

hundred or more people who were here at its first settlement, and it is hardly to be wondered if they doubt the evidence of their own senses when contemplating the changes that have been wrought within twenty years.

### NATURAL ADVANTAGES OF OAKLAND.

Although the pioneer city-builders in California thought that Oakland was on the wrong side of the Bay, the experience of the last few years teaches us that they were in error. It has become almost self-evident that the Bay has no right or wrong side, but that its entire shore has its appropriate use.

The city is located upon a sandy peninsula, containing about four square miles of available building ground. Oakland commands present importance because it is the favorite site for homes. Thousands of San Francisco gentlemen have been attracted by its pleasant climate and beautiful scenery, and have here located their dwellings. Persons of fortune coming from all parts of California have chosen Oakland for their future residence. The advantages offered by the city are its easy access to San Francisco, its elegant appearance, its healthfulness, its perfect system of public schools, the State University, and the numerous educational institutions conducted by private enterprise.

The Central Pacific Railroad Company has been liberal in providing ferry facilities. On the local railroad there are fourteen round trips daily, trains running from twenty minutes before six in the morning until half-past eleven at night. An average number of about four thousand five hundred people cross on the ferry daily, and the business is so rapidly increasing that a double track will be imperatively demanded in the immediate future. The time required for the trip is forty minutes, and it is cheaper and easier to reach Oakland than any other city or town in the vicinity of San Francisco. The elegant appearance of the city is universally conceded. The smooth, macadamized streets, the numerous shade trees, the hundreds of beautiful gardens, and the thousand or more costly residences, render the place exceedingly attractive to the visitor. The death rate is one-half of that in San Francisco—a fact that is of itself sufficient proof of the remarkable healthfulness of the city. The afternoon winds that prevail in San Francisco during the summer months reach Oakland with diminished force. The close proximity of the hills in the rear of the city and the many large and stately trees serve as a protection. There are other reasons, perhaps difficult of comprehension, but the fact is well known that when the winds prevail in San Francisco with great violence only moderate breezes are felt in Oakland. The sea fogs of summer which roll in from the ocean vanish from Oakland several hours before they cease to overshadow San Francisco. Perfect immunity from wind and fog can be found only in the interior, but intensely hot and scorching weather is an annoyance that far more than counterbalances the pleasure to be derived from a sky that is always clear, and the freedom from the ocean mists. The temperature is somewhat less variable than in San Francisco. The public schools are not to be sur-