



## THE CANADA COMPANY,

HAVING recently had many inquiries from various parts of British North America, and from the United States, upon the TOWN OF GUELPH, and the WELLINGTON DISTRICT, of which it is the District Town, have been induced to print the following Memorandum—which will, it is hoped, prove useful and interesting to those who may contemplate settling in Canada West, as it is furnished by a very intelligent and experienced Gentleman and Magistrate, long resident in Guelph.

### Price of Improved Farms,

Vary much according to *quality*, situation and other circumstances. The average price of *unimproved* Land, is \$5 per acre; improved Land, \$14 to \$16 per acre. The Buildings on a Farm are invariably sold at a sacrifice, although there may be few respectable Settlers possessed of means disposed to sell on any terms, especially at bare value or at a loss to themselves, there would be no great difficulty in purchasing Improved Properties.

### The Kinds of Produce.

The kinds of Produce are, Wheat, Barley, Peas, Potatoes, Rye, all the Grasses, including Clover, Turnips (very fine) Carrots, Cattle Beet, and Linseed. Some seasons, the early kinds of Indian Corn do very well.

### Wages.

Average of Agricultural Labourers, £20 per annum; if able-bodied men, such are boarded in the house; Day Labourers, (now) 2s. 6d. per diem; Day or Week Labourers in Hay or Harvest Work, 3s. 9d. to 5s. per day; Boys and Girls, under fourteen years of age, \$2 per month, which increases with age up to \$4 per month.

### Crops.

Their character and yield vary with the Seasons, but as the Land is as good as any in the Province, a good Season gives to the judicious Farmer an ample return, and so far as I know, or hear, our Crops are as abundant as in any other part of Canada. The extraordinary deep snow of this last Winter has damaged the Fall Wheat for the first time during my sojourn here. Our Clover, Turnips, and *Potatoes*, are in great perfection; Peas of all kinds grow here most luxuriantly and yield abundantly. Every where rich pastures may be made by ordinary care and means. Our Cattle are very fine, and rapidly improving under the influence of the Agricultural Society here. Butter and Cheese may be made to any extent. Pigs are greatly improving in breed, and where fed on Barley and Peas, produce as fine meat as I ever saw or tasted in England. Sheep are becoming numerous, and are found to pay well.

### Climate.

Of course, we would say, that our Winters are too long, but they are very rarely as severe or as long as in Lower Canada, nor have we usually more sleighing than is absolutely required to convey produce to Market. As regards the salubrity of the climate, I can at once answer that there is no spot better for health, no agues or fevers, and very little disease of any kind beyond those brought on by excesses. This neighbourhood has restored to good health many sickly persons who have removed from the Old Country, as well as from many of the Districts bordering on the Lakes and unhealthy parts of the Union. The soil and substratum are well adapted to insure a healthy state of the air. We are extremely well supplied with excellent Water, which is readily found a few feet below the surface. Springs are numerous. Our Lands are neither hilly nor flat, but ever varying in nice undulating order. The Wild Land is mostly timbered by Hard Wood.

### Society.

Decidedly good for Old Countrymen—1st, because we have many here who are well bred and well educated—2nd, because we are nearly all (with half a dozen exceptions) Old Countrymen—3rd, we have feelings, views, affections, and habits, that harmonize with the glorious trio of *Guelph*, *Wellington*, and *Waterloo*. Even the streets of our Town are so named as bring daily to our minds the most renowned Counties, Cities, and Towns, of our Father Land—Lastly, so many old friends have met here together as to banish from our recollections at times, that we were ever transplanted. A *Master* is still a *Master* with us, and a *Servant* is even so, a *Servant* still, and not a "*Help*."

**Population.**

Guelph Township contains about 2500—all the surrounding Townships have been longer settled than Guelph, and are nearly all as well settled.

**Prospects.**

The past of Guelph has been one steady uniform course of prosperity to all who seek it, and the prospect by no means forbid a continuance of improvement ; large new Mills are going up very near us ; a Plank Road to the Lake is on the point of being commenced ; the Owen's Bay Settlement is calling daily upon us for supplies of goods and produce ; and every year we have an improved set of Settlers coming in with skill and capital superior to those who induced them to come and join them.

**Provisions.**

All the necessaries and real comforts of life are here to be found in abundance, at a very moderate rate—cheaper, of course, than in the large towns of the Province, but still in ordinary times remunerating the producer.

**Places of Worship.**

The Church of England, the Romish Church, the Scotch Church, the Independents or Congregationalists, the British and Canadian Methodists, and Baptists, have all their respective Places of Worship in this Town. We have no religious feuds here, no Mormons, no M llerites ! We have a good General Circulating Library well supported. Temperance gains ground here daily. A Bible Society exists, and Ministers of the several denominations reside in Guelph. Schools abound in the Township, and the District Grammar School is in our Town.

**Stores or Shops.**

We have several Stores selling the usual variety of a Country Merchant, and at prices very little in advance upon those of the nearest Port. All sorts of British and Foreign fabrics and produce may be met with in Guelph. New Stores opening every few months. Many of these Stores take in produce for goods, and some pay Cash for all sorts of produce. Luxuries of nearly all kinds are to be found in the Stores.

**Mechanics.**

This class is numerous in all ordinary Trades, and are always coming in, but all who are worthy, do well and acquire property. The charges of Mechanics are almost twice as much as are paid in England, to a similar class of artizans. I know of none out of employment, nor a person near me in want of the necessaries of life. Our Mechanics, generally speaking, are a sober, industrious, and well behaved set of men.

**Distance from Ports and other Markets.**

Our Home Market is very considerable, an extensive Trade is carried on in the back Townships now settling, and Bakers and Millers buy largely for Cash ; the Distilleries and Breweries take off a large quantity of produce. Three large new Cash Mills are erecting within seventeen miles of ours, and the contemplated new Road will take us easily to the Ports within twenty-five to thirty-five miles from us.

**House Rent.**

House and Store rents are too low with us, I think, as only from six to ten or twelve per centum, per annum, upon cost of erection, &c., is either asked or offered. We are not a very greedy or speculating people in Guelph.

**Our Taxes.**

In the United States they would be well understood by saying the amount is not more than one-third, or at most one half what the Taxes are in the Union, 1½d. in the pound on Assessed Property, and 1d. per acre on Wild Land per annum, is the amount of all that is paid here. It will be gratifying to those long resident in the Union, to be informed (what nearly all men like very much,) that the Taxes are imposed by those having to pay them, through their own representatives in the new District Councils, and were any inducements necessary to Old Countrymen settled in the States, to come to Canada, my main means would consist in informing them of the very altered state of Canada, as regards Responsible Government and Municipal Councils.

**Cost of Transportation by the Navigable Waters, and afterwards by Land, to the Company's Settlements.**

The Cost of Conveyance by Steamboats varies slightly each year,—but the following rates of Passage will be found to be sufficiently correct :—

From Montreal to Toronto .....	Cabin, £3 10 0 .....	Steerage, £1 10 0
From Montreal to Hamilton .....	" 3 15 0 .....	" 1 12 6
From Toronto to Hamilton .....	" 0 5 0 .....	" 0 2 6*
From Kingston to Toronto .....	" 1 5 0 .....	" 0 10 0
From Rochester to Toronto .....	" 1 0 0 .....	" 0 10 0
From Lewiston to Toronto .....	" 0 10 0 .....	" 0 5 0

Land Carriage, that is the hire of a Team of two Horses, Waggon and Driver, which will take 13 cwt. of load, may generally be reckoned at 3d. per mile to the journey's end,—supposing the Team to come back empty ; cheaper land travelling than this can, however, often be obtained by making a bargain.

\* Opposition ; and rates are lower just now.

### Communications with the United States.

Steamers ply daily from Lewiston, Queenston, and Niagara, to Toronto and Hamilton, distant 40 miles. There are two Steamers plying three times a-week from Rochester to Toronto, Kingston, and Hamilton. The distance, by Railway, from Buffalo to Lewiston, is 20 miles. The *Kent* Steamer leaves Buffalo every Monday and Thursday for Port Stanley, opening an easy, cheap, and quick communication with the London, Huron, Western, Talbot, Brock, and Gore Districts. The *Waterloo* Steamer plies between Buffalo and Chippewa, from whence there is a Railway to Queenston. The Steamer *Brothers*, Captain Eberts, in connection with a daily line of Stages from London, leaves Chatham, in the Western District, for Detroit and Amherstburgh, Monday, Wednesday, and Friday mornings,—returning the alternate days, at seven o'clock A. M.

Distance from Hamilton to Guelph, thirty miles ; Stages and Post pass to and from daily.

NOTE.—The prices given are in Halifax Currency, of which \$1 or 5s., is equal to 8s. York.

 A Map of the Town of Guelph may be seen at the Office of the Canada Company, and at Dr. ALLING's, Guelph.

CANADA COMPANY'S OFFICE,  
Frederick Street, Toronto, 5th June, 1843.

Communications with the United States.

Steamers ply daily from Lewiston, Quenston, and Niagara to Toronto and Hamilton, distant 40 miles. There are two Steamers plying three times a week from Rochester to Toronto, Kingston, and Hamilton. The distance by Railway from Buffalo to Lewiston is 20 miles. The Kent Steamer leaves Buffalo every Monday and Thursday for Port Stanley, opening an easy, cheap, and quick communication with the London, Huron, Western, Lake, Erie, and Ontario Districts. The Western Steamer plies between Buffalo and Chippewa, from whence there is a Railway to Quenston. The Steamer Brothers, Captain Roberts, in connection with a daily line of Stages from London, leaves Chippewa in the Western District for Detroit and Amherstburgh, Monday, Wednesday, and Friday morning—returning the alternate days at seven o'clock A. M.

Distances from Hamilton to Geoph, thirty miles; Stages and Post pass to and from daily.

Note.—The prices given are in British Currency, of which \$1 is equal to 2s. York.

of Geoph may be seen at the Office of the Canada Company, and at Dr. Arncliffe's, Geoph.

For  
General Information  
Apply to  
James D. R.