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CHAPTER IV.

LAND TENURE AND SETTLEMENT.

§ 1. Introduction.

Descriptions of the land tenure systems of the several States and the internal Territories, and conspectuses of land legislation in force and of the systems of land tenure, have appeared in earlier issues of the Year Book (*see* List of Special Articles, etc., preceding General Index to this volume).

The land legislation in force in the several States may be classified broadly under five major types of land enactments, namely, Crown Lands Acts, Closer Settlement Acts, Mining Acts, Returned Service Personnel Settlement Acts, and Advances to Settlers Acts, but within the groupings there is, of course, a wide variety of individual Acts. In the two internal Territories, the legislation relating to lands is embodied in various Ordinances.

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. In the Northern Territory, the Administrator, under the control of the Minister for Territories, 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 Minister for the Interior.

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.

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.

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 nor 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 1959–60, 174,813 acres were permanently reserved or dedicated for miscellaneous recreation reserves and similar purposes. The areas reserved at 30th June, 1960, were as follows:—For travelling stock, 5,087,685 acres; forest reserves, 1,561,126 acres; water and camping reserves, 796,594 acres; mining reserves, 1,042,976 acres; for recreation and parks, 683,596 acres; other reserves, 6,784,010 acres; total, 15,955,987 acres.

2. Victoria.—(i) *Free Grants.* The Governor may grant, convey or otherwise dispose of Crown lands for public purposes, if such lands were permanently reserved for public purposes prior to 18th October, 1929.

(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 1960, 957 acres were granted without purchase. The areas both temporarily and permanently reserved at the end of 1960 were as follows:—For roads, 1,643,284 acres; water reserves, 316,261 acres; agricultural colleges, etc., 8,434 acres; forest and timber reserves, 5,721,332 acres; reserves in the mallee, 410,000 acres; other reserves, 542,954 acres; total, 8,642,265 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 Acts, land to be used for the purpose of any undertaking under the Acts may be vested in fee-simple in the Commissioner of Irrigation and Water Supply.

(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 Forestry Act of 1959, which repealed the State Forests and National Parks Acts, the Governor may permanently reserve any Crown lands and declare them to be a State Forest, a National Park, or a Scenic Area.

(iii) *Areas Granted and Reserved.* During 1960, the area granted in fee-simple without payment was 275 acres, 2,227,243 acres were set apart as reserves, and the area in reserves cancelled was 2,187,913 acres. The total area reserved, including roads, at the end of 1960 was as follows:—Timber reserves, 3,055,740 acres; for State forests and national parks, 5,964,753 acres; aboriginal reserves, 6,540,717 acres; for streets, surveyed roads and stock routes, 3,812,035 acres; general reserves, 5,628,923 acres; total, 25,002,168 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 lands 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 aboriginals, military defence, forest reserves, railway stations, park lands or any other purpose that he may think fit.

(iii) *Areas Granted and Reserves.* During 1959–60, free grants were issued for an area of 1,268 acres, and reserves comprising 3,051 acres were proclaimed. At 30th June, 1960, the total area of surveyed roads, railways and other reserves was 22,746,680 acres, including 18,210,654 acres 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 year ended 30th June, 1960, approximately 43,584 acres were reserved for various purposes. At 30th June, 1960, the total area reserved was 59,860,445 acres, comprising State forests, 4,329,514 acres, timber reserves, 1,768,303 acres and other reserves 53,762,628 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 Her 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 may also be reserved.

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, 1960, was 59,591,280 acres.

8. Summary.—The following table shows the total areas reserved in each State, and the grand totals, for the years 1956 to 1960.

AREAS RESERVED.
(‘000 Acres.)

Year.	N.S.W. (a)	Victoria. (b)	Q’ld. (b)	S. Aust. (a)	W. Aust. (a)	Tas. (a)	Nor. Terr. (a)	Total.
1956 ..	21,261	8,634	26,067	21,867	55,629	4,130	47,928	185,516
1957 ..	21,353	8,649	26,097	22,641	56,938	(c)	47,928	d 183,606
1958 ..	21,118	8,621	24,884	22,740	58,310	(c)	47,985	d 183,658
1959 ..	20,901	8,624	24,891	22,742	59,807	(c)	48,985	d 185,950
1960 ..	15,956	8,642	25,002	22,747	59,860	(c)	59,591	d 191,798

(a) At 30th June.

(b) At 31st December.

(c) Not available.

(d) Excludes Tasmania.

§ 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. an 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.* In 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 as determined by the local Land Board.

(iv) *Improvement Purchases.* The owner of improvements in land in authorized occupation by residence under any Mining Act or the 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 an acre for town lands or £2 10s. an acre for other lands. The area must not exceed one-quarter of an acre within a town or village, or two acres elsewhere, and no person may purchase more than one such area within three miles of a similar prior purchase by him.

(v) *Road Purchases.* Land from roads that are closed may, with certain exceptions be sold to the owners of adjoining lands at a value determined by the local Land Board.

(vi) *Areas Sold.* During the year ended 30th June, 1960, the total area sold was 537 acres, of which 42 acres were sold by auction and five acres as after auction purchases, while 11 acres were sold as improvement purchases, 352 acres as road purchases and 127 acres as special purchases.

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 of not less than £1 an acre. The purchaser must pay the survey fee at the time of the sale, together with a deposit of 12½ 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 three 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 1960, a total of 1,527 acres was disposed of under this tenure, 1,337 acres being country lands and 190 acres town and suburban lands.

3. **Queensland.**—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. This provision was repealed in 1932, but restored in 1957.

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 and the buyer may, at his option, purchase the lands for cash or on agreement for sale and purchase.

(ii) *Areas Sold, etc.* During the year ended 30th June, 1960, the area of town lands and special blocks sold by auction was 15 acres. In addition, 75,236 acres were sold at fixed prices, and purchases on credit of 23,976 acres were completed, making a total of 99,227 acres.

5. **Western Australia.**—(i) *Sales by Auction.* Town, suburban and village lands may be sold by auction after being surveyed into lots and notified in the *Gazette*. They may also be disposed of after being exempted from auction or after being passed in at auction. 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 year ended 30th June, 1960, the area of town and suburban allotments sold by auction was 259 acres in 244 allotments.

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

(ii) *After-Auction Sales.* Lands, which, after having been offered at auction, have not been sold, may be sold at the upset price by private contract.

(iii) *Sales of Land in Mining Towns.* Any person being the holder of a residence licence or a 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 be determined by valuation, excluding the value of improvements, cost of survey, and of grant deed. The area which may be so purchased must not exceed one-quarter of an acre.

§ 4. Conditional Purchases of Freehold.

1. **New South Wales.**—At 30th June, 1960, the total number of conditional purchases of various types in existence was 26,930, covering an area of 9,358,969 acres. During the year, deeds were issued for 701,104 acres, bringing the total acreage for which deeds had been issued to 37,652,932 at 30th June, 1960.

2. **Victoria.**—The area purchased conditionally in 1960, excluding selections in the Mallee country, was 14,421 acres, all with residence. The number of selectors was 64. In the Mallee, 24,111 acres were purchased conditionally in 1960. The number of selectors was 23.

3. **Queensland.**—The following selections were made freehold during 1960:—agricultural farms, 177,589 acres, prickly pear selections, 27,601 acres, and prickly pear development selections, 17,930 acres. During 1960, an area of 7,369 acres was taken up as agricultural farms.

4. **South Australia.**—During 1959–60, 1,072 acres were allotted under agreements to purchase, comprising Eyre Peninsula Railway Lands, 11 acres, Murray Railway Lands, 45 acres, Town Lands, two acres, and other Crown Lands 1,014 acres.

5. **Western Australia.**—During the year ended 30th June, 1960, the number of holdings conditionally alienated was 518, all of which were conditional purchases by deferred payments, involving an area of 706,367 acres. Under the heading “ deferred payments ” are included conditional purchases of grazing lands.

In addition, Crown grants were issued during 1959–60 for the following selections, the prescribed conditions having been complied with:—free homestead farms, 7,175 acres, and conditional purchases, 506,532 acres.

6. **Tasmania.**—During 1959–60, Crown grants were issued for 23,242 acres. The total area sold conditionally was 2,601 acres, comprising selections for purchase, 2,477 acres, and town and suburban allotments, 124 acres. The number of applications confirmed was 133.

§ 5. Leases and Licences under Land Acts.

1. **New South Wales.**—At 30th June, 1960, the total area of leases and licences under the control of the Department of Lands, the Water Conservation and Irrigation Commission and the Western Lands Commission was 113,358,849 acres, of which 78,007,226 acres were held under the Western Lands Act, 27,812,710 acres under perpetual lease, and 7,538,913 acres under other forms of lease, licence and permissive occupancy. The following table shows the areas held under various descriptions of leases and licences at 30th June, 1960.

AREAS OCCUPIED UNDER LEASE OR LICENCE AT 30th JUNE, 1960: NEW SOUTH WALES.(a)
(Acres.)

Particulars.	Area.	Particulars.	Area.
<i>Crown Lands or Closer Settlement Acts</i>		<i>Crown Lands or Closer Settlement Acts—continued.</i>	
Occupational licences	492,413	Suburban holdings	67,243
Conditional leases	9,837,641	Group purchase leases	222,441
Conditional purchase leases	118,164	Irrigation areas	212,549
Settlement leases	2,587,832	Other leases(b)	255,447
Annual leases	423,012	<i>Western Lands Act.</i>	
Special leases	1,349,833	Conditional leases	130,880
Residential leases	3,327	Leases being issued—occupation licences	60,083
Permissive occupancies	1,912,660	Perpetual leases	67,746,377
Prickly pear leases	86,925	Other long-term leases	9,832,012
Crown leases	7,041,194	Permissive occupancies	211,181
Homestead farms	4,969,182	Preferential occupation licences	26,693
Homestead selections and grants	1,690,095		
Closer settlement leases	3,037,116		
Settlement purchase leases	1,044,549	Total	113,358,849

(a) Excludes mining leases and permits, forest leases, and occupation permits. (b) Includes leases outside irrigation areas, controlled by the Water Conservation and Irrigation Commission—241,595 acres.

2. **Victoria.**—The area of Crown lands occupied under leases and licences at 31st December, 1960, was as follows:—grazing licences—other than Mallee, 3,923,502 acres; Mallee, 2,138,798 acres; auriferous lands licences, 1,873 acres; perpetual leases—other than Mallee, 21,658 acres; Mallee, 1,071,691 acres; swamp lands leases, 62 acres; agricultural college lands, 30,244 acres; total, 7,187,828 acres.

3. **Queensland.**—During 1960, the areas taken up consisted of 9,543,680 acres as pastoral leases, 2,323,324 acres as grazing selections and 11,326 acres as perpetual lease selections. The area occupied under lease or licence, excluding mining leases, at 31st December, 1960, was as follows:—pastoral leases, 245,557,120 acres; occupation licences, 16,646,400 acres; grazing selections and settlement farm leases, 93,879,756 acres; special purposes leases—Crown land, 472,065 acres; reserves, 2,461,272 acres; perpetual lease (including prickly pear) selections, 6,712,876 acres; auction perpetual leases, 40,410 acres; forest grazing leases (reserves), 507,520 acres; total, 366,277,419 acres.

4. **South Australia.**—The total area, including repurchased lands held under lease or licence except mining lease and licence, at 30th June, 1960, was 145,376,831 acres, of which pastoral leases, 121,771,597 acres, constituted the major portion.

5. **Western Australia.**—At 30th June, 1960, the total area held under lease or licence issued by the Lands Department amounted to 223,532,143 acres, of which 216,908,871 acres were under pastoral lease.

6. **Tasmania.**—Crown lands leased at 30th June, 1960, for other than mining purposes amounted to 1,481,513 acres of which 1,022,117 acres were leased for pastoral purposes.

7. **Northern Territory.**—At 30th June, 1960, the total area under lease, etc., was 179,021,426 acres, of which pastoral leases accounted for 143,874,723 acres and other leases, licences and mission stations, 35,146,703 acres.

8. **Australian Capital Territory.**—Under the terms of the City Area Leases Ordinance 1936–61, each block is leased for a period of 99 years at a rental of five per cent. per annum of the unimproved capital value as assessed by the Commonwealth. The number of leases granted under this Ordinance to 30th June, 1960 (excluding leases surrendered and determined), was 5,242, representing an unimproved value of £2,262,270. Auction sales of city leaseholds are described in Official Year Book No. 22, page 599. During the year ended 30th June, 1960, 689 leases were granted for residential purposes and 69 for business purposes.

Seventeen leases under the Church Lands Leases Ordinance, which requires the lessees to submit a definite building programme within a specified period, and one lease under the Church of England Lands Ordinance, have been granted for church purposes. A further 35 leases have been granted for either church or scholastic purposes under the various Ordinances.

The total area held under lease and licence for grazing, agricultural, dairying or other purposes (including the Jervis Bay area) amounted to 292,824 acres at 30th June, 1960. These figures exclude city area leases.

9. **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 under lease or licence in the Territories, and the grand totals, for the years 1956 to 1960.

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

Year.	N.S.W. (a)	Vic. (b)	Q'land. (b)	S. Aust. (a)	W. Aust. (a)	Tas. (a)	N.T. (a) (c)	A.C.T. (a)(c)(d)	Total.
1956 ..	114,231	6,175	363,093	139,640	212,380	2,466	177,021	314	1,015,320
1957 ..	113,947	5,851	363,473	139,727	212,831	1,576	177,028	296	1,014,729
1958 ..	114,451	6,901	364,681	138,370	217,746	1,504	174,399	293	1,018,345
1959 ..	114,801	7,186	362,146	138,304	223,476	1,624	174,697	293	1,022,527
1960 ..	113,359	7,188	366,277	145,377	223,532	1,482	179,021	293	1,036,529

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

§ 6. Leases and Licences under Mining Acts.

1. **New South Wales.**—At 30th June, 1960, total areas occupied under Mining Acts were as follows:—gold-mining, 3,007 acres; mining for other minerals, 187,632 acres; authorities to prospect, 110,745 acres; other purposes, 8,295 acres; total, 309,679 acres. In addition, 121,636,480 acres were occupied under petroleum prospecting and exploration licences.

2. **Victoria.**—Areas occupied at the end of 1960 were as follows:—gold-mining, 13,893 acres; coal, 11,227 acres; mineral search licences, 16,455 acres; other purposes, 5,445 acres; total, 47,020 acres. In addition, 34,703,020 acres were occupied under petroleum prospecting licences and petroleum exploration permits.

3. **Queensland.**—During 1960, there were 3,390 miners' rights and one business licence issued. Areas taken up during 1960 totalled 50,243 acres, of which 17,335 acres were for mining for minerals other than gold and 32,485 acres were occupied under coal prospecting permits. In addition, an area estimated at 2,500 acres was held under Miners' Rights and Dredging Claims. Total areas occupied at the end of 1960 were as follows:—gold-mining, 2,489 acres; mining for other minerals, 148,876 acres; miners' homesteads, 428,634 acres; coal prospecting, 93,400 acres; total 673,399 acres. In addition 517,649,920 acres were occupied under petroleum prospecting permits and authorities to prospect. The area of land held under lease only was 579,999 acres.

4. South Australia.—Areas taken up under Mining Acts during 1959–60 totalled 32,203,099 acres, including claims, 4,770 acres, mineral and miscellaneous leases, 1,766,269 acres, gold leases, 60 acres, and oil licences, 30,432,000 acres. Total areas occupied at 30th June, 1960, were as follows:—gold-mining, 668 acres; other mineral and miscellaneous leases, 1,837,203 acres; claims, 14,479 acres; oil licences, 207,216,640 acres; other purposes, 23 acres; total, 209,069,013 acres.

5. Western Australia.—Areas taken up during 1960 under Mining Acts totalled 20,558 acres, including gold-mining, 10,034 acres, and mining for other minerals, 10,312 acres. Total areas occupied at the end of 1960 were as follows:—gold-mining, 27,515 acres; mining for other minerals, 102,014 acres; other purposes, 38,128 acres; total, 167,657 acres. Of the total, 2,917 acres were held under lease, the balance being taken up under licences. In addition, 366,000 acres were occupied under licences to prospect for oil, and 402,464,000 acres under permits to explore, total 402,830,000 acres.

6. Tasmania.—During 1960, the number of leases issued was 145, covering 6,809 acres. Of these, 57, covering 932 acres, were for tin mining. Total areas occupied at the end of 1960 were as follows:—gold-mining, 810 acres; coal-mining, 11,549 acres; mining for other minerals, 28,976 acres; other purposes, 11,024 acres; total, 52,359 acres.

7. Northern Territory.—At 30th June, 1960, the number and acreage of holdings under mining leases and tenements were as follows:—gold-mining leases, 212 (4,251 acres); other mineral leases, 352 (23,181 acres); dredging areas, 11 (2,393 acres); gold and other mineral prospecting areas, 17 (181 acres); business and residence areas, 34 (134 acres); other purposes, 129 (6,194 acres); total, 755 (36,334 acres).

8. Summary.—(i) *Mining Leases, etc. (other than Oil Prospecting or Exploring Licences).* The following table shows the total areas occupied under Mining Acts in each State at the end of the years 1956 to 1960.

AREAS OCCUPIED UNDER MINING ACTS.
(Acres.)

Year.	N.S.W. (a) (e)	Victoria.	Q'land. (b)	S. Aust. (a) (b)	W. Aust. (c)	Tasmania. (b)	Total. (d)
1956 ..	13,924,407	37,723	570,384	770,618	151,916	33,178	15,488,226
1957 ..	326,932	36,129	587,067	779,881	162,199	37,625	1,929,833
1958 ..	385,816	42,563	649,842	795,856	164,017	37,494	2,075,588
1959 ..	399,499	40,098	648,889	783,903	164,025	45,519	2,081,933
1960 ..	309,679	47,020	673,399	1,852,373	167,657	52,359	3,102,487

(a) Year ended 30th June. (b) Excludes lands held under miners' rights and dredging claims.
(c) Excludes holdings under miners' rights. (d) Excludes Northern Territory. (e) Figure for 1956 include areas held under Mining Acts to prospect for petroleum, etc.

(ii) *Oil Prospecting or Exploring Licences.* The following table shows for each year from 1956 to 1960 the areas occupied in each State under authorities to prospect or explore for petroleum or other oils.

**AREAS OCCUPIED UNDER AUTHORITIES TO PROSPECT OR EXPLORE
FOR PETROLEUM.**
('000 Acres.)

Year.	N.S.W. (a)	Victoria.	Q'land.	S. Aust. (a)	W. Aust.	Tasmania.	N. Terr.	Total.
1956 ..	32,237	3,861	164,178	141,944	245,544	..	(b)	c 587,764
1957 ..	34,739	2,940	221,510	141,944	234,248	..	(b)	c 635,381
1958 ..	37,251	2,805	340,314	127,635	264,968	..	(b)	c 772,973
1959 ..	37,251	31,653	527,954	170,385	319,598	..	36,938	1,123,779
1960 ..	121,636	34,703	517,650	207,217	402,830	..	49,008	1,333,044

(a) Year ended 30th June, (b) Not available. (c) Excludes Northern Territory.

Revisions have been made to the foregoing table since the previous issue in order to incorporate particulars of authorities or permits granted for exploration purposes, which were previously not included in all cases.

§ 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 issues of the Official Year Book up to No. 22 (*see* No. 22, pp. 163–9) and the results of the operations of the several schemes have appeared in subsequent issues in considerable detail. Subsequently, however, the amalgamation, in some States, of closer settlement records with those of other authorities 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.

2. **New South Wales.**—From the inception of closer settlement in 1905 to 30th June, 1960, 2,659 estates totalling 7,112,723 acres had been purchased by the Crown at a cost of £34,925,107 for purposes of closer settlement of civilians and returned service personnel.

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, were given in earlier issues of the Official Year Book (*see* No. 42, p. 98).

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". Details of the position at 31st December, 1934, the latest date for which the information is available, were given in earlier issues of the Official Year Book (*see* No. 42, p. 98).

5. **South Australia.**—The total area re-purchased for closer settlement at 30th June, 1960 was 948,885 acres, at a cost of £2,865,200. 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 £111,850, in connexion with reclamation of swamp-lands on the River Murray. Of the total area, 823,105 acres have been allotted to 2,825 persons.

6. **Western Australia.**—The total area acquired for closer settlement up to 30th June, 1960 was 3,087,808 acres, costing £4,480,519. Particulars of operations under the Act for the year ended 30th June, 1960, are as follows:—Area selected during the year, 193,084 acres; number of farms, etc., allotted to date, 2,656; total area occupied to date, 2,440,844 acres; area set aside for roads, reserves, etc., and balance available for selection, 646,964 acres.

7. **Tasmania.**—Up to 30th June, 1960, 38 areas had been opened up for closer settlement, the total purchase-money paid by the Government being £371,548 and the total area acquired amounting to 104,554 acres, including 12,149 acres of Crown lands. The number of farms occupied at 30th June, 1960, was 55.

§ 8. Settlement of Returned Service Personnel.

1. **War Service Land Settlement Scheme.**—(i) *General.* The War Service Land Settlement Scheme provides for the settlement on the land of eligible ex-servicemen from the 1939–45 War and the Korea-Malaya operations. Finance for capital expenditure under the scheme in South Australia, Western Australia and Tasmania and for special loans to New South Wales and Victoria is provided through Loan (War Service Land Settlement) Acts. Finance for other aspects of the Scheme in all States is provided by annual parliamentary appropriation. The States Grants (War Service Land Settlement) Act 1952 provides that the responsible Commonwealth Minister may make grants of financial assistance to the States under such terms as he may from time to time determine.

New South Wales, Victoria and Queensland agreed, at the inception of the Scheme, to find their own finance for the acquisition and development of properties. In 1954, Queensland abandoned the Scheme and made available for general settlement all unallotted lands held under it.

In an effort to hasten the settlement of qualified applicants in New South Wales and Victoria, the Commonwealth, between 1st July, 1955, and 30th June, 1959, agreed to make available to New South Wales and Victoria repayable loans with a maximum of £2 million

to each State in any one year. The Commonwealth subsequently agreed to a request from the States that any surplus of the total finance the Commonwealth was prepared to make available for the year 1958-59 could be spent by the States in subsequent years. The extent of these loans was dependent on the amounts expended by the States from their own funds and can be briefly summarized as follows:—total advances made by the Commonwealth—New South Wales, £6,770,833; Victoria, £7,198,703.

Detailed information about the agreements and the methods of operation and administration of the Scheme are contained in earlier Year Books (see List of Special Articles, etc., preceding General Index to this volume).

(ii) *Summary of Operations to 30th June, 1961.* The following table shows the operations of the War Service Land Settlement Scheme in each State up to 30th June, 1961.

WAR SERVICE LAND SETTLEMENT.

SUMMARY TO 30TH JUNE, 1961.

State.	Land Acquired.	Farms Allotted.		Farms in Course of Development.		Other.
		Acres.	No.	Acres.	No.		Acres.
New South Wales(a)—						
Western Lands ..	6,060,331	212	6,060,331	..	..	..
Subdivision—						
Irrigation ..	197,555	356	197,555	..	..	..
Dry ..	1,277,406	1,102	1,277,406	..	..	..
Promotions—						
Irrigation ..	126,565	230	126,565	..	..	..
Dry ..	1,432,164	1,147	1,432,164	..	..	..
Total, New South Wales	9,094,021	3,047	9,094,021	..	..	..
Victoria ..	61,181,599	3,048	1,181,599	..	..	..
Queensland ..	398,524	470	218,640	..	..	(c) 179,884
South Australia ..	755,040	1,015	666,854	10	14,000	(d) 74,186
Western Australia ..	62,082,186	1,007	1,920,456	32	161,730	..
Tasmania ..	(b) 310,535	512	277,271	85	33,264	..
Total ..	13,821,905	9,099	13,358,841	127	208,994	254,070

(a) In New South Wales, properties are regarded by the State as being allotted at the date of acquisition. Figures adjusted following review. (b) Figures adjusted following survey. Other land originally approved, but no longer required, has been disposed of outside the Scheme. (c) War Service Land Settlement was discontinued in 1954, and unallotted lands were made available for general settlement. (d) Will be surveyed on completion of projects under development.

(iii) *Expenditure.* The following table shows a dissection of the Commonwealth expenditure on War Service Land Settlement to 30th June, 1961.

WAR SERVICE LAND SETTLEMENT (1939-45 WAR AND KOREA/MALAYA OPERATIONS): COMMONWEALTH EXPENDITURE TO 30th JUNE, 1961.

(£.)

Advances to States.	N.S.W.	Vic.	Qld.	S. Aust.	W. Aust.	Tas.	Total.
For acquisition of land ..	..	..	..	3,447,557	3,455,966	2,510,250	9,413,773
For development and improvement of land ..	..	..	..	13,621,968	19,298,514	13,272,083	46,192,565
Special Loans ..	6,770,833	7,198,703	..	..	..	..	13,969,536
Commonwealth contributions to excess cost over valuation ..	402,243	4,537,858	116,105	1,155,600	632,722	468,931	7,313,459
To provide credit facilities to settlers ..	..	..	..	7,717,053	15,838,199	4,201,652	27,756,904
For remission of settlers' rent and interest ..	428,661	175,483	36,214	203,687	459,469	121,095	1,424,609
For payment of living allowances to settlers ..	1,014,849	1,181,000	163,136	359,109	454,097	135,187	3,307,378
For operation and maintenance of irrigation projects ..	..	..	..	739,372	16,611	1,751	757,734
Loss on advances ..	14,428	2,779	333,533	6,824	139,460	1,967	498,991
Cost of administration of credit facilities ..	..	..	..	279,997	603,783	118,452	1,002,232
Total ..	8,631,014	13,095,823	648,988	27,531,167	40,898,821	20,831,368	111,637,181

Repayments of expenditure to 30th June, 1961, on the acquisition, development and improvement of land amounted to £11,234,780, and on the provision of credit facilities to settlers to £13,557,106, so that the total expenditure was reduced by £24,791,886 to £86,845,295. In addition, miscellaneous receipts in South Australia, Western Australia and Tasmania to 30th June, 1961, amounted to £5,253,886.

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 were given in an earlier Year Book (*see* List of Special Articles, etc., preceding General Index to this volume).

(ii) *Loans (Agricultural Occupations)*. The following table shows particulars for each State and certain Territories to 30th June, 1961.

LOANS (AGRICULTURAL OCCUPATIONS) : SUMMARY TO 30th JUNE, 1961.

State.	Applications.			Loans Approved.		Advanced by Commonwealth Treasury to Lending Authorities.	Advanced by Lending Authorities to Applicants. (b)	
	Re-ceived.	Ap-proved.	Refused, With-drawn or Not Yet Approved	Gross Amount.	Net Approvals.(a)			
					Applica-tions.			Amount.
				£	£	£	£	
New South Wales	7,778	6,303	1,475	4,960,417	5,484	4,254,353	2,660,000	4,282,588
Victoria ..	4,818	3,350	1,468	2,176,011	3,090	2,016,960	1,040,000	1,796,854
Queensland ..	2,379	1,975	404	1,097,690	1,610	891,584	610,000	874,154
South Australia ..	2,136	1,288	848	1,004,548	1,225	962,934	465,000	827,162
Western Australia	3,201	2,290	911	2,159,228	2,153	2,025,885	1,111,450	1,967,752
Tasmania ..	1,124	758	366	473,746	728	454,885	300,400	405,364
Northern Territory	34	15	19	11,945	11	10,148	10,148	10,148
New Guinea ..	17	8	9	7,272	6	6,772	6,772	6,772
Norfolk Island ..	3	1	2	1,000	..	..	..	..
Total ..	21,490	15,988	5,502	11,891,857	14,307	10,623,521	6,203,770	10,170,794

(a) After deduction of loans declined after approval—£1,268,336.

(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, livestock, 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 30th June, 1961.

ALLOWANCES (AGRICULTURAL OCCUPATIONS) : SUMMARY TO 30th JUNE, 1961.

State.	Applications.			Advanced by Commonwealth Treasury to Bank.	Allowances Paid.
	Received.	Approved.	Rejected, Withdrawn or Not Yet Approved.		
				£	£
New South Wales ..	4,078	3,625	453	587,000	580,056
Victoria ..	3,068	2,311	757	296,500	296,013
Queensland ..	3,044	2,515	529	477,851	477,657
South Australia(a) ..	2,265	1,756	509	325,000	324,609
Western Australia ..	3,020	2,610	410	480,800	480,788
Tasmania ..	634	523	111	116,150	116,114
New Guinea ..	5	4	1	1,360	1,360
Total ..	16,114	13,344	2,770	(b)2,284,661	2,276,597

(a) Includes allowances paid to four ex-servicemen in the Northern Territory. £6,120 returned by the States to the Commonwealth. New South Wales is holding £1,944 which, if not required, will also be returned.

(b) Includes.

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 of the total expenditure on various projects by the War Service Land Settlement Division from the commencement of operations to 30th June, 1961.

**COMMONWEALTH WAR SERVICE LAND SETTLEMENT DIVISION:
TOTAL EXPENDITURE TO 30th JUNE, 1961.
(£.)**

Project.	N.S.W.	Vic.	Qld.	S. Aust.	W. Aust.	Tas.	N.T.	N.G.	Total.
War Service Land Settlement expenditure from Revenue or Loan Funds ..	8,631,014	13,095,823	648,988	27,531,167	40,898,821	20,831,368	..	..	111,637,181
Agricultural Loans(a)	4,282,588	1,796,854	874,154	827,162	1,967,752	405,364	10,148	6,772	10,170,794
Agricultural Allowances ..	587,000	296,500	477,851	325,000	480,800	116,150	..	1,360	2,284,661
Administration Expenses ..	711,904	160,659	70,231	84,238	363,640	44,577	..	..	1,435,249
Rural Training ..	329,558	502,754	106,211	189,877	226,340	108,498	..	..	1,463,238
Total ..	14,542,064	15,852,590	2,177,435	28,957,444	43,937,353	21,505,957	10,148	8,132	126,991,123

(a) Includes expenditure on new loans of moneys repaid by borrowers.

The following summary sets out the net expenditure to 30th June, 1961, after allowing for miscellaneous receipts and repayments.

Miscellaneous Receipts to 30th June, 1961—	£
War Service Land Settlement	5,253,886
Agricultural Loans and Allowances	6,393,931
Rural Training	148,768
Total	11,796,585
Repayments, War Service Land Settlement Loans	24,791,886
Total Receipts and Repayments	36,588,471
Total Expenditure to 30th June, 1961	126,991,123
less Receipts and Repayments	36,588,471
Net Expenditure to 30th June, 1961	90,402,652

§ 9. 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 may be found in earlier issues of the Official Year Book (*see* List of Special Articles, etc., preceding General Index to this volume).

The summaries of loans and advances in the following paragraphs are compiled from returns supplied by the various State government lending agencies in the several States. They include transactions in lands acquired under closer and soldier settlement schemes, but exclude 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 re-appraisements 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* § 8 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 § 8 above.

Loans (Agricultural Occupations) under the Commonwealth Re-establishment and Employment Act 1945 and certain advances for the purchase of wire-netting and for other purposes 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, 1960.

ADVANCES TO SETTLERS, ETC.: NEW SOUTH WALES.

Advances, etc.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Accounts.	Amount.
	£	£		£
<i>Department of Lands—</i>				
Closer Land Settlement	247	15,126,063	6,382	(b) 1,520,448
Soldier Settlers 1914-18 War .. .. .	.. .. .	3,196,005	56	13,588
1939-45 War	402,711	14,457,281	4,885	4,406,693
Soldier Land Settlement—Acquisition, development and improvement of land, War Service Land Settlement Agreement Act	379,531	28,679,956	2,430	c 26,899,104
Wire Netting .. .. .	.. .. .	1,494,653	8	701
Prickly Pear	37,554	404,484	199	21,055
<i>Rural Bank—</i>				
<i>General Bank Department—</i>				
Commonwealth Re-establishment and Employment Act 1945	105	4,239,659	1,091	559,524
Other	1,974,995	78,182,735	7,487	17,860,566
<i>Government Agency Department—</i>				
Rural Industries	52,561	9,150,668	696	262,346
Unemployment Relief and Dairy Promotion	193,108	4,108,635	2,111	1,187,763
Rural Reconstruction(d)	301,024	14,569,539	773	2,259,794
Shallow Boring	143,142	1,927,888	353	477,214
Farm Water Supplies	142,110	827,380	665	531,233
Soil Conservation	23,771	83,305	128	71,475
Rivers and Foreshores Improvement .. .. .	.. .. .	4,916	24	1,033
Irrigation Areas	644,426	(e)	13,632	5,097,448
Government Guarantee Agency .. .. .	.. .. .	225,475	.. .. .	.. .. .
Closer Settlement Agency .. .. .	.. .. .	167,914	32	35,661
Total	4,295,285	f 176,846,556	40,952	61,205,646

(a) In addition, the sum of £1,927,261 has been expended to 30th June, 1960, on subdivision maintenance, improvement and disposal of land acquired for closer settlement. (b) Excludes an amount of £4,692,374 capitalized to 30th June, 1960, on conversion into leasehold under the Closer Settlement Amendment (Conversion) Act 1943. (c) Includes capital value of 2,642 Closer Settlement Leases, £19,751,721, and unpaid balances on 2,430 Structural Improvement Accounts, £7,147,383. (d) Includes Debt Adjustment, Drought Relief, and Marginal Wheat Areas Scheme Advances (Commonwealth and State Moneys), amount outstanding £1,109,471. (e) Not available. (f) Incomplete.

3. Victoria.—The following table shows particulars respecting advances, etc., under State Authorities to 30th June, 1960.

ADVANCES TO SETTLERS, ETC.: VICTORIA.

Advances, etc.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Persons.	Amount.
	£	£		£
<i>State Savings Bank, Crédit Foncier—</i>				
Civilians	78,620	12,011,698	468	467,756
Discharged Soldiers .. .. .	.. .. .	848,567	13	4,166
<i>Treasurer—</i>				
Cool Stores, Canneries, etc.	32,000	1,718,367	(a) 2	706,854
<i>Department of Lands and Survey—</i>				
Closer Settlement Settlers and Soldier Settlers .. .. .	.. .. .	b 46,904,855	1,689	1,645,224
Cultivators of Land .. .. .	.. .. .	2,463,558	64	14,722
Wire Netting	2,061	733,481	44	6,316
<i>Soldier Settlement Commission—</i>				
<i>For Soldier Settlement—</i>				
Purchase of Land	-122,415	19,667,289	(c)	} 10,308,990
Development and Improvement of Holdings	-773,230	25,544,148	(c)	
Advances for—				(d)
Settlers' Lease Liability	2,493,359	21,993,619	2,203	19,635,339
Development of Single Unit Farms	158,437	11,928,077	1,819	7,108,406
Improvement, Stock, etc.	496,851	5,679,998	994	1,247,689
Other Advances	113,341	3,411,616	607	498,811
<i>For General Land Settlement—</i>				
Purchase of Land	441,435	441,435	(c)	} 2,827,561
Development and Improvement of Holdings	2,399,962	2,399,962	(c)	
Advances for Sale of Land not required for Land Settlement	7,163	7,163	.. .. .	.. .. .
Total	5,327,584	155,753,833	7,903	44,471,834

(a) Number of Companies. (b) Represents consolidated debts of settlers (Section 30, Act 4091). (c) Not available. (d) After allowing an amount of £10,758,730 representing excess acquisition, development and improvement cost which has been written off.

4. Queensland.—The following table shows particulars of advances, etc., to 30th June, 1960. The figures exclude transactions in land.

ADVANCES TO SETTLERS, ETC.: QUEENSLAND.

Advances, etc.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Accounts.	Amount.
Co-ordination of Rural Advances and Agricultural Bank Acts	£ 3,173,057	£ 33,749,936	5,384	13,409,631
Discharged Soldiers' Settlement(a)	.. .. .	2,467,913	177	32,299
Water Facilities	.. .. .	58,079	..	..
Wire Netting, etc.	.. .. .	1,019,403	48	1,960
Seed Wheat and Barley	3,722 (b)	159,630	(c)	12,896
Drought Relief	.. .. .	1,329,059	159	155,478
War Service Land Settlement	264,193	4,489,619	324	1,709,967
Income (Unemployment Relief and State Development) Tax Acts(d)	.. .. .	1,183,891 (e)	153	9,791
Irrigation	.. .. .	54,914	2	158
Farmers' Assistance (Debt Adjustment Acts)	5,600	1,055,590	33	46,274
Commonwealth Re-establishment and Employment Act 1945	.. .. .	874,155	113	26,470
Water Supplies Assistance Act	76,965	81,986	53	82,376
Total	3,523,537	46,524,175 (e)	6,446	15,487,300

(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, etc., under State Authorities to 30th June, 1960.

ADVANCES TO SETTLERS, ETC.: SOUTH AUSTRALIA.

Advances, etc.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Persons.	Amount.
<i>Department of Lands—</i>	£	£		£
Advances to Soldier Settlers	.. .. .	5,071,780	38	1,044,889
Advances to Blockholders	.. .. .	41,451	..	..
Advances for Sheds and Tanks	.. .. .	75,693	..	..
Advances under Closer Settlement Acts	.. .. .	2,730,516	558	587,551
Advances under Agricultural Graduates Settlement Act	.. .. .	62,258	8	16,391
Settlement of Returned Service Personnel, 1939-45	.. .. .	.. .. .	.. .. .	.. .. .
War	1,803,392	6,185,906	1,009	4,047,868
Advances under Crown Lands Development Act	117,039	234,381	42	198,427
<i>Primary Producers Assistance Department—</i>				
Advances in Drought-affected Areas	.. .. .	2,146,768	4	,088
Advances under Farmers Relief Acts	.. .. .	4,435,509	2	413
<i>Irrigation Branch—</i>				
Advances to Civilians	.. .. .	291,443	30	9,484
Advances to Soldier Settlers	.. .. .	1,048,174	246	236,335
<i>State Bank of South Australia (Crédit Foncier Department)—</i>				
Advances to Settlers for Improvements	54,922	1,236,436	243	263,917
Advances under Vermin and Fencing Acts	3,688	1,406,002	85	31,447
Advances under Loans to Producers Act	203,113	2,388,764	129	1,695,444
Commonwealth Re-establishment and Employment Act 1945	198	827,486	291	162,894
Total	2,182,352	28,182,567	2,685	8,296,148

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 in similar manner 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 § 8 above.

7. *Tasmania.*—The following table shows particulars of advances under State Authorities to 30th June, 1960. Although advances made for the purchase of land for closer and soldier land settlement are not regarded as outstanding advances by the Department of Agriculture, the figures have been included in the table for comparative purposes; the areas so purchased have been leased on 99-year terms with an option of purchase which the leaseholder may exercise at any time.

ADVANCES TO SETTLERS, ETC.: TASMANIA.

Advances, etc.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Persons.	Amount.
	£	£		£
<i>Agricultural Bank—</i>				
State Advances Act and Rural Credits	201,667	3,881,605	789	764,804
Assistance to Fruitgrowers Act 1941 .. ..	..	34,556	1	6
Commonwealth Re-establishment and Employment Act 1945 .. ..	..	407,429	181	95,196
Primary Producers' Relief Act 1947 .. ..	..	297,846	60	10,674
<i>Minister for Agriculture—</i>				
<i>Soldier Settlers—</i>				
Advances	4,179	1,018,578	28 (a)	15,139
Purchase of Estates, etc.(b)	4,507	2,573,027	272	264,950
<i>Closer Settlers—</i>				
Advances .. ..	..	102,807	3	861
Purchase of Estates, etc.(b)	4,423	530,231	55	55,245
Total	214,776	8,846,079	1,389	1,206,875

(a) Excludes £204,813 advances capitalized, £79,166 advances written off to bad debts, and £40,789 written off to revaluation. (b) Not regarded by the Department as outstanding advances.

8. *Northern Territory.*—During the year 1959-60, seven advances totalling £8,377 were approved and advances made totalled £11,509. At 30th June, 1960, the balance outstanding from 97 settlers, including interest, was £179,525.

9. *Summary of Advances.*—The following table is a summary for each State (except Western Australia) and the Northern Territory to 30th June, 1960. 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 and of certain advances for wire-netting and other purposes provided from Commonwealth funds are included.

ADVANCES TO SETTLERS, ETC.: SUMMARY.

State.	Advances, etc., made during 1959-60.	Total Advances, etc., to 30th June, 1960.	Balance outstanding at 30th June, 1960.	
			Number of Persons.	Amount.
	£	£		£
New South Wales(a)	4,295,285	176,846,556	40,952	61,205,636
Victoria(a)	5,327,584	155,753,833	7,903	44,471,834
Queensland	3,523,537	46,524,175	6,446 (b)(c)	15,487,300
South Australia	2,182,352	28,182,567	2,685	8,296,148
Tasmania	214,776	8,846,079	1,389	1,206,875
Northern Territory	11,509	241,594	97	179,525

(a) Includes expenditure on acquisition, development and improvement of land for war service land settlement (see p. 99). (b) Incomplete. (c) Number of accounts.

§ 10. 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 with regard to the tenure of land in each State, in the Northern Territory, and in the Australian Capital Territory during 1960. A summary for each State and Territory and for Australia as a whole is also included. Particulars for each year from 1950 to 1960 appear in *Primary Industries Bulletin* No. 54, Part I.—*Rural Industries*, page 1. The area occupied includes roads, permanent reserves, forests, etc. In some cases, lands which are permanently reserved from alienation are occupied under leases or 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 27.8 per cent. had been alienated at 30th June, 1960; 5.5 per cent. was in process of alienation; 58.3 per cent. was held under leases and licences; and the remaining 8.4 per cent. was unoccupied, or held by the Crown.

The following table shows particulars as at 30th June, 1960.

ALIENATION AND OCCUPATION OF CROWN LANDS: NEW SOUTH WALES
30th JUNE, 1960.
(Acres.)

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	55,057,352	3. <i>Held under Leases and Licences.</i>	
		Homestead selections and grants ..	1,690,095
		Alienable leases, long-term and perpetual	24,762,828
		Long-term leases with limited right of alienation	1,568,495
		Other long-term leases	81,884,965
		Short-term leases and temporary tenures	3,452,535
		Forest leases	1,854,930
		Mining and auriferous leases ..	199,369
		<i>Total</i>	115,413,217
2. <i>In Process of Alienation.</i>		4. <i>Unoccupied</i> —Particulars of Lord Howe Island not being available, the area, 3,220 acres, is included under unoccupied (approximate)	16,563,288
Conditional purchases	9,358,969		
Closer settlement purchases	1,133,478		
Soldiers' group purchases	134,248		
Other forms of sale	376,568		
<i>Total</i>	11,003,263	5. <i>Total Area of State</i>	198,037,120

3. **Victoria.**—The total area of Victoria is 56,245,760 acres, of which 55.9 per cent. had been alienated up to the end of 1960; 2.5 per cent. was in process of alienation under deferred payments and closer settlement schemes; 12.8 per cent. was occupied under leases and licences; and 28.8 per cent. was unoccupied or held by the Crown.

The following table shows the distribution.

ALIENATION AND OCCUPATION OF CROWN LANDS: VICTORIA
31st DECEMBER, 1960.
(Acres.)

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	31,431,316	3. <i>Leases and Licences held—</i> <i>Under Lands Department—</i>	
		Perpetual Leases	1,093,349
		Agricultural College Leases	30,244
		Other Leases and Licences	1,935
		Temporary (Yearly) Grazing Licences	6,062,300
2. <i>In Process of Alienation—</i> Exclusive of Mallee and Closer Settlement Lands	100,558	<i>Total</i>	7,187,828
Mallee Lands (exclusive of Closer Settlement Lands)	1,100,778		
Closer Settlement Lands	232,929	4. <i>Occupied by the Crown or Unoccupied</i>	16,192,351
<i>Total</i>	1,434,265	5. <i>Total Area of State</i>	56,245,760

4. Queensland.—The total area of this State is 426,880,000 acres, of which, on 31st December, 1960, 6.0 per cent. was alienated; 0.6 per cent. was in process of alienation; and 86.3 per cent. was occupied under leases and licences. The remainder, 7.1 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, 1960.
(Acres.)

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	25,564,896	3. <i>Occupied under Leases and Licences—</i>	
		Pastoral Leases	245,557,120
		Occupation Licences	16,646,400
		Grazing Selections and Settlement Farm Leases	93,879,756
		Leases—Special Purposes(a)	2,933,337
		Mining Leases	2,134,532
		Perpetual Lease Selections and Perpetual Lease Prickly Pear Selections	6,712,876
		Auction Perpetual Leases, etc. Forest Grazing Leases (of Reserves)	40,410
		<i>Total</i>	368,411,951
		4. <i>Reserves (net, not leased)</i>	18,221,341
		5. <i>Surveyed Roads and Surveyed Stock Routes</i>	3,812,035
		6. <i>Unoccupied</i>	8,464,829
2. <i>In Process of Alienation</i>	2,404,948	7. <i>Total Area of State</i>	426,880,000

(a) Special leases of Crown land, 472,065 acres; special leases of reserves, 2,461,272 acres.

5. South Australia.—The area of South Australia is 243,244,800 acres and at 30th June, 1960, 6.4 per cent. was alienated; 0.2 per cent. in process of alienation; 59.8 per cent. occupied under leases and licences; and 33.6 per cent. occupied by the Crown or unoccupied.

The following table shows the distribution.

**ALIENATION AND OCCUPATION OF CROWN LANDS: SOUTH AUSTRALIA,
30th JUNE, 1960.
(Acres.)**

Particulars.	Area.	Particulars.	Area.
1. Alienated	15,553,450	3. Held under Lease and Licence(a)— Perpetual Leases, including Irrigation Leases	20,259,254
		Pastoral Leases	121,771,597
		Other Leases and Licences	3,345,980
		<i>Total</i>	145,376,831
		4. Area Unoccupied(b)	81,839,341
2. In Process of Alienation.. .. .	475,178	5. Total Area of State	243,244,800

(a) Mining leases and licences have also been issued over an area comprising 209,069,013 acres.
(b) 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, 1960, 4.4 per cent. was alienated; 2.0 per cent. was in process of alienation; and 36.5 per cent. was occupied under leases and licences issued either by the Lands, Mines or Forests Departments. The balance of 57.1 per cent. was unoccupied.

The following table shows the distribution.

**ALIENATION AND OCCUPATION OF CROWN LANDS: WESTERN AUSTRALIA,
30th JUNE, 1960.
(Acres.)**

Particulars.	Area.	Particulars.	Area.
1. Alienated	27,343,902	3. Leases and Licences in Force— (i) Issued by Lands Department—	
		Pastoral Leases	216,908,871
		Special Leases	4,271,305
2. In Process of Alienation—		Leases of Reserves	916,246
Free Homestead Farms	331,383	Residential Lots	4,595
Conditional Purchase	11,102,490	Perpetual Leases	1,431,126
Selections under the Agricultural		(ii) Issued by Mines Department—	
Lands Purchase Act	273,192	Gold-mining Leases	18,936
Grazing Land	976,062	Mineral Leases	40,337
Town and Suburban Lots	3,725	Miners' Homestead	
Crown Grants of Reserves	71,955	Leases	33,727
		(iii) Issued by Forests Department—	
		Timber Permits	4,024,720
		<i>Total</i>	227,649,863
		4. Area Unoccupied	356,836,228
<i>Total</i>	12,758,807	5. Total Area of State	624,588,800

7. Tasmania.—The total area of Tasmania is 16,778,000 acres, of which, at 30th June, 1960, 38.1 per cent. had been alienated; 1.2 per cent. was in process of alienation; 10.3 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 (50.4 per cent. was unoccupied or reserved by the Crown.

The following table shows the distribution.

**ALIENATION AND OCCUPATION OF CROWN LANDS: TASMANIA,
30th JUNE, 1960.
(Acres.)**

Particulars.	Area.	Particulars.	Area.
1. <i>Alienated</i>	6,385,654	3. <i>Leases and Licences</i> —continued.	
2. <i>In Process of Alienation</i>	199,328	(i) Issued by Lands Department— <i>continued</i> .	
3. <i>Leases and Licences</i> —		Soldier Settlement ..	52,326
(i) Issued by Lands Department—		Short-term Leases ..	808
Islands	76,909	(ii) Issued by Mines Department	45,519
Ordinary Leased Land ..	945,208	Total	1,731,735
Land Leased for Timber ..	596,637	4. <i>Area Occupied by the Crown or Unoccupied</i>	8,461,283
Closer Settlement	14,328	5. <i>Total Area of State</i>	16,778,000

8. **Northern Territory.**—The area of the Northern Territory is 335,116,800 acres, of which, at 30th June, 1960, only 0.1 per cent. was alienated; 53.4 per cent. was held under leases and licences; 17.8 per cent. was reserved for aboriginal, defence and public requirements; and the remaining 28.7 per cent. was unoccupied and unreserved.

The following shows the mode of occupancy of areas at 30th June, 1960:—alienated, 375,922 acres; leased—pastoral leases, 143,874,723 acres, other leases, licences and mission stations, 35,146,703 acres, total leased, 179,021,426 acres; reserved for aboriginal, defence and public requirements, 59,591,280 acres; unoccupied and unreserved, 96,128,172 acres; total, 335,116,800 acres.

9. **Australian Capital Territory.**—Alienated land of the Territory (excluding the Jervis Bay area) at the end of 1959 comprised 11.3 per cent. of the total area; land in process of alienation 7.1 per cent; land held under lease and licence 49.2 per cent; land otherwise occupied, including city tenures, 8.3 per cent.; and unoccupied 24.1 per cent.

The following are the particulars of land areas in the Australian Capital Territory at the end of 1960:—alienated 65,857 acres; in process of alienation 41,224 acres; leased—grazing, agricultural, etc., leases, 275,458 acres; grazing licences, 11,100 acres; otherwise occupied, including city area leases, 48,604 acres; total leased, 335,162 acres; unoccupied, 140,686 acres; total, 582,929 acres. Including the Jervis Bay area of 18,000 acres—6,266 acres leased and 11,734 acres otherwise occupied—the grand total for the whole Territory is 600,929 acres.

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 in 1960.

ALIENATION AND OCCUPATION OF CROWN LANDS, 1960.

State or Territory.	Private Lands.				Crown Lands.				Total Area.
	Alienated.		In Process of Alienation.		Leased or Licensed.		Other. (a)		
	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	'000 Acres.	Per Cent.	
N.S.W.(b) ..	55,058	27.8	11,003	5.5	115,413	58.3	16,563	8.4	198,037
Victoria(c) ..	31,432	55.9	1,434	2.5	7,188	12.8	16,192	28.8	56,246
Queensland(c) ..	25,565	6.0	2,405	0.6	368,412	86.3	30,498	7.1	426,880
S. Aust.(b) ..	15,554	6.4	475	0.2	145,377	59.8	81,839	33.6	243,245
W. Aust.(b) ..	27,344	4.4	12,758	2.0	227,650	36.5	356,836	57.1	624,588
Tasmania(b) ..	6,386	38.1	199	1.2	1,732	10.3	8,461	50.4	16,778
Nor. Terr.(b) ..	376	0.1	41	6.8	179,021	53.4	155,720	46.5	335,117
A.C.T.(c)(d) ..	66	11.0	..	..	342	56.9	152	25.3	601
Australia ..	161,781	8.5	28,315	1.5	1,045,135	55.0	666,261	35.0	1,901,492

(a) Occupied by Crown; reserved; unoccupied; unreserved.
31st December.

(d) Includes Jervis Bay area.

(b) At 30th June.

(c) At