

In both of the foregoing cases it is very gratifying to be able to report that new houses have been erected under the indigent housing scheme. The improvement of the housing conditions of the Native race is imperative if the incidence of tuberculosis and other diseases arising from insanitary conditions is to be reduced, and the loans granted under the Native Housing Act, 1935, and the indigent housing scheme are assisting toward this end.

It has been noticed that, in localities where houses have already been erected, the general morale of the occupants has been greatly improved. It is apparent, therefore, that in a few years' time the housing conditions will be immeasurably improved, with the attendant improvement in health conditions.

The position of the housing programme at 31st March, 1938, is given in the following table :—

Class.						Numbers.		Cost.
Indigent scheme—								
New—								
Erected						..		
In progress						2		
Not started						5		
						—	7	
Repairs—								
Effectuated						1		
In progress						1		
Not started						..		
						—	2	
Total authorizations						9		£ 2,250
						—		
Under Act—								
New—								
Erected						1		
In progress						3		
Not started						21		
						—	25	
Repairs—								
Effectuated						3		
In progress						2		
Not started						10		
						—	15	
Total authorizations						40		12,716
Grand total authorizations						49		14,966

IKAROA DISTRICT: REPORT ON NATIVE HOUSING.

Consequent upon the policy for improving the living conditions of the Maori, the past year has seen housing become one of the major activities in this district. Surveys have been made, and these clearly show that the living conditions of the Maori people are most unsatisfactory and in many cases appalling. It is the aim to supply applicants with the best type of dwelling that can be provided within their financial resources. In many cases arrangements have been made to provide dwellings which, while they possibly do not achieve the standard of the modern European home, are, nevertheless, substantially built and are designed to provide the maximum conveniences and comfort at the lowest possible cost. In an endeavour to further the erection of homes an experiment has been made with a modified form of building society, and to date it has proved very successful. From ten to fifteen housing applicants form a syndicate, membership of which is conditional upon—

- (a) Each member paying regularly to the Maori Land Board the sum of not less than 10s. per week.
- (b) The joint and several liability of members.

The first syndicate formed in this district is known as the “ Mataika Syndicate ” and is located at Bridge Pa, Hastings. There are fourteen members, and in nine months they have contributed £333. Five ballots have been held ; one house has been completed ; while the other four are in course of building.

In illustration of a house being erected by the syndicate through the finance of the State's indigent housing scheme, the following description is given, while the houses themselves can be judged from the relative photographs presented at the end of this report (Nos. 45 and 46).

One house contains a front sleeping-porch ; a living-room with range, sink, and cupboards ; a sitting-room and bedroom combined, with a fireplace ; a bedroom opening on to an open-air nursery ; a bathroom with bath and all conveniences ; and a detached washhouse with a copper and tubs. The