

Churches and school houses and stores and manufactures have kept pace with the onward march of the town; and the two great arteries diverging at the City Hall have had to be re-macadamized during the year. Another feature showing the advance of population northward is the removal of the Post-office during the year from Ninth Street to Potter Block, at the intersection of Telegraph with San Pablo Avenue, and directly opposite the City Hall. The location is central, and the new office far more convenient for the general public than the abandoned quarters.

The number of first-class lodging houses has materially increased during the year. The upper stories of all the new brick blocks erected have been fitted up handsomely with suites of apartments for families, and rooms for single gentlemen, and these are nearly all occupied.

Transient travel has kept hotels well filled during the year, although at the Grand Central and Tubbs' Hotel most of the patronage has been derived from permanent guests.

Travel on the local trains, in 1877, was enormous. The number of passengers conveyed over the local railway, to and fro, between Oakland Wharf and this city and Alameda, amounted to two millions. These were all paying passengers who crossed on the ferry boats, and do not include the thousands who rode over the road unprovided with tickets, no fare being exacted from those not going to or returning from San Francisco.

The very early and late trains now running over the local railway have proven a very great accommodation to the public. The former is a convenience to the workingmen who must be at labor in San Francisco by seven A. M. The midnight train brings home to Oakland citizens who have been detained by business, or attending parties or places of public amusement in San Francisco.

The transferring of the Alameda travel from the wharf at the extremity of the Encinal to the local road on this side of the creek has, of course, greatly augmented the passenger business of the road. Trains now run between Oakland and Park Street Station, in Alameda, as frequently as to Brooklyn.

The running of so many trains daily along the Encinal has tended to familiarize the public with the beauties of this garden spot, and accordingly hundreds of neat cottages are springing up all along the peninsula, while real estate for permanent investment is in great demand.

In cursorily reviewing the history of the year, the fact of Oakland having received so many accessions from abroad in the way of sterling and desirable residents is a matter of great congratulation. Families are locating here from every portion of the Union, and building for themselves handsome dwellings with the intention of making this their permanent place of abode. Within the last twelve months scientists, lawyers, physicians, and merchants, who exerted marked influence in the homes of their nativity, have settled in Oakland, thus enhancing her already enviable reputation as a city composed of a cultured and refined population.

Social and literary societies, embracing young ladies and gentlemen of intelligence and æsthetic tastes, have been organized in all sections of the city during the year, and their occasional "re-unions," to which the public have been permitted to attend, are exceedingly enjoyable.

The number of lectures and addresses on scientific, religious, and social topics delivered during the year has been greater than in any former season. The same remark will apply to the dramatic and musical entertainments given for the special delectation of Oaklanders. Dietz Opera House, having been materially enlarged and beautified, furnishes