

# VAST IMPROVEMENTS COSTING MILLIONS EVICT WHOLE CITIES FROM THE HEART OF NEW YORK



## 41,000 PERSONS TURNED OUT OF HOMES IN 4 YEARS

### Twice as Many More to Be Forced from Old Homes Soon to Make Way for Projected Public Improvements.

Within a period of about four years there has been taken out of the center of New York a population of more than 41,000 people, or a number equal to the entire cities of Little Rock (Ark.) or Elmira (N. Y.).

Some of this is to make way for the Pennsylvania Railway improvements within an area extending only from the vicinity of Sixth avenue on the east to Tenth avenue on the west, and from Thirty-fourth to Thirty-third street north and south, comprising something like 80 houses, occupying about 24 city lots.

A peculiarity of the situation is the intense desire of most of the ousted inhabitants to remain in the neighborhood of their old homes, because of this the landlords of the neighboring streets have been able to raise rents almost to suit themselves, the number of rooms per family has steadily increased, raising the incomes of property-holders by leaps and bounds.

As a fair sample of increased values may be cited the case of blocks of property in Eighth avenue near Thirty-fourth street, whose assessments within four years has increased from \$7,000 to \$42,000.

**Great Raise in Rents.**

Men have taken twenty-family tenement-houses where the rents would average \$10 per month and increased the rates to \$20, thus adding 25 per cent. to the incomes.

It is a common fault of the Westerner or Up-State man to tell the native New Yorker that the only reason he thinks Gotham is such a wonderful place, where everything is done with a hop, skip and a jump, is because his optimism is bred by close confinement in Manhattan Island, accompanied by the advice that sometime he should go further West than across the Hudson. To this he has no objection, but when he does not have to go West—it is all here in good old New York.

And so it is. Imagine how hot the wires would be from the West or up the State, if some day the idea of an inhabitant of a town of three thousand woke up to find that all that was left of his place was the general topography, that all of his three thousand neighbors had moved along the line and that the old familiar buildings had been razed by a tunnel company.

**It Happens Here.**

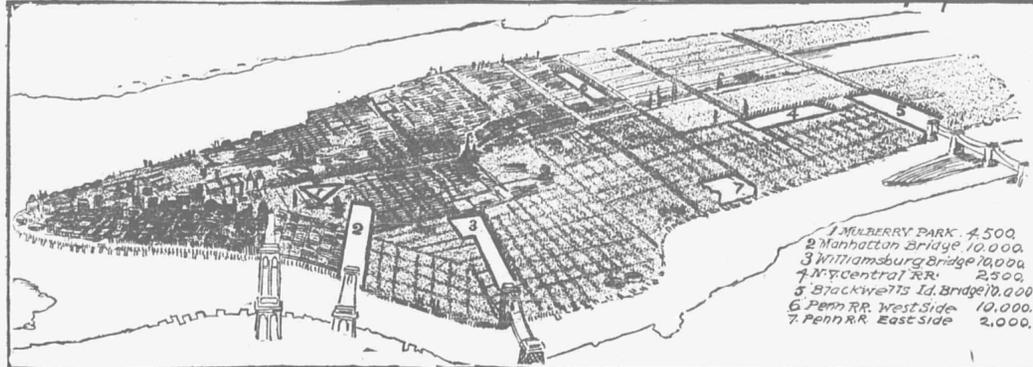
Yet that same thing happens in New York in a single night, not only where the evicted persons number three thousand, but in instances where the population of a few city blocks had housed ten and twelve thousand, as in the case of the condemnation of the approach for the Williamsburg Bridge, through Delancey street.

Of course the tenants of the houses had been warned in ample time to seek new quarters, but they put it off until they were first out in a single day, and the city of ten thousand was no more.

There are hundreds and hundreds of cities or towns in this State that are proud to boast of ten thousand population.

They support a newspaper, a couple of churches, a few hotels, saloons and at least two drug stores and dry-goods emporiums. The people that were compelled to leave it, represented in numbers one-quarter of the population of the State of Nevada.

The latest of these Lepidopteran cities that faces the inevitable end is that part of the town in West Thirty-second street, between Ninth and Tenth



## SETON CONFESSES TO \$4,300,000 BOND FORGERY

### Will Be Sentenced on Wednesday for This and Other Crimes.

Assistant District Attorney Garvan admitted today that Charles Augustus Seton had made a complete confession to him in regard to the forgery of \$4,300,000 worth of the bonds of the Norfolk and Western Railroad. The confession was obtained in the Tombs by George Dougherty, superintendent of the Pingerton Detective Bureau, for whom Seton sent through his attorney, C. E. La Boutillere.

Seton admitted in his confession that he originated the scheme for printing and floating 500 bonds of the railroad. They were to be sold in London, Paris and several large cities of this country.

Seton admits that he forged the name of the Chairman of the Board of Directors of the road, as well as two signatures on the bonds. He declares that Samuel J. Humphreys forged the name of the treasurer, and that Douglas Smith forged the name of the secretary.

In all instances the person who presented them was not such a man as the bank cared to do business with. As soon as it became evident that the bonds were known Seton says he went on a saloon on Broadway and Forty-fifth street, and burned a quantity of them. He also burned a number in the furnace at his home. It is now believed that none of the bonds are in circulation.

T. C. Calmeijer, who was used by Seton to negotiate the bonds, was sentenced to four and a half years in Sing Sing Prison. He was convicted several weeks ago of selling a cancelled bond to a Wall street firm. He has been concerned in numerous shady enterprises, but has never before been caught.

Seton will be sentenced by Recorder Kings to a term of years for the forgery of the Galveston and Houston Railroad, by which he netted about \$600,000. At the same time he will plead guilty to his connection in the Norfolk and Western forgeries.

### WHY 150,000 PEOPLE HAVE BEEN OR WILL BE EVICTED.

Williamsburg Bridge approach.....	12,000
Mulberry Bend Park.....	4,500
Pennsylvania tunnel (west side).....	10,000
Pennsylvania tunnel (east side).....	2,000
New York Central terminal.....	8,000
Scattering "improvements".....	4,500
Blackwell's Island Bridge.....	10,000
Manhattan Bridge.....	110,000
New city parks.....	
North River tunnels.....	

## GRADUATES OF SCHOOL NO. 90 ARE LOCKED OUT

### Find Doors Closed Against Them After Organizing Alumni Association.

Mayor McClellan to-day came to the rescue of the graduates of Public School No. 90, at Church and Bedford avenues, Flatbush. The indications are that at its next meeting the Board of Education will pass a resolution that will kill the system of red tape at present in vogue in that department. The subject is one that has aroused all Flatbush and is one that appeals to every one in the entire city.

The different district superintendents, as well as the majority of principals, have for a long time been fostering a scheme to establish alumni associations, and many of the public schools already have such organizations. School No. 90, which has been in existence over thirty years, started out with the same idea about three weeks ago. A meeting was called by some of the younger members and postal cards were sent to the older ones, many of whom graduated twenty-five years ago and now occupy important positions in the business world.

The first meeting was a success. Some of the teachers were there, but Mr. Huntley, the principal, was conspicuous by his absence.

An adjournment was taken to the following Friday, and then the alumni association, over 100 strong, crowded around the doors of the school-house. They found the doors locked. The janitor refused to open the door. He did this, he said, by the orders of the principal. This did not daunt the others, who held their meeting outside the grounds and in full view of the public. It was decided to meet again last Friday night.

**Graduates Get Busy.**

Then the graduates got busy. They saw the District Superintendent, who heartily indorsed the proposition, and said that if they would get the necessary blanks making for a permit, he would see that they got the school. When they got to the Board of Education they obtained a document that had to be signed by so many names that it would take a long time to attend to. The result was that the permit was not ready.

On Friday night over two hundred members of the association assembled and again found the doors locked. This time there were many of the old members—men and women—in the crowd. It was openly asserted that the doors had been closed against them because at the first meeting they had elected William L. Sprague, a former principal and now principal of Grammar School No. 137 as an honorary member and had ignored Mr. Huntley, the present principal.

All were angry, and the Erasmus Hall High School boys who had been graduated from No. 90 were apparently intent on binding the janitor, getting into the school and holding their meeting, anyhow. Wiser counsel, however, prevailed.

Three somebody shouted: "Let us go down to see Father Woods!"

Father Woods is pastor of Holy Cross Church, a block away. There is a good successful school-house there, and all marched down to see if they could not

## PLANNING TO MAKE HOMES FOR 15,000,000 PEOPLE.

### Tremendous Movement to Build Up the Unsettled Section of Brooklyn and Queens Boroughs and Give Great Population Elbow Room.

The Borough of Queens, with the unsettled portions of Brooklyn Borough, is making preparations to accommodate a population of 15,000,000 people, with plenty of elbow room for all. This will not strain the space at all, but the task is so mighty that people have not been able to grasp it in an orderly manner, and the result is a boom in real estate that has made the old prophets of prosperity sit back and quit saying: "I told you so."

They never did tell anybody so, nor anything like it. If the most confirmed optimist of Long Island City in the days of Pat Gleason had predicted the extension that is now going on, with the attendant antics of the real-estate market, he would have been retired from his favorite seat by the groggery stove to a quiet room in Bloomingdale.

**But the Boom is There.**

Yet the boom is there, and where it will finally land no man to-day is bold enough to say—that is, if he knows anything about the situation. The wave may go higher, and it may not. Conservative men say it has reached the limit, while others think it is at highwater only in spots.

Mr. Howitt, general real estate agent of the Long Island Railroad, and also in charge of the real estate interests of the Pennsylvania system on Long Island, said:

"Prices have taken such peculiar turns that it is almost out of the question for any man to give a safe opinion as to the future. Acreage seems to be out of all proportion to lot values, and no man knows what will happen next. We feel that values have discounted improvements for many years to come, but if this is true, there is no reason to apprehend that there will be any backward movement. Improvements will certainly catch up with values, and eventually pass them, even where they are apparently most overloaded."

This estimate comes from probably the most impartial source available, as the interests which Mr. Howitt represents have no lands to sell and no interest in booming any section above another.

**Not Confined to One Section.**

No section can be picked out and pointed to as the besting portion of the city. All are booming and all about alike. Over 40,000 acres of land have been surveyed, platted and street plans laid out with grades fixed in the Borough of Queens alone during the last two years. Borough President Cassidy secured the passage of a bill two years ago allowing the expense of this work to be met by the issue of corporate stock instead of in the budget as before, and he spent in the two years nearly half a million dollars in this work.

## FOUND HER LOST SON DEAD IN A DREAM.

### Mrs. Gerrity Carries Out Vow of Revenge on One Who Lured Him from Home.

Mrs. Annie Gerrity, of No. 125 Jackson street, Brooklyn, to-day brought about the arrest of a boy named Robert Wright, for whom the police had been looking for some time.

Last May Mrs. Gerrity's boy Thomas and the Wright boy ran away and joined a circus. In November Mrs. Gerrity had a dream that her son had been run over and killed by a train in Pittsburg. She got the police to telegraph to Pittsburg and learned that at the time she had the dream. She went to Pittsburg and found the body of her son in the morgue.

Since then she has vowed vengeance upon the older lad, who induced her to join a circus. She met him at Broadway and Bedford avenue last night and attacked him with an umbrella. Then she had the young man arrested and it turned out in the Adams street court to-day that he was wanted on a charge of grand larceny.

**NIGHT!**

ACT I. Father essays to denigrate how strictly they can get along without a nurse.

**MORNING!**

ACT II. But Father never spent five more gladly than he did that morning for a nurse. Father making up all in the SUNDAY WORLD.

**NOON!**

ACT III. Noed finds a competent nurse. In charge of things and Father making up hours of lost sleep.

get accommodation that was denied them at their old school.

**Admitted by Priest.**

The pastor of Holy Cross Church had a meeting of his own that night in the auditorium. He sized up the crowd for a moment with a merry twinkle in his eyes and they said: "Come on, I will fix you anyhow."

He then lighted up the connecting rooms on the lower floors of the school-house and said: "Any time you want this school-house you can have it, providing, of course, that it is not in use. You need not work about gas bills. I will attend to all that. You are heartily welcome."

The facts of the case were stated to the Mayor to-day, and in reply he said: "I will guarantee that they get their permit in a hurry. That is all I want to say about this at present."

It was suggested to the Mayor that such trouble in future could be avoided by the passing of a resolution by the Board of Education that all graduates of schools could have the use of the building at all times when not in use for other purposes. Such a resolution will in all probability be passed.

The next meeting of No. 90's Alumni Association has been scheduled for March 9 in the schoolhouse. The order to open the doors will at that time be argued.

## INSURANCE MEN REFUSE TO ANSWER

Officials of Mutual Reserve, It Is Said, Objected to Questions Before Grand Jury

The Grand Jury to-day summoned President Frederick A. Burnham, Vice-President George Burnham and George D. Eldridge, of the Mutual Life Reserve Insurance Company, in the investigation of charges of larceny made against officials of that company by James D. Wells.

The three were interrogated before the Grand Jury by Assistant District Attorney Nott and it is understood refused to answer certain questions put to them. They were accused, but supposed to appear again to-morrow. If they still refuse to answer the questions steps will be taken. It is asserted, to compel them to answer.

The investigation into the affairs of this company by the Grand Jury will be completed by Wednesday, when it is expected presentations will be made.

## FIRE AT BETHLEHEM.

Valuable Military Plans Destroyed at Steel Works Blaze.

SOUTH BETHLEHEM, Pa., Feb. 26.—The general office building and part of No. 2 machine shop of the Bethlehem Steel Company were destroyed by fire to-day, entailing a loss of about \$200,000 in property and valuable records. The fire originated in the kitchen of the dining cafe on the second floor of the office building and spread rapidly. The office building was a four-story brick and frame structure 200 by 60 feet. Valuable designs for military equipment and other products of the works were destroyed.

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TUESDAY, FEBRUARY 27TH

IMPORTANT SALE OF

## English and French Cretonnes

1,500 yards, formerly 35c	20c yard
3,900 " " 50c	25c "
500 " " 65c	35c "
1,000 " " 75c and 80c	45c "

Broadway & 19th Street