

NEWCASTLE.

Newcastle is the last borough in Natal on the main road to Johannesburg.

The population of Newcastle in 1940 is as follows :



Europeans	1,883
Natives	3,737
Indians	696
Coloured	101

Total valuation of properties in the Borough	
for the year 1936 /1937	£426,680
Amount of rates	£5729.13. 9.
For the year 1939/1940	£469,210.
Exemption in respect of rates	<u>£2,750.</u>
Total rateable Value of Properties	<u>£466,460.</u>
Amount of Rates	£7270. 1. 6.

In 1924 there were 688 voters of whom 62 were Indians. In 1927 there were 809 voters of which 59 were Indians. In 1940 there were 1,039 voters of which there were 21 Indian voters.

On the 31st July, 1936 Indians owned properties were valued at £45,090 with a rateable income of £628. 7.11.

In 1934 there were 62 European licences as against 47 Indian, and on the 31st December, 1940 there were 52 Indian licences as against 105 European.

From 1927 to 1940 the Newcastle Borough has sold to the Europeans 132 acres 1 rood 30 perches from its unalienated lands as against 1 acre to an Indian. All lands sold to Europeans have been burdened with an Anti-Asiatic Clause.

The Newcastle Borough complained that 31 acquisitions by Indians since the 1st January, 1927, in what are regarded as predominantly European residential areas, have taken place. These acquisitions were reflected in Schedule Annexure A which we put in.

The Council maintained that it had no reason to complain in regard to Indian penetration into what is regarded as European trading area since it

exercises powers in granting or refusing licences.

There is an unwritten understanding that Indians would make applications for their licences in Allen Street and Europeans for theirs in Scott Street.

Of the 31 acquisitions 28 properties are situate in Paradise beyond the River Jordan.

According to evidence led (vide pages 1543, 1544)

Paradise on the 1st January, 1927 can by no means be said to have been a predominantly European area, because it was interspersed with Indian, Native and Coloured occupation.

It was elicited that in 1899 Paradise was occupied by retired people and old pensioners (Europeans) who took up small residential sites. "Paradise" is

situate at the lower end of the town, where, on inspection, it was found that the civic amenities in regard to roads, lighting and water are not the same as are obtainable in the upper part of Borough.

In view of the distance from the centre of the town and other reasons, the area was abandoned and Indians

purchased/ ...

such of the lots as were available and have settled there. "Paradise" is subject to flood and since 1927 there have been two floods. When flood takes place "Paradise" is cut off from the town and residents have to go around the Academy which is about $\frac{3}{4}$ of a mile away. In 1930 or thereabouts the Council granted to the Indians free use of Erven 9 and 11 facing Lincoln Street and Erven 27 and 29 facing Church Street, as a Sports Ground.

It is submitted that a large number of acquisitions in "Paradise" have taken place since the granting by the Corporation of the Indian Sports Ground.

It is submitted that having regard to the mixed occupation and to the fact that Europeans living in "Paradise" had abandoned that area for higher portion of the Borough, and further as the amenities in this area are poor, the acquisition by Indians cannot be regarded as being in predominantly European residential areas.

Acquisitions/...

Acquisitions described as Erven 28, 30, 32, 34 and 36 Church Street are adjacent and contiguous to Ward 3 which the Council accepted as being predominantly Indian as at 1st January 1927, and moreover the lots are near Inco~~n~~du River, and Lot 54 Kirkland Street adjoining these acquisitions is Native occupied. We submit that these cases cannot be regarded as being cases of "penetration".

Remainder of 11 Hardwicke Street, Remainder 14 Scott Street, A of 18 Scott Street, and Remainder 20 of Scott Street are acquisitions made by Indians for investment purposes and are occupied by Europeans.

We refer to the Commission to our general remarks on this subject appearing elsewhere in our Memorandum.

No. 60 Murchison Street is an acquisition contiguous to Lot 59 and 61 Kirkland Street which are occupied by Natives and therefore cannot be regarded as cases of "penetration".

It was elicited that the total area of the Borough

of /

of Newcastle is 17,920 acres and allowing **731** acres for unalienated land and public places there remains 17,189 acres of which Indians own $99\frac{3}{4}$ acres. This meant that in respect of the European population there were 9 acres for every European there was only .14 acre for every Indian. The Council has made no provision for the housing of the Indian burgesses nor has it sold any of its unalienated land.

In view of the higher prices prevailing in Ward 3 the natural area in which Indians could purchase properties was "Paradise" which was open to them and which was offered freely by Estate Agents. It is submitted that with the exception of four lots in Harwicke Street and Scott Street, to which we have referred, as cases of investment, no case of penetration has been proved in Newcastle.