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MADRAS RECORD OFFICE

Government of Madras

Public Works DEPARTMENT

G.O. No. 2869. Press
B.P. No. Mis. C876

Dated 26—10 195—

Not to be folded or roughly handled

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Proceedings of the Madras Government, Public Works Department,
26th October 1876. *No.* 2,869.

No. 423. Read the following docket from the Assistant Secretary to the Government of the North-Western Provinces, Irrigation Branch, Public Works Department, to Major-General G. W. WALKER, R.E., Secretary to the Government of Madras, Public Works Department, dated Allahabad, 20th October 1876, No. 2,056 E :—

THREE copies of Circular G of 2nd October 1876, on "uniform system of assessing rent on Government Canal Buildings" are herewith forwarded for information as No. 32, Class III, Establishment, in the collection of Circulars of the Irrigation Department.

(By order, &c.)

(Signed) C. W. PRIESTLEY,
for *Asst. Secy. to Govt.,*
N.-W.P., Irrigation Branch.

No. 424. ORDER THEREON, 26th October 1876, No. 2,869.

IRRIGATION, No. 46.
Establishment.

COMMUNICATED to the Code Committee and to the Chief Engineer for Irrigation, in continuation of G.O., No. 2,771, dated the 16th October 1876.

(True Extract.)

Major-General, R.E.,
Secretary to Government.

To the Secretary to the Code Committee, with enclosure.
" Chief Engineer for Irrigation.

Exd. E. C. Shunker.
Spare Copies

Circular G., dated Naini Tal, the 2nd October, 1876.

32 Uniform system of assessing rent on Government canal buildings.

IN order that a uniform system of assessing rent on Government canal buildings may be followed throughout the Irrigation Department, North-Western Provinces, the following extracts from the Public Works Code (hereby declared applicable to such cases) and additional subsidiary rules are issued for the guidance of Superintending and Executive Engineers, and the Controller, Public Works Accounts :—

EXTRACTS FROM THE P. W. CODE.

Chapter IV—ii—18, 19, and 20.

18. When individuals of the Upper Subordinate Establishment occupy public buildings as quarters, monthly rent must be paid by them as follows :—

Supervisors,	1st	grade,	...	...	... Rs. 15
,,	2nd	,,	...	...	... ,, 10
Overseers,	1st	,,	...	...	... ,, 7
	2nd and 3rd	grades,	...	...	... ,, 6

Other officers of the Department occupying public buildings will pay rent according to the value of the building occupied.

19. These rents are not to be recovered by deductions made in auditing the bills in which the salaries are drawn, but will be recovered by the Executive Engineer in cash by deductions from salaries payable, or otherwise, and will be credited by him in his accounts with other receipts.

20. No rent is demanded by Government for the temporary occupation by officers or subordinates of inspection-houses, but when they are permanently occupied as residences, rent will be charged to officers of the Engineer Establishment and Upper Subordinates, as far as Supervisors of the 1st grade, at the rate of Rs. 15 per mensem, and to persons of lower grades according to the scale laid down in paragraph 18. It is, however, to be distinctly understood that these houses must never be so occupied as permanent residences as to prevent proper temporary accommodation being available for officers or subordinates of the Public Works Department who are entitled to shelter in them. This rule is to be considered to be applicable to all inspection-houses, whether on roads, canals, embankments, or any other public works.

Chapter XI—iii—5 and 6.

5. No officers of the Government are allowed residences free of rent, unless under the sanction of some general regulation or special order of the Government. When a public functionary, not entitled to free quarters, occupies a portion of his public office as a dwelling, the Executive Engineer shall be authorized to claim a fair rent, and the fact of the occupant having made additions or alterations at his own expense is not to be considered as giving him any claim to a set-off or diminution of payment.

6. The practice of allowing public officers and others to occupy Government buildings rent-free on condition of keeping them in repair is prohibited. A rent fixed by the Executive Engineer, with reference to the value of the property, shall in all cases be demanded, and the repairs shall be made by the agency of the Public Works Department.

Chapter XI—iv—11 and 21.

11. When only one set of quarters can be allotted to two or more officers, the rent to be charged to each will only be a due proportion of the amount fixed as the rent of such quarters.

21. Officers are not permitted to make any additions to or alterations in their quarters, even at their own expense, without the permission of the Executive Engineer and sanction of the Commissioner [illegible] If alterations or additions are made in contravention of this rule, the officer occupying the building is liable to have to pay for restoring it to its original state.

Miscellaneous Rules

1. *Definition of occupation.*—A building, or part of a building, is said to be occupied if all or such part be taken over for exclusive use as a dwelling, the occupant not being bound to vacate during the visit of a superior officer.

2. *Minimum period for which rent will be charged.*—Rent will be charged for the whole or a part of every Government building occupied as a dwelling for the period of occupation, if such period be 14 days or more consecutively, or 14 days or more in one month.

3. *Minimum period for which rent will be remitted.*—If a Government building be occupied as a dwelling, and the occupant be absent for a fortnight or more, leaving the house vacant, and furnishes to another officer of a [illegible] no rent shall be charged to the permanent occupant during the period of such absence.

4. *Absence of one month renders vacation compulsory.*—Occupants of Government buildings absent on leave or temporarily transferred, for a period of more than one month must leave as a dwelling to tenant for other occupants, if so required by the Executive Engineer.

Government of India, Public Works Department, No. 1241, dated 11th October, 1869, and No. 371A, dated 15th October, 1869.

5. *Rate of rent payable by officers.*—Officers of the Army (not Local Corps) and Subordinates occupying Government buildings whether in part or in full, will be charged rent for the portion occupied at the following rates, viz :—

(1.) For permanent buildings at 7½ per cent. of the rent value, and

(2.) For temporary buildings at 12 per cent. of the rent value.

6. *Rent payable by Upper Subordinates.*—Upper Subordinates below the rank of Sub-Assistant will be charged rent according to Rule 5, provided that in no case is a greater sum charged than that laid down in Public Works Code, Chapter IV, No. 19.

North Western Provinces No. 1, dated 14th January, 1874.

7. *Rent payable by others.*—In the case of buildings not specially provided for Lower Subordinates or others, rent will be charged according to Rule 5, unless otherwise specially provided by the local Government.

8. *Method of finding the share of rent payable for part occupation of a building.*—

North Western Provinces No. 5m W., dated 3rd June, 1874.

The ratio of the value of the portion occupied to that of the whole building will be taken to be the same as that of local respect or superficial areas.

9. *Method of determining the "rent value."*—The rent value of a building will be considered to be the same as the cost, except when more than one of the same pattern are built in which case the rent value of each will be the mean of the capital costs.

10. *The Superintending Engineer to determine in each case whether full rent should be paid for part occupation.*—When only a portion of a building is occupied, the Superintending Engineer shall decide whether the occupant shall pay the full rent, or only a share according to the area of the portion occupied.

11. *The class of building to be determined by Government.*—In the case of existing buildings, Government will decide whether they are to be entered as "permanent" or "temporary."

North Western Provinces No. 631W., dated 26th April, 1876.

Upon a reference from the Examiner, Public Works Accounts, and in future, upon the acceptance of the completion report of any building intended for a dwelling, the class will be entered

12. *Occupation during construction.*—No Government building can be occupied as a dwelling while in course of construction without the special permission of the Superintending Engineer, who will at the time of according such permission determine whether, and what, rent shall be paid until such time as the building shall be certified as completed by the Executive Engineer. Greater rent shall not be assessed under this rule than would be payable were the building complete.

13. *Rent payable by Accountants, Clerks, and temporary Foremen Mechanics, &c.*—

North-Western Provinces No. C 783W., dated 15th August, 1874.

Accountants, Clerks, and temporary Foremen Mechanics, &c., occupying Government quarters shall pay the rent chargeable under the foregoing rules to the grade of Upper Subordinates whose consolidated pay is next below their own.

If their pay falls below that of an Overseer of the 3rd grade, the maximum rent chargeable will be at the rate of one rupee for every thirteen and a half rupees of salary, omitting fractions.

P.W.D.
25 OCT 76
7679

GOVT., N.-W. P. } IRRIGATION BRANCH. { P. W. DEPT.

FROM

THE SECY. TO GOVT., N.-W. P.,
IRRIGATION BRANCH,

TO

THE Secy to the Govt of Madras

Dated Allahabad, 20th Octr 1876. } No. 2035 E.
Received }

Under C.C.
No 2869 dt 26 Oct 76
Communicated to the Code Committee, and to the Chief Engineer for Irrigation, in continuation of G.O. No. 2771 dated the 16th October, 1876
20.10.76.

P.W.D.
24 OCT 76
No. 7679

No. 423/24

The Secy. Code Committee with Enclosure
C.R. for Irrig. with - 100 -
Disp. 3-11-76

FORWARDS 3 copies of Circular G of 1876 on "Uniform System of assessing rent on Govt. Buildings".

Govt. of {1876} Madras.

PUBLIC WORKS.

To 1/20 Lieut A. H. Pennices Asst Engr Cuddapah Circle

Dated

Issued

Recd. Encl.

G.O., 26th October 1876, No. 2869

Nos. 423/4

Circulars on uniform system of accounting rent on Govt Canal Buildings. Docket from Lieut A. H. Pennices forwarding copies of ——, Circular to the Collector & to the Chief Engineer Irrigation

Rep.