

settlement Committee and the Field Supervisor in order to make a more equitable exchange of properties:

(a) Clearing and Development

In general, it is proposed to clear (brush, stump, break and fence ready for crops) 15 acres on each 80 acre tract and to brush an additional 15 acres for stump pasture. The balance is to be left as a wood lot to provide fuel and occasional building materials and for future clearing by the relocated settler. The present plowing and breaking equipment owned by the Rural Resettlement Division will be used in the development of new farm units in the same manner and be charged at the same rates in the development of existing farms.

(b) Buildings

The buildings erected, or repaired if any are now on the property, are to be limited to a house, a barn, a chicken house, a root cellar, and an outdoor toilet. It is planned to have all houses equipped with a cellar for the storage of fruits and vegetables under a part of the house. Small buildings vacated under this plan will be taken down and all usable material salvaged for future construction work on new properties, except where health requirements demand that the structure be burned to the ground.

(c) Well

No definite specifications can be given for the water supply. The cost of putting down a well will depend on how deep it is necessary to go to water, the diameter of the well and whether it is dug, driven, or drilled. Costs will vary from \$1.50 to \$2.75 per foot of depth, complete with pipe, well casing, pump and concrete slab for platform.

V. RESETTLEMENT OF SELECTED CLIENTS

1. General

Non-conforming users desiring resettlement will have their properties appraised, optioned and purchased by the Land Utilization Division of the

Resettlement Administration.

Final choice of families to be relocated is not to be made until new land and buildings are ready. Settlers to be relocated will be asked to assign to the Rural Resettlement Division their equity in their property to be purchased by the Land Utilization Division, such equity to constitute a first payment on the new unit.

When the original holdings of the settler are within the boundary of a state-forest, the Land Utilization Division may dispose of this land by leasing to the state for state forest purposes.

When the original holdings of the settler are within the boundary of a county-forest, the Land Utilization Division may lease this to the county for county forestry purposes.

When the original holdings of the settler are within the boundary of a private forest area, the Land Utilization Division may sell this to the private owner of surrounding lands for forestry purposes or may negotiate exchanges ultimately involving the United States Forest Service.

In most cases it will be found that there are mortgages, liens, and other encumbrances against the original holdings of the settler. It is necessary that these be liquidated on a basis satisfactory to the mortgagee in order that the established non-conforming use may be terminated.

When the settler has facilities for transportation and is able to handle more than the 15 acres of clearing on his new property, it will be desirable to permit him to take crops off his former property for one or two years until he is able to increase his clearing on the new property. This can be worked out jointly between the settler and the Land Utilization Division and the Rural Resettlement Division.

2. Priority.

It is recommended that the priority suggested by the Land Use Advisory Committee of the State Planning Board be observed substantially in

the selection of the settlers, and as follows:

- (a) Settlers representing the most aggravated cases of high governmental expense for roads, schools, relief and public health services, and where relocation would eliminate in part or in whole such excessive governmental costs and be in the interest of the public welfare.
- (b) Settlers who are so located as to be a constant fire hazard to areas of merchantable timber on which local governmental units depend for revenue, local industry depends for raw materials, and local people depend for employment.
- (c) Settlers located on land of low agricultural value, on land too hilly, stony, swampy, or sandy to maintain a farm family under any type of agricultural use.
- (d) Settlers who because of physical or mental conditions will in all probability never "make a go" of it and who ultimately will be "on the town" for assistance. Although such cases may not meet the requirements for rehabilitation under the present program, if left in their present location, they will mean an unnecessary waste of both human and financial resources.
- (e) Settlers too far removed from a market town, for example, those left stranded as a result of removal of a railroad which provided a close market outlet for bulky products like potatoes.
- (f) Settlers who have permanently lost or are about to lose all outside sources of additional income upon which they were formerly entirely dependent and who, therefore, must look to a new location for a new future.
- (g) Settlers who do not now represent an excessive burden but who in the near future will cause such a burden for roads, bridges, or schools, (ie) families located many miles from an established school with one or more children who will be of school age in a short time.

VI. RELATIONSHIP OF RURAL RESETTLEMENT DIVISION TO OTHER GOVERNMENTAL AGENCIES

1. Cooperation with County Resettlement Committee.

All applicants for relocation under this project are to be considered by the Resettlement Committee of the County in which they are located. The report of this committee with respect to any applicant will be advisory in nature and will be used by the Rural Resettlement Division as a basis for the negotiations with the applicant.