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THE CITY OF OAKLAND.

The regular annual edition of the Directory of Oakland and Alameda herewith presented will be found to contain many evidences of the continued prosperity and advancement in material greatness of the thriving city and towns which it represents. While not entirely escaping the effects of the depression of business which has of late afflicted this fair State, and retarded the growth of her towns and cities, Oakland has just cause to point with pride to her record of the past, wherein is written the history of many successful enterprises, securing to herself a substantial increase of population and wealth. The reader who glances over the statistics presented in the following pages may be assured that the compiler has in all cases taken pains to secure correct information, and has not permitted himself, as is too frequently the case in similar publications, to give exaggerated statements to gratify a false local pride. There is certainly no need of such a course in writing of a city which, like Oakland, is unquestionably advancing more rapidly than any other city in the State, and whose growth for a series of years finds few parallels in the annals of American cities. So extensive is the area of Oakland and so many and closely identified are her suburbs that to obtain a comprehensive idea of the work of improvement going on within her limits involves a tour over nearly two hundred miles of opened streets. A careful canvass shows that more than eleven hundred houses of all classes were erected during 1878, in which are included no less than twenty-five large and substantial business blocks. Nearly two and a half millions of dollars were expended in building improvements during the year, and an additional quarter of a million in street improvements. Four Churches, a new City Hall, the establishment of a Free Library and of three Free Reading Rooms, the inauguration of the free Postal Service, the erection of