

- (1) பக்கங்களின் எண்ணிக்கை 20
 (2) புதுக்கித் திருப்பிடி நாள் 17-3-95
 (3) ஆதாரக் குறிப்பவர் சுருக்கொப்பம் 04

தமிழ்நாடு ஆவணக் காப்பகம்.

தமிழ்நாடு அரசு

JUDICIAL உறை

அரசாணை எண்.	1047	அச்சகம்
மு. கோப்புத் தாள் எண்.	(58-59)	பலவகை
நாள் :	11-6-1874.	499.

சே

மடிக்கவோ கண்டபடி கையாளவோ கூடாது.

No. 58. Read the following letter from Lieutenant-Colonel C. S. HEARN, Inspector-General of Police, to the Hon. D. F. CARMICHAEL, Acting Chief Secretary to Government, Fort St. George, dated Madras, 27th May 1874, No. 2005 :—

With reference to G. O., No. 1601, dated 4th October 1873, I have the honour to report the further progress of the negotiation regarding the purchase of the building occupied by my office.

2. On the 10th December 1873 the Masonic Lodge Committee forwarded a valuation estimate of the land and buildings "prepared by a competent professional valuer" amounting to Rupees 27,814-3-7, stating at the same time that they were prepared to accept Rupees 25,000 as a "very reasonable price." Copy of the estimate is forwarded. The land and trees are valued at Rupees 4,670 whereas the Deputy Collector of Madras values them at Rupees 2,645 only.

3. I submitted this estimate to the Presidency District Engineer, who returned it with a letter, No. 4830, dated 17th January 1874 (herewith enclosed), in which he points out that certain deductions must be made from the valuation of the Committee, viz. :—

	RS.
For repairing the building	4,000
For thirty years' wear and tear	6,600
Total ...	10,600

I confess that I do not understand the principle of this double deduction. Taking the wear and tear alone the price of the building (with land) would be reduced to about Rupees 20,000. The value of the store-room erected by Government has not been included in either valuation.

4. I replied to the Committee on the 21st January (copy of letter* enclosed), forwarding the remarks of the District Engineer and stating that independently

* No. 258. of professional valuation I considered Rupees 17,345 for house and land the outside market-price at present selling rates of houses in Madras, especially considering the large sum which would have to be spent in repairs.

5. The Committee did not reply till the 10th April. I enclose their letter, in which they fix Rupees 20,000 for house and land as the very lowest price they can accept.

6. On the 17th April I wrote to know what sum the Lodge would be prepared to spend in repairs should the Government wish to continue to *rent* the building, also whether increased rent would be demanded, and, if so, about what sum.

7. The Lodge Committee replied on the 1st May that they would be prepared to expend any sum considered necessary by the District Engineer on the condition that twelve per cent. on the money thus laid out should be added to the rent. This method of fixing house-rent appears to me to be quite inadmissible. The actual effect (supposing Rupees 4,000 should be expended) would be to raise the rent from Rupees 20 to Rupees 130, but the principle seems objectionable.

8. The Lodge are doubtless tenacious of their propositions because they believe that the building is necessary to Government; on the other hand, the building is useless

Proceedings of the Madras Government. Judicial Department.
11th June 1874.

as a dwelling house, and I do not think that they could get any other tenant. After all, however, I cannot find any other building suitable for permanent occupation. The entire class of persons interested at the expense of Government is also a great advantage. Reports are now so urgently needed that the question must be settled without further delay, and I therefore submit, for the decision of Government, whether the building should be purchased for Rs. 20,000 or rented on a long lease for Rs. 10,000 per annum, as recommended by the Judges Committee. The building is reported by the District Magistrate to be in a perfectly safe condition.

No. 10. Order in Council, 11th June 1874, No. 1017.

The Government in Council sanctions the purchase of the building now occupied by the office of the Inspector-General of Police at Madras at a cost of Rupees (20,000) twenty thousand.

The charge will be met from Provincial Funds. The particular head to which it should be debited will be determined hereafter.

(True Extract.)

Acting Chief Secretary.

To the Inspector-General of Police, with enclosures returned.

- .. Assistant-General.
- .. Government Solicitor.

17.12.19

No. 1316 *pro C.* DEPARTMENT. *3/28-52*

From *The Insp. General of Police*

Dated 27 May 1874.

FOR ORDERS.

I would undoubtedly purchase
 the new pair of 1080 with certainty
 of raised demand - we can
 ship it without loss for
 \$1,500 cash out on stores &
 the price is worth the
 money even after the moderate
 repair required -

We have already said
 nearly the same thing

3/6

199

No. 2005 Chief Office of the Inspector General of Police,

Madras, 27th May 1874. 4/5

From

The Inspector General of Police,

To

The Adjutant General to Government
Coatamund.

Sir,

Enclosures. 4

With reference to G.O. No. 1601 dated 4th October 1873 I have the honor to report the further progress of the negotiation regarding the purchase of the building occupied by my Office.

2. On the 10th December 1873 the Masonic Lodge Committee forwarded a valuation estimate of the land and buildings prepared by a competent professional valuer amounting to Rupees 27,814 - 3 - 7. Stating at the same time that they were prepared to accept Rupees 25,000 as

C/18/24/8

Recd 11 June 1874

as a "very reasonable price" - Copy of the Estimate is forwarded. The land and trees are valued at Rs 4670 whereas the Deputy Collector of Madras values them at Rs 2645 only.

3. I submitted this Estimate to the Presidency District Engineer who returned it with a letter No 4830 dated 17th January 1876 (herewith enclosed) in which he points out that certain deductions must be made from the valuation of the Committee viz -
For repairing the building Rs 4000
For 30 years wear and tear $\frac{6600}{10,600}$

I confess that I do not understand the principle of this double deduction - Taking the wear and tear alone the price of the building (with land) would be reduced to about Rs 20,000. The value of the store room erected by

* No 258

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by Government has not been included in either valuation.

4. I replied to the Committee on the 21st January (Copy of letter enclosed) forwarding the remarks of the District Engineer and stating that independently of Professional valuation I considered Rupees 17,345 for house and land the outside market price? at present selling rates of houses in Madras, especially considering the large sum which would have to be spent in repairs.

5. The Committee did not reply till the 10th April. I enclose their letter in which they fix Rupees 20,000 for house and land as the very lowest price they can accept.

6. On the 17th April I wrote to know what sum the Lodge would be

be prepared to spend in repairs should the Government wish to continue to rent the building - Also whether increased rent would be demanded and if so about what sum -

7. The Lodge Committee replied on the 1st May that they would be prepared to expend any sum considered necessary by the District Engineer on the condition that 12 per cent on the money thus laid out should be added to the rent. - This method of fixing house rent appears to me to be quite inadmissible. The actual effect (supposing Rupees 4000 should be expended) would be to raise the rent from Rupees 90 to Rupees 130 - but the principle seems objectionable -

8. The Lodge are doubtless tenacious

2/17

tenacious of their proposition because they believe that the building is necessary to Government. On the other hand the building is useful as a dwelling house and I do not think that they could get any other tenant. After close inquiry however I cannot find any other building suitable for permanent occupation as my Office - The Commodore's Store room erected at the expense of Government is also a great advantage. Repairs are now so urgently needed that the question must be settled without further delay and I therefore submit for the decision of Government to whether the building of ca should be purchased for Rupees 20000 or rented on a new lease

upon

upon the indefinite terms pro=
posed by the Lodge Committee.
The building is reported by the
District Engineer to be in a
perfectly safe condition.

I have the honor to be,

Sir,

Your most Obedt Servt,

C. Mearns

Inspector General of Police

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55-521

L. L.

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9/5
Judicial Department

PROCEEDINGS of the MADRAS GOVERNMENT.

Read the following letter from
the Inspector General of
Police of 27th May 1874 No 2005

Order thereon of 11 June 1874 No 1067

The Governor in Council
sanctions the purchase of the
building now occupied by the
Office of the Inspector General
of Police at Madras, at a
cost of Rs (20,000) Twenty
thousand.

2. The charge will be met
from Provincial funds - the
particular head to which it
should be debited will be
determined hereafter.

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The Insp. Genl of Police.
— Asst. Insp. }
— Govt. Solicitor. } 19/6

2/6
No 58.
Enclosed from
Regarding the
purchase of the
building now ad
Chief Office of the
Inspector General
of Police.
No 2005
Recd 29 May 1874
1701/1074
To the Chief Secretary
to Government
Colonial Department
No 1310
From
The Inspector General
of Police
1874 Department

Cobbl. of 1874 Affidavit.

Judicial

To
The Sup^r & of Police.
Clea.

Dated June 11 }
Recd. 1874, No. 117.

Nos. 53. 59.

Office of the Sup^r & of Police.
The purchase of the building
now occupied by the Office at
a cost of \$12,000 saved
the charge to the indigent
Poor fund.