637	1,267,012	36,672,566	145,847	30,462	39,667,302

(a) Year ended 30th June. (b) Excludes lands held under miners' rights only. (c) Excludes holdings under miners' rights and mineral oil licences. (d) Excludes Northern Territory.

§ 7. Closer Settlement.

1. **General.**—Particulars regarding the methods of acquisition and disposal of land for closer settlement in the several States are given in preceding issues of the Official Year Book (*see* No. 22, pp. 163-9) and considerable detail of the results of the operations of the several schemes has appeared in subsequent issues. In more recent years, however, the amalgamation, in some States, of closer settlement records with those of other authorities has made it impossible to obtain up-to-date figures for those States and for Australia as a whole, although aggregations of State totals as at the latest dates available have been published as rough approximations intended to convey some idea of the extent of the schemes throughout Australia. Particulars in this issue are restricted to a summary only of the position in each State at the latest dates available.

2. **New South Wales.**—Since the inception of closer settlement in 1905 to 30th June, 1950, 2,176 estates totalling 5,824,779 acres have been purchased by the Crown at a cost of £23,779,076 for purposes of closer settlement of civilians and returned service personnel. Particulars of the total areas acquired to 30th June, 1949 and 1950, respectively, are as follows :—Estates purchased, 2,083 and 2,176; farms allotted, 10,323 and 10,493; area, 5,576,318 and 5,824,779 acres; purchase price, £22,504,636 and £23,779,076.

Closer settlement is now being effected entirely under perpetual leasehold tenure (closer settlement leases).

3. **Victoria.**—The Closer Settlement Commission was abolished as from 31st December, 1938, and land settlement was placed under the control of the Department of Lands and Survey. On 31st March, 1939 all Closer Settlement and Discharged Soldiers' accounts were amalgamated, the settlers' accounts adjusted and the new debt made payable over an extended period. Particulars of the operations under the provisions of the Closer Settlement Acts to 30th June, 1938, the latest date for which separate details are available, show that 1,402,568 acres were acquired at a cost, including the value of Crown lands taken over, of £10,244,023, and that 8,722 allotments were made, farm allotments comprising 1,162,676 acres, workmen's homes allotments 790 acres, agricultural labourers' allotments 3,484 acres and town allotments 86,599 acres. The figures for area and cost of land acquired for closer settlement purposes include, in addition to 133,128 acres purchased for £1,246,722 and transferred subsequently to discharged soldiers, a total area of 512,757 acres costing £4,125,822 which was purchased originally for the settlement of discharged soldiers.

4. **Queensland.**—Separate records relating to the closer settlement of re-purchased land are no longer kept by the Land Administration Board, and the operations under this heading are now included with "Leases and Licences under Land Acts." The total area acquired to 31st December, 1934 was 970,778 acres, costing £2,292,881. At the same date the area allotted amounted to 915,690 acres distributed over 3,048 selections consisting of 2,155 agricultural farms, 257 unconditional selections, 544 perpetual lease selections, 9 prickly pear selections, 6 perpetual lease prickly pear selections and 77 settlement farm leases. An area of 13,038 acres was sold by auction.

5. **South Australia.**—The total area re-purchased for closer settlement at 30th June, 1950 was 931,274 acres at a cost of £2,843,060. Included in these figures are 51,872 acres purchased for £185,285 and afterwards set apart for returned service personnel, 3,214 acres reserved for forest and waterworks purposes, the purchase-money being £16,185, and also 26,563 acres of swamp and other lands, which were purchased for £111,580, in connexion with reclamation of swamp-lands on the River Murray. Of the total area, 825,690 acres in 1949 and 832,001 in 1950 were allotted to 2,830 persons.

6. **Western Australia.**—The total area acquired for closer settlement up to 30th June, 1950 was 2,052,784 acres, costing £4,010,503. Of this area, 20,972 acres have been set aside for roads, reserves, etc., leaving a balance of 2,031,812 acres available for selection. Particulars of operations under the Act for the year ended 30th June, 1950 (figures for year ended 30th June, 1949 in parentheses) are as follows:—Area selected during the year 382,278 (129,283) acres; number of farms, etc., allotted to date 2,010 (1,856); total area occupied to date 1,388,796 (996,518) acres; balance available for selection 643,016 (868,205) acres.

7. **Tasmania.**—Up to 30th June, 1950, 38 areas had been opened up for closer settlement, the total purchase-money paid by the Government being £370,785 and the total area acquired amounting to 104,289 acres, including 12,149 acres of Crown lands. The number of farms occupied at 30th June, 1949 and 1950 was 161 and 150 respectively.

§ 8. Settlement of Returned Soldiers and Sailors : 1914-18 War.

1. **General.**—Information regarding the methods adopted in each State following the commencement of the 1914-18 War for providing land for the settlement of returned soldiers and sailors, together with the conditions under which such land could be acquired,

is given in earlier issues of the Official Year Book (*see* No. 13, pp. 1016-23, and No. 18, pp. 187-9). Later modifications were made with a view to simplifying procedure and liberalizing the conditions under which holdings may be acquired.

Information on soldier settlement in this section suffers from the same defect, i.e. amalgamation of records, as does that on closer settlement in the foregoing section. Consequently, particulars of the position of soldier settlement in each State at the latest available dates only are given in the following paragraphs, and no aggregations for Australia are shown.

2. **New South Wales.**—At 30th June, 1950 (figures at 30th June, 1949 in parentheses) farms had been allotted to 9,908 (9,891) returned soldiers of the 1914-18 War. These farms included 4,009 provided from 1,710,272 acres of land acquired at a cost of £8,113,956. Five thousand six hundred and sixty-two (5,515) soldiers have either transferred or abandoned their farms, leaving 4,246 (4,376) in occupation of 5,253,251 (5,570,581) acres. Of this area 4,053,275 (4,332,792) acres were Crown lands, including 2,015,725 (2,092,130) acres in Western Division taken up under the Western Lands Act, 1,140,761 (1,175,605) acres acquired lands and 59,215 (62,184) acres within Irrigation Areas. These totals exclude 703 (703) discharged soldiers who purchased privately-owned land with their own capital and were granted advances for the purchase of stock and plant or for effecting improvements.

3. **Victoria.**—At 30th June, 1938 the area acquired or set apart for soldier settlement in respect of the 1914-18 War was 2,482,286 acres consisting of 1,763,241 acres of private land purchased at a cost of £13,361,266, plus 133,128 acres costing £1,246,722 taken from Closer Settlement, and 585,917 acres of Crown lands valued at £447,622. Subsequently 512,757 acres valued at £4,125,822 were transferred to Closer Settlement. Up to 30th June, 1938 the number of settlers to whom farms, etc., had been allotted was 12,126, and the number of farms, etc., allotted was 9,784 (including 955 farms originally purchased for closer settlement purposes) containing 2,365,518 acres. In addition, 802 share farmers and holders of leasing agreements and private land had received assistance. The number of farms, etc., occupied at 30th June, 1938 was 8,426 (including 1,001 originally purchased for closer settlement) containing 1,734,379 acres. Later particulars cannot be given, as separate details are not available.

4. **Queensland.**—At 30th June, 1929 the area acquired or set apart for soldier settlement (1914-18 War) was 577,633 acres, of which 41,101 acres comprised private land, purchased at a cost of £270,480. The number of farms occupied was 1,148, containing 440,992 acres. Some of these selections were acquired under the ordinary provisions of the Land Act, and do not include areas specially set apart for soldiers.

As special records are not now kept respecting the areas held by discharged soldier settlers, later information cannot be given.

5. **South Australia.**—At 30th June, 1950 the area of land acquired or set apart for soldier settlement (1914-18 War) was 1,336,612 acres, of which 1,202,653 acres comprised private land purchased at a cost of £3,863,572. These figures exclude mortgages discharged, £494,770, on 360,403 acres representing 300 farms, etc., and 314 settlers. The number of soldiers to whom assistance had been granted under the Discharged Soldiers' Settlement Acts up to 30th June, 1950 was 4,165, and the area of farms, etc. (including mortgages discharged) on which assistance had been granted was 2,746,744 acres. At 30th June, 1950 (1949) farms, etc., occupied numbered 1,093 (1,195) containing 701,350 (784,971) acres.

6. **Western Australia.**—At 30th June, 1947 the area of private land acquired for soldier settlement (1914-18 War) was 345,110 acres purchased at a cost of £605,076. To that date, assistance had been given to 5,213 returned soldiers, and the number of farms, etc., occupied was 1,145. No further land has been purchased for returned soldiers of the 1914-18 War.

Owing to the amalgamation of records in the Rural and Industries Bank, information regarding assistance to returned soldiers is no longer available, but at 30th June, 1944, the area of land acquired or set apart for soldier settlement was 14,287,643 acres.

7. **Tasmania.**—At 30th June, 1950 (figures at 30th June, 1949 in parentheses) the area acquired or set apart for soldier settlement (1914–18 War) was 367,137 (365,849) acres, of which 280,278 (278,990) acres comprised private land purchased at a cost of £2,114,434 (£2,111,642). Up to 30th June, 1950 (figures to 30th June, 1949 in parentheses) the number of settlers to whom farms, etc., had been allotted was 2,389 (2,385) and the number of farms, etc., allotted was 2,213 (2,209) containing 347,993 (345,207) acres. The number of farms, etc., occupied at 30th June, 1950 was 655 containing 112,675 acres compared with 741 containing 127,246 acres at 30th June, 1949.

8. **Losses on Soldier Settlements.**—For information regarding the financing arrangements for soldier settlement after the 1914–18 War, and the losses which occurred in connexion with it, *see* earlier issues of the Official Year Book, in particular, No. 28, pp. 131–2.

§ 9. Settlement of Returned Service Personnel : 1939–45 War.

1. **War Service Land Settlement Scheme.**—(i) *General.* The War Service Land Settlement Agreements Act 1945 authorized the execution by or on behalf of the Commonwealth of agreements between the Commonwealth and the States for proposals to settle discharged members of the Forces and other eligible persons on land in the States. The proposals were subsequently ratified by the States, and the agreements were signed in November, 1945.

Under the agreements with New South Wales, Victoria and Queensland, the State provides the capital for the purpose of acquiring, developing, and improving land for settlement, and for advances to settlers, bears the cost of State administration, and shares equally with the Commonwealth in certain other costs. Under the agreements with South Australia, Western Australia and Tasmania, the State administers the scheme on behalf of the Commonwealth, which makes the major financial contribution and accepts responsibility for policy decisions and exercises general supervision over the scheme (*see* also § 10. *Advances to Settlers*).

It was agreed that certain principles should be observed in putting settlers on holdings, the more important being that settlement should only be undertaken where economic prospects for production were reasonably sound, that applicants must be considered satisfactory for settlement under the scheme, and that holdings should be large enough for settlers to operate efficiently and earn a reasonable labour income. In general, holdings must be allotted on perpetual leasehold tenure.

The method of operation is for the State to select land suitable for settlement and to submit it, with detailed information about the property, to the Commonwealth for approval. When this has been obtained, the State proceeds with the sub-division of the property, the selection of settlers, and the improvement of holdings to the stage where they can be brought into production by the settler within reasonable time.

For more detailed information about the agreements and the methods of operation and administration of the Scheme *see* Official Year Book No. 37, pp. 113–8.

(ii) *Summary of Operations to 31st December, 1950.* The tables hereunder show the operations of the War Service Land Settlement Scheme in each State up to 31st December, 1950.

WAR SERVICE LAND SETTLEMENT (1939-45 WAR) : SUMMARY TO
31st DECEMBER, 1950.

State.	Land Submitted by States.		Land Approved by Commonwealth.				Land under Consideration.	Land Rejected or Withdrawn.
			As Suitable for Soldier Settlement.		Acquired by States.			
	Sub-missions.	Area.	Prop-erties.	Area.	Prop-erties.	Area.	Area.	Area.
	No.	Acres.	No.	Acres.	No.	Acres.	Acres.	Acres.
New South Wales—								
Subdivision ..	91	1,389,570	83	1,203,101	55	771,273	..	186,469
Irrigation Lands ..	23	257,520	23	224,860	13	154,102	1,012	31,648
Western Division ..	129	4,253,920	120	3,538,334	120	3,538,334	..	715,586
Promotion Scheme ..	410	1,122,660	319	977,275	243	786,666	2,640	142,745
Irrigation Lands ..	66	91,158	60	81,715	45	68,690	808	8,635
Total, New South Wales ..	719	7,114,828	605	6,025,285	476	5,319,070	4,460	1,085,083
Victoria—								
Irrigation Lands ..	17	162,768	17	117,768	16	75,880	..	45,000
Other ..	173	756,908	154	696,244	136	609,913	40,156	20,508
Total, Victoria ..	190	919,676	171	814,012	152	685,793	40,156	65,508
Queensland ..	169	366,263	137	295,059	101	173,778	197	71,007
South Australia ..	149	509,261	121	381,063	119	367,760	2,029	126,169
Western Australia ..	703	1,955,429	498	1,434,881	475	1,109,500	41,986	478,562
Tasmania ..	(a) 73	392,090	(a) 50	286,609	(a) 36	110,916	12,926	92,555
Total, Australia ..	2,003	11,257,547	1,582	9,236,909	1,359	7,766,817	101,754	1,918,884

State.	Land Approved by Commonwealth for Subdivision.			Single Properties Approved by Commonwealth.		Land Allotted to Settlers.	
	Prop-erties.	Area.	Hold-ings.	Area.	Prop-erties.	Area.	Hold-ings.
	No.	Acres.	No.	Acres.	No.	Acres.	No.
New South Wales—							
Subdivision ..	68	934,886	806	..	..	727,027	609
Irrigation Lands ..	19	183,524	230	..	..	124,084	141
Western Division ..	..	..	..	3,538,334	120	3,443,254	116
Promotion Scheme ..	159	784,939	539	192,349	159	799,632	584
Irrigation Lands ..	27	68,259	122	13,039	32	58,898	97
Total, New South Wales ..	273	1,971,608	1,697	3,743,722	311	5,152,895	1,547
Victoria—							
Irrigation Lands ..	12	72,237	752	2,336	5	49,688	412
Other ..	142	602,561	1,028	5,881	8	563,935	938
Total, Victoria ..	154	674,798	1,780	8,217	13	613,623	1,350
Queensland ..	81	247,667	438	14,957	41	155,548	312
South Australia ..	68	207,519	549	14,027	27	90,950	282
Western Australia ..	119	634,241	317	453,564	351	769,481	440
Tasmania ..	(a) 16	83,243	104	18,193	22	19,801	35
Total, Australia ..	711	3,819,076	4,885	4,252,680	765	6,802,298	3,966

(a) Excludes portion of one property.

(iii) *Expenditure.* The following table shows a dissection of the Commonwealth expenditure on War Service Land Settlement to 31st December, 1950 :—

WAR SERVICE LAND SETTLEMENT (1939-45 WAR) : COMMONWEALTH EXPENDITURE TO 31st DECEMBER, 1950.

(£.)

Advances to States.	N.S.W.	Vic.	Qld.	S. Aust.	W. Aust.	Tas.	Total.
For acquisition of land ..	..	..	..	1,512,855	2,979,066	581,750	5,073,671
For development and improvement of land ..	..	..	..	3,191,819	2,462,346	981,768	6,635,933
Commonwealth contributions to excess cost over valuation ..	..	..	11,438	..	110,250	..	121,688
To provide credit facilities to settlers ..	..	..	..	384,922	2,338,728	128,601	2,852,251
For remission of settlers' rent and interest ..	82,753	1,847	6,096	7,837	78,335	..	176,868
For payment of living allowances to settlers ..	399,677	245,000	71,000	40,991	130,680	9,831	897,229
For operation and maintenance of irrigation projects ..	..	..	..	48,100	2,894	..	50,994
Loss on advances ..	..	14	..	..	..	..	14
Total	482,430	246,861	88,534	5,186,524	8,102,299	1,702,000	15,808,648

Repayments of expenditure to 31st December, 1950 on the acquisition, development and improvement of land amounted to £185,429, and on the provision of credit facilities to settlers to £1,482,311, so that the total expenditure was reduced by £1,667,740 to £14,140,908. In addition, miscellaneous receipts in South Australia and Western Australia to 31st December, 1950 amounted to £161,581.

2. *Loans and Allowances (Agricultural Occupations) Scheme.*—(i) *General.* Full details of the measures taken to provide for the re-establishment of ex-servicemen in rural occupations are contained in Official Year Book No. 37, pp. 117-8.

(ii) *Loans (Agricultural Occupations).* The following table shows particulars for each State and certain Territories to 31st December, 1950 :—

LOANS (AGRICULTURAL OCCUPATIONS) : SUMMARY TO 31st DECEMBER, 1950.

State.	Applications.			Loans Approved.		Advanced by Commonwealth Treasury to Lending Authorities.	Advanced by Lending Authorities to Applicants. (b)	
	Received.	Approved.	Refused, Withdrawn or Not Yet Approved.	Gross Amount.	Net Approvals.(a)			
					Applications.			Amount.
				£	£	£	£	
New South Wales	7,547	6,127	1,420	4,779,219	5,380	4,151,750	2,660,000	
Victoria ..	4,743	3,273	1,470	2,116,515	3,054	1,976,101	1,040,000	
Queensland ..	2,318	1,923	395	1,062,492	1,593	877,971	610,000	
South Australia ..	1,987	1,181	806	898,279	1,121	858,885	465,000	
Western Australia	3,069	2,194	875	2,033,866	2,067	1,922,870	1,110,000	
Tasmania ..	1,097	723	374	442,915	693	424,054	285,400	
Northern Territory	38	15	23	12,620	11	9,796	10,748	
New Guinea ..	11	7	4	6,192	4	3,692	3,997	
Norfolk Island ..	4	1	3	1,000	..	..	..
Total	20,814	15,444	5,370	11,353,098	13,923	10,225,119	6,185,145	

(a) After deduction of loans declined after approval—£1,127,979.

(b) Includes advances from principal repaid by borrowers.

These loans are made to eligible ex-servicemen for the purchase of land, effecting improvements on land, the acquisition of tools of trade, live-stock, plant or equipment, the establishment of a co-operative business with other persons, reduction or discharge of a mortgage, bill of sale, etc.

(iii) *Allowances (Agricultural Occupations)*. The following table shows details for each State and New Guinea to 31st December, 1950 :—

ALLOWANCES (AGRICULTURAL OCCUPATIONS) : SUMMARY TO 31st DECEMBER, 1950.

State.	Applications.			Advanced by Commonwealth Treasury to Bank.	Allowances Paid.
	Received.	Approved.	Rejected, Withdrawn or Not Yet Approved.		
				£	£
New South Wales ..	3,997	3,554	443	560,000	556,252
Victoria ..	3,040	2,285	755	295,000	288,955
Queensland ..	2,865	2,414	451	434,000	427,876
South Australia(a) ..	2,167	1,666	501	297,000	292,429
Western Australia ..	2,927	2,526	401	449,500	446,244
Tasmania ..	602	494	108	94,000	97,123
New Guinea ..	3	2	1	592	550
Total ..	15,601	12,941	2,660	2,130,092	2,109,429

(a) Includes allowances paid to four ex-servicemen in Northern Territory.

These allowances are payable only in respect of the period during which the income derived from the occupation by the ex-serviceman concerned is considered inadequate.

3. **War Service Land Settlement Division—Total Expenditure.**—The following table shows details, by States and Territories, of the total expenditure of the War Service Land Settlement Division for the years 1945-46 to 1950-51, and the aggregate to 30th June, 1951. The aggregate, £28,858,070, includes—War Service land settlement, £18,538,288; agricultural loans, £6,200,144; agricultural allowances, £2,198,551; administrative expenses, £595,345; rural training, £1,325,742.

COMMONWEALTH WAR SERVICE LAND SETTLEMENT DIVISION : EXPENDITURE.

(£.)

Period.	N.S.W.	Vic.	Qld.	S. Aust.	W. Aust.	Tas.	N. Ter.	N. G'nea.	Total.
1945-46 ..	120,500	153,804	60,000	263,299	610,042	331,769	..	..	1,539,414
1946-47 ..	1,289,426	536,230	261,780	1,285,495	1,337,384	140,506	2,000	..	4,852,821
1947-48 ..	1,191,480	618,637	324,000	887,712	1,769,701	294,936	..	..	5,086,466
1948-49 ..	870,890	388,323	269,158	1,169,650	2,156,805	366,240	..	..	5,221,066
1949-50 ..	629,094	302,966	301,453	1,691,974	2,617,441	641,083	4,453	4,158	6,192,622
1950-51 ..	287,491	145,773	109,699	1,743,583	2,844,116	830,343	4,295	389	5,965,681
Total to 30th June, 1951	4,388,881	2,145,733	1,326,082	7,041,713	11,335,489	2,604,877	10,748	4,547	28,858,070

After deducting repayments of expenditure to 30th June, 1951 which amounted to £2,343,066 and miscellaneous receipts (£1,084,996), the net expenditure to 30th June, 1951 was £25,430,008.

§ 10. Advances to Settlers.

1. **General.**—A detailed statement regarding the terms and conditions governing advances to settlers in the several States and the Northern Territory appears in preceding issues of the Official Year Book (*see* No. 22, pp. 179-186).

The summaries of loans and advances in the following paragraphs are compiled from returns supplied by the various government lending agencies in the several States. They include the transactions in lands acquired under closer and soldier settlement schemes, but exclude the balances owing on former Crown lands sold on the conditional purchase, etc., system.

The amounts outstanding do not represent the actual differences between the total advances and settlers' repayments, for considerable remissions of indebtedness have been made in all States as a result of reappraisements of land values and the writing down of debts. In general, they include both principal and interest outstanding.

A summary for Western Australia is not included, as practically the only Governmental funds being made available are Commonwealth (see § 9 above).

In New South Wales and Victoria expenditure on the acquisition, development and improvement of land for war service land settlement is provided for by the States, and particulars thereof are included in the respective summaries. In Queensland no money is paid for the value of the land acquired, most land being occupied on lease from the Government, but advances in respect of improvements are included. In the other States, this expenditure is provided for by the Commonwealth and particulars are included in § 9 above. Loans (Agricultural Occupations) under the Commonwealth Re-establishment and Employment Act 1945, although made from finance provided by the Commonwealth, are included in the summaries following.

2. New South Wales.—The following table shows particulars respecting advances, etc., under State Authorities to 30th June, 1950:—

ADVANCES TO SETTLERS, ETC.: NEW SOUTH WALES.

Advances, etc.	Advances, etc., made during—		Total Advances, etc., at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Accounts.	Amount.
	£	£	£		£
Department of Lands—					
Closer Land Settlement .. ..	..	..	15,113,154	6,386	a 3,554,869
Soldier Settlers, 1914-18 War .. ..	..	..	b 3,196,005	662	258,345
1939-45 War	1,460,764	1,753,387	3,611,093	1,289	2,112,943
Soldier Land Settlement—Acquisition, development and improvement of land, War Service Land Settlement Agreement Act	3,062,836	2,606,747	9,985,812	1,321	c 8,651,003
Wire Netting .. ..	..	..	1,494,653	707	74,820
Prickly Pear	9,262	9,966	192,058	234	5,413
Rural Bank—					
General Bank Department—					
Commonwealth Re-establishment and Employment Act 1945	864,349	719,184	3,655,840	3,999	2,582,963
Other	3,580,899	5,326,302	55,621,881	11,452	17,920,106
Government Agency Department—					
Rural Industries	19,381	36,395	7,711,050	600	280,971
Unemployment Relief and Dairy Promotion	22,546	25,801	1,536,630	797	174,071
Rural Reconstruction (d)	768,267	449,387	11,608,819	1,830	3,288,184
Shallow Boring	27,657	27,560	993,556	313	112,140
Farm Water Supplies	20,834	11,296	46,256	98	38,882
Soil Conservation .. ..	..	365	365	1	370
Irrigation Areas	72,741	150,016	(e)	435	1,356,694
Government Guarantee Agency	34,264	13,100	217,491	13	8,167
Closer Settlement Agency .. ..	..	..	166,826	85	104,819
Total	9,943,800	11,129,506	f 115,151,489	30,222	40,524,762

(a) Excludes an amount of £4,564,097 to 30th June, 1950, capitalized on conversion into leasehold under the Closer Settlement Amendment (Conversion) Act 1943. (b) In addition, the sum of £1,926,662 to 30th June, 1950 has been expended on developmental works on soldiers' settlements.

(c) Includes capital value of Closer Settlement Leases, £7,676,552, and unpaid balance and interest on structural improvements, £974,453. (d) Includes Debt Adjustment, Drought Relief, and Marginal Wheat Areas Scheme Advances (Commonwealth and State Monies), amount outstanding £2,415,300.

(e) Not available. (f) Incomplete.

3. Victoria.—The following table shows particulars respecting advances, etc., under State Authorities to 30th June, 1950 :—

ADVANCES TO SETTLERS, ETC. : VICTORIA.

Advances, etc.	Advances, etc., made during—		Total Advances, etc., at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Persons.	Amount.
	£	£	£		£
State Savings Bank, Credit Foncier—					
Civilians	82,694	63,948	11,549,971	1,534	1,303,305
Discharged Soldiers	139	122	847,869	100	64,867
Treasurer—					
Cool Stores, Canneries, etc.	82,000	60,000	1,079,983	(a) 6	297,494
Department of Lands and Survey—					
Closer Settlement Settlers and Soldier Settlers			646,904,855	4,489	5,140,645
Cultivators of Land	8,049	3,851	2,461,700	485	85,000
Wire Netting	16,037	10,988	618,566	567	82,031
Soldier Settlement Commission—					
Purchase of land	1,395,750	1,214,105	6,606,220	..	6,228,608
Development and Improvement of Holdings (c)	1,208,104	1,865,827	3,671,144	..	3,653,106
Advances for sales of land not required for Soldier Settlement	91,464	284,055	377,613	5	24,163
Advances to assist in acquiring and developing single unit farms	1,460,839	1,356,907	5,674,733	1,531	5,304,812
Advances for improvements, stock, implements, etc.	4,226	325,082	335,758	485	237,176
Commonwealth Re-establishment and Employment Act 1945 Advances	354,339	275,982	1,509,742	1,730	915,027
Total	4,703,641	5,460,867	81,638,154	10,932	23,336,234

(a) Companies and Co-operative Societies. (b) Represents consolidated debts of settlers (Section 30, Act 4091). (c) Includes State Rivers and Water Supply Commission expenses—balance outstanding at 30th June, 1950, £260,672.

4. Queensland.—The following table shows particulars of advances to 30th June, 1950. The figures exclude transactions in land.

ADVANCES TO SETTLERS : QUEENSLAND.

Advances.	Advances, etc., made during—		Total Advances, etc., at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Accounts.	Amount.
	£	£	£		£
Co-ordination of Rural Advances and Agricultural Bank Acts	889,391	942,264	13,608,364	3,045	3,456,878
Discharged Soldiers' Settlement (a)	123	87	2,470,166	430	97,218
Water Facilities .. .. .	..	..	58,079	38	2,469
Wire Netting, etc. .. .. .	..	..	1,019,403	869	101,423
Seed Wheat and Barley	2,186	439	(b) 136,278	(c)	12,564
Drought Relief .. .. .	..	..	699,369	105	160,254
War Service Land Settlement	215,807	466,005	735,888	259	724,180
Income (Unemployment Relief and State Development) Tax Acts (d)	80	6	1,184,560	740	150,719
Irrigation .. .. .	..	..	54,914	25	9,063
Farmers' Assistance (Debt Adjustment Acts)	12,206	12,276	1,013,067	195	362,328
Commonwealth Re-establishment and Employment Act 1945	182,701	196,190	682,760	890	483,397
Total	1,302,494	1,617,267	21,662,848	(e) 6,596	5,560,493

(a) Includes advances to group settlers through the Lands Department, as well as advances through the Agricultural Bank. (b) Includes accrued interest. (c) Not available. (d) Largely for relief to cotton and tobacco growers and for rural development (ringbarking, clearing, fencing, etc.). (e) Incomplete.

5. South Australia.—The following table shows particulars respecting advances, under State Authorities to 30th June, 1950 :—

ADVANCES TO SETTLERS : SOUTH AUSTRALIA.

Advances.	Advances made during—		Total Advances at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Persons.	Amount.
	£	£	£		£
Department of Lands—					
Advances to Soldier Settlers ..	89,939	120,327	4,673,597	572	1,678,274
Advances to Blockholders ..	..	..	41,451	..	..
Advances for Sheds and Tanks ...	..	..	75,693	52	7,998
Advances under Closer Settlement Acts ..	21,044	22,850	2,604,803	863	995,426
Advances under Agricultural Graduates Settlement Act ..	..	..	62,258	22	33,570
Settlement of Returned Service Personnel, 1939-45 War ..	77,757	145,455	230,196	300	224,838
Primary Producers Assistance Department—					
Advances in Drought-affected Areas	..	..	2,146,768	121	59,525
Advances under Farmers Relief Acts ..	4,202	2,295	4,435,509	200	43,607
Irrigation Branch—					
Advances to Civilians ..	319	..	290,949	144	35,754
Advances to Soldier Settlers ..	1,019	424	1,045,268	521	554,294
State Bank of South Australia (Credit Foncier Department) ..	160,222	200,748	6,235,580	970	785,994
Advances to Primary Producers ..	12,525	4,320	1,193,240	195	352,018
Advances to Settlers for Improvements ..	2,317	537	1,125,505	293	63,987
Advances under Vermin and Fencing Acts ..	221	397	1,377,754	1,005	108,210
Advances under Loans to Producers Act ..	32,437	87,917	504,097	50	280,031
Commonwealth Re-establishment and Employment Act 1945	132,470	112,797	620,952	607	428,649
Total	534,472	698,067	26,663,620	5,915	5,652,175

6. Western Australia.—The operations prior to 1945 covered in this section related to moneys made available through, or by, the old Agricultural Bank and other Government Departments for the purpose of agricultural development. On 1st October, 1945, however, the Agricultural Bank was reconstituted as the Rural and Industries Bank of Western Australia, and was given authority to operate similarly to the associated banks. Certain securities in the books of the old bank were taken over by the general banking division of the new bank, and the clients concerned then operated with privileges and obligations similar to those provided by other banking institutions. The majority of the remaining securities, also, were eventually transferred.

At present, very limited funds are being made available by the State Government for advances for agricultural development, the bulk of the moneys for this purpose being provided by the Commonwealth Government under the War Service Land Settlement and Commonwealth Re-establishment and Employment Acts. Particulars of this expenditure are shown in § 9 above.

7. Tasmania.—The following table shows particulars of advances under State Authorities to 30th June, 1950. Although not regarded as outstanding advances by the Department of Agriculture the figures in connexion with closer and soldier land settlement have been included in the table for comparative purposes; the areas so purchased have been leased on 99-year terms having an option of purchase which the leaseholder may exercise at any time.

ADVANCES TO SETTLERS, ETC. : TASMANIA.

Advances, etc.	Advances made during—		Total Advances at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Persons.	Amount.
	£	£	£		£
Agricultural Bank—					
State Advances Act and Rural Credits	150,781	146,870	2,333,982	445	(a) 334,593
Orchardists' Relief, 1926 .. .. .	..	..	46,832	2	85
Unemployed (Assistance to Primary Producers) Relief Act 1930-1931 .. .. .	..	..	114,302	12	792
Bush Fire Relief 1934 .. .. .	..	..	14,855	6	227
Flood Sufferers' Relief Act 1929 .. .. .	..	..	35,523	3	923
Crop Losses, 1934-35 .. .. .	..	..	10,086	9	411
Assistance to Fruitgrowers Act 1941 .. .. .	..	..	34,556	7	384
Flood Sufferers' Relief Act, 1942 .. .. .	..	..	3,764	..	..
Flood Sufferers' Relief Act, 1944 .. .. .	..	..	1,902	5	1,013
Commonwealth Re-establishment and Employment Act 1945	76,722	83,935	313,587	362	250,927
Primary Producers' Relief Act 1947 .. .. .	..	..	297,846	820	294,045
Minister for Agriculture—					
Soldier Settlers—					
Advances	46,784	7,253	938,860	22	(b) 27,194
Purchase of Estates, etc. (c)	13,027	5,244	2,543,347	(d) 655	660,761
Closer Settlers—					
Advances	1,201	651	94,441	6	2,672
Purchase of Estates, etc. (c)	3,283	463	519,656	(d) 150	181,279
Total	291,798	244,416	7,303,539	2,504	1,755,306

(a) Excludes £14,346 forfeited properties. (b) Excludes £200,593 advances capitalized, £79,114 advances written off to bad debts, and £40,789 written off to revaluation. (c) Not regarded as outstanding advances by the Department. (d) Number of leaseholders, including those to whom advances have been made.

8. Northern Territory.—During the financial year 1948-49 two advances totalling £976 were made and in 1949-50 one advance for £300 was made. The total amount advanced to 30th June, 1950, was approximately £26,970. At 30th June, 1950 the balance outstanding from 10 settlers, including interest, was £1,051.

9. Summary of Advances.—The following table is a summary for each State (except Western Australia) and the Northern Territory to the 30th June, 1950. The particulars, so far as they are available, represent the total sums advanced to settlers, including amounts spent by the various Governments in the purchase and improvement of estates disposed of by closer and soldier land settlement, while the amounts outstanding reveal the present indebtedness of settlers to the Governments, including arrears of principal and interest but excluding amounts written off debts and adjustments for land revaluations. Particulars of Loans (Agricultural Occupations) under the Commonwealth Re-establishment and Employment Act 1945 provided from Commonwealth funds are included for each State.

ADVANCES TO SETTLERS, ETC. : SUMMARY.

State.	Advances, etc., made during—		Total Advances, etc., at 30th June, 1950.	Balance outstanding at 30th June, 1950.	
	1948-49.	1949-50.		Number of Persons.	Amount.
	£	£	£		£
New South Wales(a) ..	9,943,800	11,129,506	115,151,489	(c) 30,222	40,524,762
Victoria(a)	4,703,641	5,460,867	81,638,154	10,932	23,336,234
Queensland	1,302,494	1,617,267	21,662,848	(b)(c) 6,596	5,560,493
South Australia	534,472	698,067	26,663,620	5,915	5,652,175
Tasmania	291,798	244,416	7,303,539	2,504	1,755,306
Northern Territory ..	976	300	26,970	10	1,051

(a) Includes expenditure on acquisition, development and improvement of land for war service land settlement (see p. 124). (b) Incomplete. (c) Number of accounts.

§ 11. Alienation and Occupation of Crown Lands.

1. **General.**—The figures shown in the previous parts of this chapter show separately the areas alienated, in process of alienation, or occupied under various tenures. The following tables set out the position in regard to the tenure of land in each State, in the Northern Territory, and in the Australian Capital Territory during the latest year for which information is available—1950 in all cases. A summary for each State and Territory and for Australia as a whole is also supplied. Particulars for each year from 1939 to 1949 appear in *Primary Industries Bulletin* No. 44, page 7. The area occupied includes roads, permanent reserves, forests, etc. In some cases, lands which are permanently reserved from alienation are occupied under leases and licences, and have been included therein. Lands occupied under leases or licences for pastoral purposes are frequently held on short tenures only, and could thus be made available for settlement practically whenever required.

2. **New South Wales.**—The total area of New South Wales is 198,037,120 acres, of which 25.8 per cent. had been alienated at 30th June, 1950, 7.4 per cent. was in process of alienation, 58.8 per cent. was held under leases and licences; and the remaining 8.0 per cent. was unoccupied or held by the Crown.

The following table shows particulars as at 30th June, 1950:—

ALIENATION AND OCCUPATION OF CROWN LANDS: NEW SOUTH WALES, 30th JUNE, 1950.

(Acres.)

Particulars.	Area.	Particulars.	Area.
1. Alienated.		3. Held under Leases and Licences.	
Granted and sold prior to 1862 ..	7,146,579	Homestead selections and grants ..	1,652,343
Sold by auction and other sales, 1862 to date	13,316,955	Alienable leases, long-term and perpetual	26,847,939
Conditionally sold, 1862 to date	32,954,036	Long-term leases with limited right of alienation	1,333,544
Granted under Volunteer Land Regulations, 1867 to date ..	172,198	Other long-term leases	77,349,681
Granted for public and religious purposes	265,873	Short-term leases and temporary tenures	7,032,647
	55,855,641	Forest leases	2,127,599
Less lands resumed or reverted to Crown	4,804,307	Mining and auriferous leases (a) (b)	197,804
Total	51,051,334	Total	116,541,557
2. In Process of Alienation.		4. Unoccupied—Particulars of Lord Howe Island not being available, the area, 3,220 acres, is included under unoccupied (Approximate)	
Conditional purchases	12,599,238		15,779,581
Closer settlement purchases	1,699,190		
Soldiers' group purchases	170,953		
Other forms of sale	195,267		
Total	14,664,648	5. Total Area of State	198,037,120

(a) At 31st December, 1949. (b) Excludes lands held by virtue of miners' rights and business licences: also lease areas applied for, and in occupation, under the Mining Act 1906, but not yet confirmed.

3. **Victoria.**—The total area of Victoria is 56,245,760 acres, of which 53.4 per cent. had been alienated up to the end of 1950; 4.9 per cent. was in process of alienation under deferred payments and closer settlement schemes; 17.4 per cent. was occupied under leases and licences; and 24.3 per cent. was unoccupied or held by the Crown.

The following table shows the distribution :—

**ALIENATION AND OCCUPATION OF CROWN LANDS : VICTORIA,
31st DECEMBER, 1950.
(Acres.)**

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	30,004,888	3. <i>Leases and Licences held—</i> <i>Under Lands Department—</i>	
		Perpetual Leases	78,862
		Agricultural College Leases	53,957
		Other Leases and Licences	19,910
		Temporary (Yearly) Grazing Licences	8,555,410
		Under Mines Department(a)	1,095,637
2. <i>In Process of Alienation—</i> Exclusive of Mallee and Closer Settlement Lands	337,505	Total	9,803,776
Mallee Lands (exclusive of Closer Settlement Lands)	1,888,881	4. <i>Occupied by the Crown or Unoccupied</i>	13,677,713
Closer Settlement Lands	532,964		
Village Settlement	33	5. <i>Total Area of State</i>	56,245,760
Total	2,759,383		

(a) Includes State Coal Mine area, 7,575 acres and State Electricity Commission area, 2,800 acres.

4. **Queensland.**—The total area of this State is 429,120,000 acres, of which, on 31st December, 1950, 5.5 per cent. was alienated; 1.0 per cent. was in process of alienation; and 83.7 per cent. was occupied under leases and licences. The remainder, 9.8 per cent., was either unoccupied or held as reserves or for roads.

The distribution is shown in the following table :—

**ALIENATION AND OCCUPATION OF CROWN LANDS : QUEENSLAND,
31st DECEMBER, 1950.
(Acres.)**

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated—</i>		3. <i>Occupied under Leases and Licences—</i>	
By Purchase	23,391,178	Pastoral Leases	242,637,520
Without Payment	92,116	Occupation Licences	20,257,200
		Grazing Selections and Settlement Farm Leases	85,662,684
		Leases—Special Purposes	a 1,583,247
		Mining Leases	481,105
		Perpetual Leases Selections and Perpetual Lease Prickly Pear Selections	6,549,519
		Auction Perpetual Leases, etc.	(b) 513,514
		Forest Grazing Leases (of Reserves)	1,736,580
		Total	359,421,369
Total	23,483,294	4. <i>Reserves (net, not leased), Surveyed Roads and Surveyed Stock Routes</i>	22,246,014
2. <i>In Process of Alienation</i>	4,270,253	5. <i>Unoccupied</i>	19,699,040
		6. <i>Total Area of State</i>	429,120,000

(a) Special leases of Crown Land, 520,738 acres; special leases of reserves, 1,062,509 acres.

(b) Includes 481,157 acres over which perpetual country leases were granted to Queensland-British Food Corporation.

5. **South Australia.**—The area of South Australia is 243,244,800 acres and at 30th June, 1950, 5.6 per cent. was alienated; 0.3 per cent. in process of alienation; 71.3 per cent. occupied under leases and licences; and 22.8 per cent. occupied by the Crown or unoccupied.

The following table shows the distribution :—

**ALIENATION AND OCCUPATION OF CROWN LANDS : SOUTH AUSTRALIA,
30th JUNE, 1950.**

(Acres.)

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i> —		3. <i>Held under Lease and Licence</i> —	
Sold	13,554,544	Perpetual Leases, including	
Granted for Public Purposes ..	135,363	Irrigation Leases	18,440,496
		Pastoral Leases	115,672,014
		Other Leases and Licences ..	2,677,817
		Mining Leases and Licences ..	36,672,566
Total	13,689,907	Total	173,462,893
		4. <i>Area Unoccupied (a)</i>	55,509,385
2. <i>In Process of Alienation</i> ..	582,615	5. <i>Total Area of State</i>	243,244,800

(a) Includes surveyed roads, railways and other reserves, salt water lakes, lagoons, and fresh water lakes.

6. *Western Australia.*—The total area of Western Australia is 624,588,800 acres, of which, at 30th June, 1950, 3.4 per cent. was alienated; 1.8 per cent. was in process of alienation; and 36.2 per cent. was occupied under leases and licences issued either by the Lands, Mines or Forests Departments. The balance of 58.6 per cent. was unoccupied.

The following table shows the distribution :—

**ALIENATION AND OCCUPATION OF CROWN LANDS : WESTERN AUSTRALIA,
30th JUNE, 1950.**

(Acres.)

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	21,263,085	3. <i>Leases and Licences in Force</i> —	
		(i) Issued by Lands Department—	
2. <i>In Process of Alienation</i> —		Pastoral Leases	219,200,060
Midland Railway Concessions ..	54,800	Special Leases	2,191,236
Free Homestead Farms	433,645	Leases of Reserves	569,204
Conditional Purchases	6,506,783	Residential Lots	4,776
Selections under the Agricultural Lands Purchase Act ..	439,340	Perpetual Leases	523,801
Grazing Leases	4,075,719	(ii) Issued by Mines Department—	
Town and Suburban Lots	3,291	Gold-mining Leases	26,447
Crown Grants of Reserves	953	Mineral Leases	41,212
		Miners' Homestead Leases	30,209
		(iii) Issued by Forests Department—	
		Timber Permits	3,418,217
		Total	226,005,162
Total	11,514,531	4. <i>Area Unoccupied (a)</i>	365,806,022
		5. <i>Total Area of State</i>	624,588,800

(a) Includes reservations for roads and various public purposes, 51,808,817 acres.

7. Tasmania.—The total area of Tasmania is 16,778,000 acres, of which, at 30th June, 1950, 36.6 per cent. had been alienated; 2.2 per cent. was in process of alienation; 16.9 per cent. was occupied under leases and licences for either pastoral, agricultural, timber, or mining purposes, or for closer or soldier settlement; while the remainder (44.3 per cent.) was unoccupied or reserved by the Crown.

The following table shows the distribution :—

ALIENATION AND OCCUPATION OF CROWN LANDS : TASMANIA,

30th JUNE, 1950.

(Acres.)

Particulars.	Area.	Particulars.	Area.
1. Alienated	6,143,313	3. Leases and Licences—continued.	
2. In Process of Alienation ..	365,096	(i) Issued by Lands Department—continued.	
3. Leases and Licences—		Soldier Settlement ..	134,296
(i) Issued by Lands Department—		Short-Term Leases ..	15,014
Islands	167,783	(ii) Issued by Mines Department	(a) 30,462
Ordinary Leased Land ..	1,989,565	Total	2,829,061
Land Leased for Timber	448,128	4. Area Occupied by the Crown or Unoccupied (b)	7,440,530
Closer Settlement ..	43,813	5. Total Area of State	16,778,000

(a) At 31st December, 1950. (b) Includes reservations for roads and various other public purposes, 4,016,430 acres, and lands occupied by Commonwealth or State Departments, 21,769 acres.

8. Northern Territory.—The area of the Northern Territory is 335,116,800 acres, of which, at 30th June, 1950, only 0.1 per cent. was alienated; 48.5 per cent. was held under leases and licences; 13.6 per cent. was reserved for aboriginal, defence and public requirements; and the remaining 37.8 per cent. was unoccupied and unreserved.

The following shows the mode of occupancy of areas at 30th June, 1950 :—

ALIENATION AND OCCUPATION OF CROWN LANDS : NORTHERN TERRITORY,

30th JUNE, 1950.

(Acres.)

Particulars.	Area.
1. Alienated	455,040
2. Leased—	
Pastoral leases	122,815,360
Other leases, licences and mission stations	39,745,280
Total	162,560,640
3. Reserved—	
Aboriginal, defence and public requirements	45,454,720
4. Unoccupied and Unreserved	126,646,400
5. Total Area	335,116,800

9. Australian Capital Territory.—Alienated land of the Territory (excluding the Jervis Bay area) at the end of 1950 comprised 10.9 per cent. of the total area, land in process of alienation 7.0 per cent., land held under lease and licence 54.5 per cent., land otherwise occupied, including city tenures 11.4 per cent. and unoccupied 16.2 per cent.

The following table shows particulars of land areas in the Australian Capital Territory (excluding the Jervis Bay area) at the end of 1950 :—

ALIENATION AND OCCUPATION OF CROWN LANDS : AUSTRALIAN CAPITAL TERRITORY (a), 31st DECEMBER, 1950.
(Acres.)

Particulars.	Area.
1. <i>Alienated</i>	63,635
2. <i>In Process of Alienation</i>	41,053
3. <i>Leased, etc.</i> —	
Grazing, agriculture, etc., leases	310,695
Grazing licences	7,174
Total	317,869
4. <i>Otherwise Occupied (b)</i>	66,115
5. <i>Unoccupied</i>	94,128
6. <i>Total Area (a)</i>	582,800

(a) Excludes the Jervis Bay area of 18,000 acres—12,788 acres leased and 5,212 acres otherwise occupied—making a grand total of 600,800 acres. (b) Includes city area tenures.

10. **Summary.**—The following table provides a summary for each State and Territory, and for Australia as a whole, of the alienation and occupation of Crown lands for 1949 and 1950 :—

ALIENATION AND OCCUPATION OF CROWN LANDS.

State or Territory.	Private Lands.				Crown Lands.				Total Area. '000 Acres.
	Alienated.		In Process of Alienation.		Leased or Licensed.		Other.		
	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	
1949.									
N.S.W. (a) ..	50,881	25.69	14,865	7.52	116,405	58.78	15,866	8.01	198,037
Victoria (b) ..	29,901	53.16	2,839	5.05	10,059	17.88	13,447	23.91	56,246
Queensland (b) ..	23,123	5.39	4,639	1.08	356,735	83.13	44,023	10.40	429,120
S. Aust. (a) ..	13,510	5.55	696	0.29	172,911	71.09	56,128	23.07	243,245
W. Aust. (a) ..	20,694	3.31	11,585	1.85	223,691	35.82	368,618	59.02	624,588
Tasmania (b) ..	6,131	36.54	369	2.20	2,687	16.02	7,591	45.24	16,778
N.T. (a) ..	455	0.14	..	..	158,438	47.28	176,224	52.59	335,117
A.C.T. (b) ..	67	11.13	40	6.62	304	50.55	190	31.70	601
Australia ..	144,762	7.60	35,053	1.84	1,041,230	54.70	682,687	35.86	1,903,732
1950.									
N.S.W. (a) ..	51,051	25.78	14,665	7.40	116,541	58.85	15,780	7.97	198,037
Victoria (b) ..	30,005	53.35	2,759	4.90	9,804	17.43	13,678	24.32	56,246
Queensland (b) ..	23,483	5.47	4,270	1.00	359,422	83.76	41,945	9.77	429,120
S. Aust. (a) ..	13,600	5.63	583	0.24	173,463	71.31	55,500	22.82	243,245
W. Aust. (a) ..	21,263	3.40	11,514	1.84	226,005	36.19	365,806	58.57	624,588
Tasmania (b) ..	6,143	36.61	365	2.18	2,829	16.86	7,441	44.35	16,778
N.T. (a) ..	455	0.14	..	..	162,561	48.51	172,101	51.35	335,117
A.C.T. (b) ..	64	10.59	41	6.83	331	55.04	165	27.54	601
Australia ..	146,154	7.68	34,197	1.80	1,050,956	55.20	672,425	35.32	1,903,732

(a) At 30th June.

(b) At 31st December.

11. Diagram showing Condition of Public Estate.—The following diagram shows the condition of the public estate during the year 1950. The square itself represents the total area of Australia, while the relative areas of individual States are shown by the vertical rectangles. The areas alienated from the State; those in process of alienation under various systems of deferred payments; and the areas held under leases or licences are indicated by the differently shaded areas as described in the reference given above the diagram, and the areas unoccupied are left unshaded.

LAND TENURE : AUSTRALIA, 1950

