

# People's Land and Loan Law

Initiative Constitutional Amendment Proposed by Organized Labor of Oregon, to be Voted on at Coming November Election

Section 1 of Article I of the Constitution of Oregon, being the Bill of Rights, shall be and hereby is amended to read as follows:

## BILL OF RIGHTS. ARTICLE I.

### People's Power and Rights.

Section 1. (a) We declare that all citizens have equal rights; that all power is inherent in the people, and all just governments are founded on their consent and instituted for their peace, safety, prosperity and happiness; that they have at all times a right to alter, reform, or totally change the government, when a majority of those voting believe they can thereby promote the general welfare.

### Citizen's Right to Use of Land.

(b) We reaffirm our faith in the self-evident truths of the Declaration of Independence, "That all men are created equal; that they are endowed by their Creator with certain inalienable rights; that among these are life, liberty, and the pursuit of happiness." In pursuance of these rights all citizens of Oregon are equally entitled to exclusive possession, for their personal use, of land enough for their homes and to yield a living by their labor, without paying any person for the right to live and labor on the land.

### Public Ownership of Land Rent.

(c) Public ownership of all land rent is right, because such rent is created by the presence, industry and productive power of the whole people. Private ownership of land rent is the chief cause of land monopoly, land speculation and economic oppression. It is therefore right and necessary, in order to promote the general welfare, that all land rent shall be collected by public taxation, whether the land is actually used or not.

### Public Policy.

(d) It is the public policy of Oregon:

First: To abolish all forms of land monopoly so as to prevent any person from getting a profit by owning land without using it.

Second: To abolish involuntary unemployment and poverty in this state by enacting such laws as shall insure to all citizens opportunity for the exclusive possession and use of enough land to employ themselves and make their homes.

Third: To protect all persons in the absolute ownership of the value of their land improvements and the income therefrom.

### Definition of the Word "Land."

(e) For purposes of assessment and taxation appraisement, the word "land" means the earth, including soil, water, water power, minerals, stone, natural oils, gases, timber of natural growth, and all other natural resources before being severed, removed, or withdrawn from their natural position.

### Definition and Method of Appraising Land Rent.

(f) The words "land rent" as used in this section mean the fair and just price per year, as appraised by public officers, that a renter should pay for the use of any lot, tract, parcel or quantity of land on a lease which includes the following conditions:

First: That the renter has a five-year lease with the perpetual right to renew his lease at the end of each five-year term.

Second: That the rent shall be appraised and re-adjusted every fifth year, when the lease is renewed, for the next five years, and that "land rent" shall not include any charge for the use of land improvements.

Third: That there shall be no increase of the "land rent" because of additional improvements and betterments made on, in or under the land.

Fourth: That the appraised land rent shall be paid to the public tax collector.

Fifth: That there shall be no tax or other charge to be paid by the renter for the use of the land except the appraised "land rent," and there shall be no tax on the market value of the land, except as hereinafter provided in paragraph (h) of this section.

### Definition of Land Improvement.

(g) The words "land improvements" mean buildings, clearings, ditches, drains, orchard trees, vines, crops of all kinds, fences and all other useful and ornamental changes, growths and additions, made by labor and capital in or to any natural resources, or on, in or under any lot, tract, or parcel of land.

### Levy of Permanent Land Rent Tax

(h) During the year 1917, the State Land Board shall cause the County Assessors and State Tax Commission to appraise the annual land rent price of every lot, tract, parcel and quantity of land on the basis set forth in paragraph (f) of this section, except land owned by the National, State and Local Governments. The State Land Board is hereby granted full authority to manage, control and direct such appraisement, and to employ such expert assistance as the Board may consider necessary and to expend from the general fund of the State Treasury the sum necessary for that purpose. Such appraisement shall be made again in the year 1922 and every fifth year thereafter.

Beginning on the first day of January, 1917, all the appraised land rent of the land of Oregon (except such land as is now exempt by law from tax), shall be collected as a public tax in such manner as may be provided by the rules to be made by the State Land Board; provided, that no such rule shall be contrary to the provisions of any lettered paragraph of this section, nor contrary to general laws for that purpose that may be hereafter enacted by vote of the people. The land rent tax

shall be paid whether the land is actually used or not used. This section shall not prevent the collection of taxes levied in 1917, for the year 1916, on the assessment made in 1916, or any previous assessment. After the making of the above tax levy for 1916, no other or further tax shall be levied on the market value of land, and the above land rent tax shall thereafter be the only tax on the ownership or use of land in Oregon.

### Publication of Assessments.

(i) The State Land Board shall provide every fifth year, when the land rent appraisement is made, for publication and distribution to every taxpayer a copy of the assessment and tax roll for the county in which he owns property, or for any subdivision thereof, including his property, as the Board may deem necessary. In such published rolls the names of owners shall be alphabetically arranged and under each owner's name shall be listed all the land rents and other property for which he is assessed in that county or subdivision.

### Delinquent Tax Sales.

(j) The State Land Board shall bid the amount of delinquent tax and land rent taxes, with penalties and costs, but no more, on any land offered for sale at delinquent tax sales. The title to all land that may be sold to the State for said delinquent taxes shall vest absolutely in the State at the expiration of two years from the date of sale, if the land is not sooner redeemed. The title and ownership of improvements on, in or under any land sold for taxes shall not be acquired by the State or any other purchaser on such sale, unless the improvements are also sold for a tax levied on the improvements. The State shall rent its land by leases, including the conditions of paragraph (f), with such other conditions, covenants and agreements as the State Land Board may order. The State shall not sell any land.

(k) If any person's land rent tax, payable in one county, exceeds twelve dollars per year, such tax shall be paid in equal monthly, quarterly or semi-annual installments, as may be provided by law, or by the rules of the State Land Board. Failure to pay any installment of land rent tax when due shall render such tax delinquent and immediately subject to such penalties and process for collection as may be provided by law or by the rules of the State Land Board.

### Rights of Private Property Maintained.

(l) One purpose of this section is to restore public ownership of land rent, but it does not change, limit or abolish any person's right of private property and exclusive possession of land and land leases, as long as the land rent tax is paid.

### Separate Assessment of Land Rent

(m) The amount of yearly land rent tax of every lot, tract, parcel and quantity of land shall be listed in the assessment and tax rolls separately from other taxes and from the assessed value of any personal property, and separately from the taxes and assessed value of any improvements on, in or under such land.

### Standing Timber.

(n) Standing timber of natural growth shall be assessed and taxed as a part of the land on which it grows.

### Assessment and Collection of Tax

(o) The laws in operation for assessing property and levying and collecting taxes and delinquent taxes when this section is adopted shall continue in force and shall be applied to the collection of the tax hereby levied on land rent, except as herein provided, and as such laws may be changed by amendments and rules made hereafter in accordance with this section.

### Duty of Governor.

(p) It is the duty of the governor to enforce all the provisions of this section and all the laws for its application and the rules of the state land board. For that purpose the governor may remove any members of the state tax commission and any assessor or appraising officer for incompetence, failure, neglect or refusal to do their duty as prescribed by this section, or by the laws or the rules of the State Land Board, and shall appoint their successors in office for their unexpired terms.

### Duties of the State Land Board

(q) The governor, secretary of state and state treasurer constitute the State Land Board. Any two of the members constitute a quorum to do business.

The duties of the board are: First: To make, promulgate and publish all rules expedient to apply and enforce the provisions of this section not in conflict herewith.

Second: To prescribe all forms and blanks for use under this section.

Third: To provide for making all loans as safe and secure as practicable, and to require insurance of all perishable land improvements and other security taken for the repayment of loans.

Fourth: To provide methods of appeal, for any person interested, from the decision of a local appraiser who recommends approval or rejection of an application for a loan.

Fifth: To make its forms, blanks and rules so plain that there will be no need for an applicant to employ a lawyer in preparing or presenting his application for a loan. Every such rule made by the board shall have the force and effect of law until it is changed or repealed by a general act or law adopted by vote of the people at a regular general

election. No such measure shall be submitted to the people at a special election.

### Special Taxes on Personal Property and Land Improvements.

(r) A special tax may be levied on personal property and land improvements in any year, for local purposes only, by school and road districts, towns, cities and counties. Every such levy shall be proposed by the usual form of initiative petition and shall be made only if it is approved by a majority of those voting on the question. All initiative petitions proposing such taxes shall be legally filed with the county clerk not later than the first Monday in September and shall be submitted to the people for approval or rejection at the election to be held on the first Tuesday after the first Monday in November next after the filing of such petitions. The question as to each proposed levy shall be printed only on the ballots for use in the territory to which the proposed special tax levy applies. Special elections for that purpose may be ordered when there is no general election to be held on said first Tuesday, and in all cases the vote shall be taken at all the regular polling places. The laws governing special and regular general elections in the submission of measures shall apply to such special tax levy elections. Every person qualified to vote for governor of the state shall be entitled to vote at any such tax election.

### Distribution of Revenue from Land Rent Tax.

(s) Two-thirds of the revenue obtained in each county from the land rent tax levied in that county shall be divided among the different towns, cities, ports and all other municipalities in the county, and between that county and the state, by allowing and paying to each the same proportion of this two-thirds that each received from the general tax levy of 1915. The above distribution of two-thirds of the revenue from said land rent tax may be changed from time to time by law.

### Home Makers' Loan Fund.

(t) The "Home Makers' Loan Fund" is hereby established in the state treasury. One-third of all revenue hereafter obtained from the state from said land rent tax, and all revenue hereafter obtained from the present inheritance tax rate, shall be deposited in the state treasury to the credit of that account. The amount of this fund may be increased in any manner and from any source that is now or may be hereafter provided or levied by law, first approved by vote of the people. This fund shall be administered by the state land board. This fund shall be loaned to home makers, both in town and country, in amounts not exceeding two-thirds of the actual value of the land improvements they may make or have already made, on any lot or tract of land. Payment to the borrower of portions of such loan may be made at definite periods to be fixed by the board, as such improvements may progress. Every such loan shall be the first lien on the land and improvements, except taxes, and every such home and improvements shall be exempt from execution except only for state loans and interest, taxes and the purchase price.

One purpose of this section is to help persons with no capital but their labor and character to make homes and farms, but not more than \$1500 shall be loaned for the making of one such home or farm. The board may limit the amount of such loan that any person may draw in any year. This fund is for loan to those who are now trying to develop farms and make homes as well as to persons who begin hereafter.

If the sum total of all the property owned by any family shall exceed twenty-two hundred and fifty dollars in value, then no part of such fund shall be loaned to any member of that family.

### Cost, Interest and Time of Repayment.

(u) The average actual cost of making, securing and administering said loans shall be estimated by the state land board, and a percentage sufficient to cover the same shall be deducted from every loan and charged to the borrower as the same is advanced to him. The loans shall be secured by first mortgage on the improvements and the land. There shall be no interest on any such loan for the first five years, and thereafter the rate of interest shall not be greater than six per cent per annum. Every such loan may be made repayable by installments, but the final payment shall not in any case be more than twenty years from the date of the loan, unless such limitation shall be extended by law.

### Form and Payment of State Warrants on Home Makers' Loan Fund.

(v) The warrants drawn on the state treasury for said Home Makers' Loan Fund shall be designated as such; they shall be payable on demand in lawful money of the United States of America, shall not bear interest, and shall be at all times receivable by all tax collectors at their face value for one-third of all land rent taxes, and shall at all times be received by the state treasurer in payment of all amounts due the state for such Loan Fund account. Said warrants shall be issued in denominations of one dollar, two dollars, five dollars, ten dollars and twenty dollars. Every such warrant, when received by the state treasurer, shall be cancelled and shall not be reissued. Such warrants shall be preserved for five years after being cancelled. The total amount of such Loan Fund warrants outstanding at one time

shall never exceed two years' income of said Loan account as estimated by the State Land Board.

### Self-Executing.

(w) This section is self-executing in all its provisions and paragraphs, and shall take effect and be in operation as to all assessments made after the first day of January next after its approval and adoption by the people of Oregon. The provisions of this section do not apply to any assessments or taxes made or levied before the first day of March next

after its approval by the people. All provisions of this section relating to the Home Makers' Loan Fund become operative and effective on the first day of December next after approval of this section by the people.

(x) All provisions of the Constitution and laws of Oregon in conflict with this section or any part hereof, are hereby repealed in so far only as they conflict herewith. Any lettered paragraph of this section may be amended without resubmitting the entire section.

way to build up her ruined cities and her blood soaked land.

Is Mr. Hughes against an eight-hour day? He says not. He is only against an eight-hour law. He dare not say he would go back—back to what? The road in that direction is long and ends in the slavery of the working man.

Who wants a change? Is it the farmer, the working man, the student, the man of letters, the lover of his country? Of is it the great interests with their swollen fortunes, their bloated arrogance, their impudent, unholy and everlasting demand for money?

Trade with the live ones. They advertise in the Labor Press.

## Clarence Darrow Supporting Wilson

(No man holds the confidence and affection of the workers in greater measure than Clarence S. Darrow, the Chicago lawyer and writer who has so often championed their cause in the courts. Mr. Darrow has just given the Newspaper Enterprise Association the following statement of why the farmers and wage earners of America should support Mr. Wilson.)

By Clarence S. Darrow.

President Wilson has shown a broad and deep sympathy for his fellow man. He is human. He talks less of markets than of men. Trade and industry are not his first concern. With Hughes, we hear about the tariff, about business, about the strict rules of law, about an inundation of foreign goods. In short, about money and his desire to save the country by being elected President.

Few men in high places have ever been moved by such sympathies as Wilson, and at the same time had the wide vision, historical knowledge and good judgment to know what could be accomplished.

If Hughes is to be elected, there should be some reason for present dissatisfaction and some hope in a change. Shall Mr. Wilson's foreign policy be changed? If so, how? It is dishonest for Mr. Hughes or Mr. Roosevelt to criticize Wilson's policy without showing what they would do. They dare not announce a policy of their own different from the one that Mr. Wilson has followed with rare patience, fine judgment and self control.

Would Mr. Roosevelt use his big stock on Germany, or England, or Mexico, or all of these at once? Those who are to furnish the blood and treasure ought to know. Has the interference with a letter, or even the sinking of a ship, been grave enough to make us plunge deliberately into the red maelstrom? Do our men and women believe they should furnish the life and treasure for this mad carnage?

All who want war are against Wilson. War on whom and how much? With United States Steel

### ORPHEUM.

Again the Orpheum comes to the fore with a stellar show, the bill to open at the Heilig next Sunday for a four days' stay containing an illustrious headliner and two extra attractions. The headliner is Andrew



Tombes, the comedian who had Broadway at his feet. Mr. Tombes will appear in a spectacular act called "The Bride Shop," known as "The Merry Widow of Vaudeville." The piece has all the ingredients which go to make musical comedy popular. There are funny situations, many pretty girls, graceful dances, haunting melodies, a capable company and above all an exceptional comedian in the person of Andrew Tombes.

Be sure to say GOLD MEDAL BREAD The Master Baker's Loaf

Golden West Coffee is "Just Right"

- THERE IS NO EXCUSE -  
CIGARS - FOOD -  
for jollyng yourself. You can't be a regular union man and pass up your friends and union-made Cigars, Cigarettes and Tobaccos.  
L. L. STEVENS, Prop.  
126 - THE UNION - 2ND ST

Portland Brewing Company  
Manufacturers of "Blits"  
**UNFAIR**  
To Organized Labor  
(Strikebreakers Employed)

The Bank for Savings  
We Are All Very Much Alike  
We like to save where SAVERS save,  
That's why the "Hibernia Savings" has so many savers. It's for savers.  
Hibernia Savings Bank

THE GOOD JUDGE MAKES IT PLEASANT FOR THE BIG FAN  
BY GOLLY, I FORGOT MY W-B CUT TOBACCO—THE LITTLE CHEW THAT LASTS AND SATISFIES.  
DON'T WORRY—I'M SUPPLIED WITH THE REAL TOBACCO CHEW AND WILL DIVIDE.  
PLEASE HALL COME TO DAY  
WHEN once you know W-B CUT Chewing you are wise to rich tobacco. And when a man once knows quality he's got no patience with ordinary tobacco. You like the way the touch of salt brings out the flavor—also that a little nibble outlasts a big wad of ordinary two for one—and how it does satisfy! Dealers that want your trade keep W-B CUT Chewing—10c a pouch.  
Made by WEYMAN-BRUTON COMPANY, 50 Union Square, New York City