

SINGLE TAX BENEFITS -

The likely economic effects of the full implementation of the Single Tax.

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(The following paper was distributed by Carl Shaw to every member of the W.V. Legislature)

1. The Single Tax will be designed to publicly tax all of the rent of land. And because there will no longer be any net rent for owners to capitalize into value, land will no longer have a sale price.

2. When wages, interest, buildings, and products are no longer taxed labor and capital will receive the full benefit of their efforts.

3. As land owners will be taxed all of the annual land rent, they will be encouraged to seek highest and best use of the land, thus bringing in sufficient funds to pay the higher taxes. Labor and capital now in demand, will readily find job opportunities. Unemployment will disappear, along with out-migration, and poverty.

4. Improvements will no longer be taxed, so owners will keep them up, renewing and expanding when need arises. The concept of slum housing will go away.

5. Anyone who has a need for land to live upon, to develop a business, or grow crops, will be able to acquire available land, without purchase.

6. Because all of the current site rent will be taxed, no one would be able to acquire land as an investment. Land will no longer be a commodity, and out of state ownership will be over.

7. The current "need" to by-pass valuable nearby city land, to go live out in the suburbs will cease. City land will be put to highest and best use, and free of cost, future generations will be able to remain in or near cities.

8. In 1928 and 2007 ultra high land prices, where average people could no longer afford the land they need lead to economic "busts." Then followed a waiting period when land prices flatten out for a while, to be followed with another race to the top. Under the Single Tax land will have only a yearly rental price, all of which will be publicly taxed to fund social needs. No more "boom and bust," or race to the top.

9. Currently Federal Government spending programs and war has been used to employ people who could not afford land to support their life needs. Under Single Tax unemployment due to high land prices will be over--so Government aid programs and war will no longer be necessary.

10. Human beings will be able to develop constructive dreams, inventions, and accomplishments and not have to wait for peace to come. It will always be with us. War will be a thing of the past.

11. Land value has been used as the basis for discrimination against people's race or nationality. When land is freely available one group won't be able to discriminate against another.

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