

Land Board on the 14th instant, when it was decided to submit the case for the Hon. the Minister's reconsideration. It will be observed that one of the most important points in Mr. Bartram's report is in connection with the area which the Crown Lands Ranger recommended should be acquired for the purpose of securing homestead-sites and road-access. It appears that the land within the area mentioned is quite unfit for homestead purposes, being very steep and broken; then the cost of removing the existing boundary-fences, and fencing along the road, which would entail several miles of fencing (the entire cost of which would fall upon the tenants, whereas the upkeep of the present fences is divided between the adjoining holders) is not desirable.

When writing my former letter, 2549/126, dated 6th April last, I commented upon the value placed upon the land referred to as being very high as compared with that placed upon the run; but, taking the report *then* before the Board, which represented the advantages it offered in affording the necessary sites for homesteads, &c., it was considered the circumstances warranted the purchase. I am not aware as to the result of the negotiations with the Messrs. Bloomfield, having received no further advice since writing my memo., 2459/136, of the 4th May last.

It will be seen by the tracing accompanying this that the present proposal is to subdivide the block into two parts, to which access can be given at a reasonable cost, as shown approximately thereon. By this means the present lessee will be offered the portion embracing about 2,483 acres, taking in his homestead and improvements, and the balance to be disposed of under the optional system. I would respectfully ask you to bring this matter before the Hon. the Minister of Lands in order that it may receive reconsideration as recommended by the Land Board in compliance with the lessee's request.

HENRY TRENT,

Commissioner of Crown Lands.

Enclosures: Copy of report; one tracing.

Department of Lands, Wellington, 28th August, 1908.

The Hon. the Minister of Lands.

Small Grazing-run No. 45, Waingaromia Survey District.

As you will see by the accompanying *précis* of correspondence beneath, this run is at present leased by Mr. J. A. A. Caesar, whose term is about to expire shortly.

The Land Board in February last adopted the Ranger's report as to the suitability of the run for subdivision, and recommended such course for your approval. As the Ranger had reported that a strip of land (119 acres) between part of the run and the adjoining road was necessary for inclusion with the run so as to render it suitable for the proposed subdivision, negotiations were opened with the Messrs. Bloomfield (owners of the strip of land), and they made an offer to sell at £8 10s. per acre.

As Mr. Caesar had applied for a rehearing of the case, the Board appointed Mr. Bartram, a member of the Board, to revise the former report by the Ranger, and after careful inspection he states that the 119 acres in question is quite unsuitable for inclusion with the run, and that its acquisition is unnecessary.

Mr. Bartram also recommends that the run be divided into two portions of 900 acres and 2,483 acres respectively, that the first area be offered to public competition under the optional tenure, and the larger area offered to the present lessee under a new small-grazing-run lease.

The Land Board has adopted these recommendations, and now forwards them for your approval.

I think this is a case in which the Valuer-General might be asked to obtain a special report from his officer.

Plan and report attached (see Commissioner's letter, 18th August, with Mr. Bartram's report).

WM. C. KENSINGTON, Under-Secretary.

Valuer-General.—For report on question of suitability for subdivision of Run No. 45.—
R. McNAB. 31/8/1908.

Department of Lands, Wellington, 1st September, 1908.

The Valuer-General, Wellington.

Small Grazing-run No. 45, Waingaromia Survey District.

In accordance with the decision of the Hon. the Minister of Lands, I enclose for your information copy of the correspondence which has passed with the Hawke's Bay Land Board in connection with dealing with the above run in the Gisborne District upon the expiry of the small-grazing-run lease under "The Land Act, 1885."

The Hawke's Bay Land Board on the 18th February, 1908, reported on Small Grazing-run 45 of 3,358 acres as suitable for subdivision. They also stated that it was necessary in connection with the subdivision of this run into suitable portions that two areas, of 107 and 10½ acres respectively, should be purchased from Messrs. Bloomfield Bros., in order that each subdivision should have a frontage to a formed road. This proposal is shown on tracing marked "A" attached herewith. The Minister agreed that the Land Purchase Department should endeavour to negotiate with Messrs. Bloomfield Bros. for the purchase of the 117½ acres. The lessee of the run (Mr. J. A. A. Caesar) having applied for a rehearing in accordance with the provisions of the