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MADRAS RECORD OFFICE

GOVERNMENT OF MADRAS

Revenue. DEPARTMENT

G.O. No. / B.P. No.	1102.	Press / Mis.
Dated	28-8-1874	196

Not to be folded or roughly handled

Proceedings of the Madras Government, Revenue Department,
23th August 1874.

No. 282. Read the following Proceedings of the Board of Revenue dated 14th February 1873, No. 207 :—

Read the following letter from J. R. COCKERELL, Esq., Commissioner of the Neilgherries, to the Secretary to the Board of Revenue, dated Ootacamund, 6th December 1872, No. 125 :—

I HAVE the honor, herewith, to submit a Statement of the Tea cultivation on the Neilgherry Hills, duly filled up in the form circulated with G. O., Revenue Department, 26th June 1872, No. 987, conveying a Despatch from the Government of India, calling for the Statistics in question, and requiring a report on the condition of Tea cultivation throughout the Empire.

2. The area recorded in the Statement is approximately reliable only. Several Planters to whom I communicated the Circular from the Supreme Government, have not done me the honor to furnish a reply, and the Statement has been completed from information afforded by the records of my Office.

3. The cultivation of Tea on the Neilgherry Hills dates back to 1835. In the Essay on the Productive Resources of India by Dr. Royle, published in 1840, at page 276, it is stated, with reference to Mr. Gordon, Secretary of a Committee appointed in 1834 by Lord W. Bentinck, then Governor-General, to consider plans for the introduction of the Tea plant into India, and who was despatched to China for the purpose of collecting plants, "Mr. Gordon obtained abundance of seed of the Bohea Tea plants. These arrived in Calcutta in January 1835, and being sown, produced numerous plants which were distributed. Twenty boxes of seedling plants were sent to Madras, and thence still further distributed, six boxes being sent to the Neilgherries, to Coorg, and to Mysore, and two to the Agricultural and Horticultural Society of Madras. Respecting all these we learn by a letter from the Chief Secretary to the Government of Fort St. George, dated 22nd August 1836, that the experiment has almost entirely failed; with the exception of a few plants on the Neilgherry Hills and in the Nugger Country, the rest have withered away. The causes of failure, however, whether owing to soil, climate, or imperfect culture are not assigned in any of the letters."

4. Some of the plants thus referred to by Dr. Royle are still to be found in the gardens of Woodcote and Gayton Park, Ootacamund, and at Coonoor Lodge and Glenview in Coonoor. Several attempts were made to manufacture Tea from these original plants, and one of them undertaken by a Captain Mann was successful. Fair drinkable tea was produced.

5. Captain Mann, in 1851, proceeded to China, and returned with 2,000 seedlings. These he put down in a plantation four miles east of Coonoor, now known as the Coonoor Tea Estate. The tea produced on this property was favourably reported upon by London Brokers in 1856. The Estate has been gradually extended, and now covers 142 acres.

6. About the same date as Captain Mann's Estate was opened, Mr. H. D. Rae commenced a Tea plantation some ten miles north-east of Ootacamund. A few acres only were planted on grass land. The Estate is now known as Dunsandle. The next Estate opened, I believe, was that named Seven Mile Tope at Kotagiri. This was in 1863, and about the same time a Tea Estate was commenced behind Bishopsdown, at Ootacamund. The other Tea Estates on the Hills date from 1864-65 and onwards.

7. As a commercial speculation, tea planting on the Hills cannot be said to be as yet a success; few, if any, of the Planters having produced enough tea to pay the working expenses on their properties. But this is no reason why Tea plantations on the Hills may not eventually prove profitable. Mr. McIvor, the Superintendent of the Government Chinchona Plantations, sees no obstacle to Tea answering. He tells me that the Pioneers in this cultivation on the Hills were inexperienced, and this may account for their want of success.

8. In the north of India, the first attempts, I believe, were unsuccessful, though many Estates abandoned by their original owners now pay well. The case has been similar with experimental cultivation in other parts of the world. In Java, Coffee planting did not pay for many years. Mr. VanGorkom, Superintendent of the Chinchona Plantations in Java, writes in a pam-

phlet published in 1870, "In the year 1690, the Coffee tree was introduced into Java, and some twenty-two years afterwards 894 lbs. of Coffee were forwarded to the Dutch Market. At present, there are on an average as many thousands of pounds obtained from those trees, and the fortunate possessor of a Coffee garden now knows that in four years time he will be able to commence gathering in his crop. And yet in 1725, consequently, thirty-five years after the planting of the trees in question, appearances were so unfavourable that the Company's Directors declared that the numerous experiments which had been made only tended to prove that the Kawa (Coffee) could not be grown in this hot country. In the year 1836, a like opinion was expressed as to the Tea plants, so that the far-sighted Provincial Governor, Mr. J. C. Band, was obliged to dilate on the circumstances attending the cultivation of the first Coffee trees before he could raise the depressed spirits of the Tea growers, and now his persevering efforts are universally admitted to have been both rational and successful."

9. The want of success of the Tea Planters on the Neilgherry Hills, hitherto, need not therefore permanently discourage that body. Higher cultivation and time may not improbably render Tea as profitable a form of culture as coffee. This indeed is the opinion of Mr. McIvor, a gentleman well qualified to form an opinion. His view is that a generation hence, Neilgherry Tea planting will be as lucrative as any Tea planting in India. He considers that, with proper cultivation and due regard to soil, an Estate should yield 250 lbs. of Tea per acre. An average crop in Assam, I understand, is 300 lbs. to 350 lbs. per acre. At present, Estates on the Hills do not at most give more than 150 lbs. an acre.

10. Mr. McIvor does not despair of the quantity of Tea, per acre, on the higher elevations nearly equalling the quantity produced from lower situated Estates. In his view, production is a question solely of cultivation.

11. But even if the higher Estates should prove less productive than the lower, the quality of the Tea from the former will compensate for the lesser bulk. The Tea grown at 6,000 feet is admitted to be excellent in flavour, and to possess a delicate aroma. There is another point which will tend to equalize the value of higher and lower placed Estates. The former Estates will be permanent, though seven years must elapse before they come into full bearing. On Estates at 4,000 feet, Tea comes into full bearing in the fourth and fifth year, but in the course of ten or twelve years fungus attacks the roots of the plants, and causes great havoc. I make these statements on the authority of Mr. McIvor. There can be no doubt that in addition to mistakes as to sites and on many other points, it has been comparatively lately that the sort of tea best suited for the Neilgherries has been ascertained. At 6 to 7,000 feet the China plant answers best. At 4 to 5,000 feet the Hybrid variety. The latter is a Hybrid between the China *Thea Chinensis* and the *Thea Viridis* or indigenous variety. The Hybrid flourishes copiously on the elevations suited to its growth. It may be generally said that the higher the site the less the production of any sub-tropical plant like tea. The rain-fall on the hills is 60 to 80 inches a year, and it is well distributed. The fall is quite sufficient for Tea.

12. Having thus briefly described Tea planting on the Neilgherries, I shall proceed to indicate the points on which the Tea Planters who have done me the honour to express opinions, consider the assistance of the Government would be advantageous.

(1.) A reduction of assessment.

(2.) A less prohibiting policy with regard to the sale of land.

(3.) The formation of a Government garden at Burliar to supply Planters with Tea seed, free of cost.

(4.) Land free for Wood Plantations.

(5.) The purchase for the Commissariat of Hill-grown Tea.

(6.) The extension of the Contract Act to cover long contracts.

(7.) The enactment of a law to prevent dealers from mixing China with Neilgherry Tea.

(8.) Raising the Import duty on China Tea from 2 Annas to 4 Annas per lb.

(9.) The offer of a prize by Government for a good Rolling and Sifting machine.

13. The appointment of one of the Planters at Kotagiri to be Honorary Magistrate there.

14. One Planter informs me his Estate at Dodabet, 7000 feet above the sea, is devastated by Porcupines, and he cannot keep them out even with a broad trace. He states that the depredations of these animals which prefer the roots of Tea plants are so serious that, unless means can be found to deal with the scourge, the extinction of the Estate is a mere question of time. He desires that Government will be pleased to revert to the system of giving a reward of 3 Rupees for each animal killed; a system which was in force but was ended in 1855 or 1856.

15. One Planter thinks the planting interest would be subserved by the Government establishing a depôt at my office for the sale of pamphlets on tea.

16. Upon the first point there is, as it seems to me, a great deal to be said. Under the Waste Land Rules, land applied for is put up to auction and knocked down to the highest bidder, and prior to Government Order, Revenue Department, No. 1,656, dated 22nd September 1871, the purchaser was called upon to pay 2 Rupees, per acre, from the date of purchase for Forest land and 1 Rupee for Grass land. By the Government Order in question, Forest land purchased is held free for five years when the assessment of 2 Rupees is imposed. The assessment on Grass is reduced to half a Rupee per acre, but it is levied from the date the land is taken up. These were the ameliorations conferred by the Order. I am informed that without them, some of the Tea Planters would have been forced to throw up their properties.

17. I venture to doubt whether these concessions could not be extended to the benefit of the State. An acknowledged object is to attract Planters to the hills. (Gentlemen who must sink a capital and spend 100 Rupees, an acre, per annum, in up-keep) and such tenants should not be at a disadvantage as compared with native occupiers who merely scratch up the surface of the soil, and take from the ground all it is capable of producing but return nothing to it.

18. The Planters, however, as it seems to me, are not even now so favourably situated as native tenants.

19. I suppose that when the Government puts up Forest to auction, it obtains the value of the wood comprizing the Forest at the sale. If the wood is of no value to remove, the land sells for an upset price. On the other hand, if the wood can be made available for the market competition sets in.

20. But the Forest once off the land, the latter is precisely of the same value as other bare land of the same quality, yet the assessment is 2 Rupees per acre. The assessment on Grass land occupied by natives is from 2 Annas to 10 Annas, per acre, and the latter rate is only paid for land heavily overgrown with Fern, and this land is often almost as fertile as Forest land. It may be argued that Forest land is *generally* better than Grass land and should be charged higher; but the leap from 10 Annas to 2 Rupees an acre is an interval expressing Forest land as more than three times as fertile as the best Grass soil, and this great difference, I am informed, does not exist. Looking at the area granted for Tea and for Coffee, which combined only reach 8,566 acres, I should venture to support the prayer of the Tea Planters, and would propose all Planters should enjoy the existing privilege of five years free tenure, and thereafter be charged only 1 Rupee per acre for Forest land, and the native rates for grass taken up for grazing according to quality. Such a measure would encourage Planters. I understand that in Cachar, the rules for the grant of land are much more liberal than here, and land is granted in fee simple for Rupees 2-8-0 per acre.

21. The late Commissioner, in a letter in Government Order, 5th October 1871, No. 1,744, remarked:—"A Planter who, as a pioneer, employs his capital in the formation of a Tea Estate in the south of India, incurs risks beyond those of ordinary agriculture or even of Coffee planting, and may, therefore, fairly ask Government to forego the rent of the land until he has had time to ascertain whether or no his tea will yield him a profit." I have ventured to go even further than the late Mr. Brooks. In my mind, it hardly needs insistance that without Planters, the land occupied by their Estates on the Hills would be of no value to the State at all. The Planters benefit the State indirectly in a variety of ways. I was at an Estate the other day, the owner of which has for years thrown into an adjoining village, of thirteen huts, above 150 Rs., per month, in the way of

wages. It is not too much to say that the present prosperity of the native agricultural population on the Hills is, in no small measure, owing to the Planters.

22. If the Government thought proper to make the concessions I suggest, they might not be required to alter the Waste Land Rules as regards the sale by auction of land applied for.

23. The next point is the question of a Government garden to raise seed. It is suggested that such a garden should be formed at Burliar, 2,500 feet above the sea, on the Coonoor Ghaut, where there is already a Botanical Garden in which numerous kinds of tropical fruits are grown. There is, however, a plot of 30 acres of experimental tea planting under the care of Mr. McIvor, behind the Cinchona Plantations at Dodabet. Mr. McIvor informs me that from this plot he can now supply tea seed, on a great scale, of every variety. He says that the seed grown on it is more adapted to the wants of the Planters than seed grown at Burliar could be; because seed from the latter spot would be planted out at a greater elevation, and would throw weekly seedlings owing to the greater cold, whereas, seeds grown high up do not suffer on being planted at a lower elevation.

24. I take it that Mr. McIvor's opinion on this point must be considered decisive.

25. The seedlings at the Dodabet site are, under present orders, sold at 10 Rupees a thousand. Seed is distributed free. About 10,000 seedlings have been sold this year. A small quantity of seed, 6 or 8 lbs., has been distributed free. Perhaps Government might be disposed in future to distribute seedlings free. I would state here that I find my predecessor, in a letter to Government, printed in Government Order, Revenue Department, 5th October 1871, No. 1,744, reports, "by this time, after repeated failures, the varieties of China Hybrid and indigenous Tea plants have been imported and are established on the Neilgherry Plantations, and some of the Proprietors are prepared to supply as much Tea seed as is likely to be wanted for some time to come, and object, not perhaps without reason, to Government interference with their market." This statement forms an additional argument against a garden being opened by Government at Burliar.

26. The Planters have a strong feeling with regard to the need of plantations in the neighbourhood of their Estates to supply charcoal for making tea and timber for tea boxes, and they ask that land may be given them free, to enable them to form such plantations. In a letter in Government Order, 3rd May 1869, No. 1,205, the late Commissioner reported,—"The rate at which planting is now going on does not keep pace with the felling. Year by year sholahs are destroyed to furnish Government and the inhabitants with firewood. The Hills, especially, to the east and north-east are already nearly denuded of wood," and he proposed in order to induce private individuals to raise Firewood Plantations. "I would suggest whether it would not be desirable to lay off in ten-acre blocks, a certain quantity of Grass land, say 1,500 acres near Ootacamund, 1,000 near Wellington, and 500 near Kotagiri on lease for seven years, rent-free to private individuals, 50 acres to be the maximum to any one individual." The Board of Revenue observed upon this proposition that it might be expedient to introduce the Tope Rules on the Hills which provide for land being taken up for *bonâ fide* plantation of timber and fruit trees free of assessment for twenty years, and desired the opinion of the Commissioner upon the point. In reply, Mr. Brooks objected, in a letter in Government Order, Revenue Department, 30th July 1869, No. 2,228, to land being given without limit for planting, lest a few persons might create a monopoly. This view was accepted, and a limit of 50 acres to each applicant was fixed. Without at all trenching upon the land in the immediate vicinity of Ootacamund, Coonoor, and Wellington which it might be expedient to keep as much as possible in the hands of Government, or only distributed in small holdings, it seems to me that a different rule should be applied to Kotagiri, a station comprising only a small community of Planters, and a different rule certainly with regard to outlying Estates.

27. Proceeding upon this supposition, I will indicate the wants of Planters in regard to wood, and make suggestions. Each Tea Planter is stated to require three acres of plantation to one of tea, in order that he may be abundantly supplied with charcoal and tea boxes. Coffee Planters also require timber for boxes.

28. There is a growing scarcity of timber. I may state that Mr. McIvor informs me that, twenty years ago, he could procure the same box for 1 Rupee for which he now has to pay Rs. 10-0. The price of timber, therefore, in the period mentioned, has increased nearly 200 per cent, and the item of boxes has become a serious one to all Planters, but especially to those Planters despatching, say, 120 tons of coffee per annum from an Estate of 300 acres.

29. I would revert to the proposition of the Board, and introduce the Tope Rules. The Grass land in the vicinity of Estates would be vastly improved in quality by the location on them of plantations. Timber and firewood would increase. The public would be benefitted by that circumstance. The land in the vicinity of plantations would be more culturable from the protection afforded by the trees from wind, and the plantations would benefit the plains; first, because a large area of planting would attract rain; and second, because the rain water would be regulated in its percolation through the soil by the roots of the trees, and floods controlled. I may state that the opinions of competent observers, such as Mr. McIvor and Mr. Robertson, Superintendent of the Government Farms at Madras, are that extensive plantations would be of great benefit to the Hills. Mr. Robertson has lately visited the Government Eucalyptus Plantation at the old Forest, Coonoor, and writes that it appears so great a success that he would advocate large expenditure in the direction of planting, as he thinks, "plantations will prove a direct pecuniary advantage to Government and will have a beneficial effect on the climate of the district." The Government Plantations now cover an area of 550 acres, and I hope 250 acres more will be planted up next year. I understand from Mr. McIvor that the Australian gums afford excellent charcoal and timber. I would place no reasonable restriction on the area of grass which might be taken up for plantations by a single individual except in the immediate vicinity of Ootacamund and Wellington. I may state here that if the Tope Rules should be introduced, Mr. McIvor informs me he will at once take up 250 acres of grass adjoining his Coffee Estate, at Hoolicul, and I know that some of the Planters at Kotagiri and some at Coonoor are anxious to plant, and would do so under more favorable rules.

30. The proposition that the Commissariat should purchase Hill-grown tea has been negatived, in Government Order 1,744, 5th October 1871, to which reference has already been made.

31. I have now to notice the labor question. Contracts are protected by Act XIII. of 1859, the Planters desire an extension of the Act in express terms, stating that coolies engaged in Mysore, where most of the engagements for labor on the Hills occur, work off their advances as soon as they can, and when this is done, strike for higher wages, and a concession must be made by the Planter to enable him to carry on the work of his Estate often at critical times. The Planters allege these strikes are generally made at harvest time, when other labor is not procurable. Their view is that coolies engaged in June or July should remain on the Estates until the following April, and would have an Act expressly to cover contracts for long terms. It appears to me that Section 4 of Act XIII. of 1859 is sufficiently full for all needs. The words are "Whether such contract be for a term certain." The Act, I believe, follows, almost verbatim, the English Statute with regard to laborers' contracts with their masters, and those contracts may be for terms.

32. The seventh proposition to the effect that shop-keepers shall be liable to punishment for adulteration, is a question that does not effect merely the Neilgherry Hills. It applies to all India, and could only be dealt with, generally, when it came to be found an Act on the subject was universally required.

33. The next prayer is put forward by one Planter only. He writes that the Import duty in England on Indian tea is 4 Annas per lb., and the Indian Import duty on China Tea 2 Annas per lb. He wishes the latter duty raised. He proposes in fact protection, and the Government, as stated above, have declined to afford protection.

34. I understand that there are numerous Rolling and Sifting Machines in the Bengal Presidency which answer very well.

35. Kotagiri is eleven miles from Wellington, the residence of the nearest Magistrate. The Kotagiri Planters are anxious to have justice on the spot in view to enforcing labor contracts, and consider the most economical mode of carrying out the object would be the

appointment of one of their own body as an Honorary Magistrate. One of the Planters, Mr. Phillips, informs me he was Honorary Magistrate fifteen years in Australia, and that in the Colonies the appointment of Honorary Magistrates is universal. I may observe that Section 42 of the New Criminal Procedure Code provides for the appointment of Honorary or Special Magistrates.

36. When the Botanical Gardens were first established at Dotacamund, there was a Government reward of 3 Rupees for every Porcupine killed. Dotacamund was at that time overrun with these animals. Mr. McIvor used to trap and shoot them with spring guns, and he obtained rewards to the extent of 700 Rupees yearly for some years. At last the Porcupines were got under, and the reward was stopped in 1855 or 1856. Porcupines are stated to be again becoming numerous. Only one Planter, however, complains of them. One rupee a head at all events would effect the object contemplated, if the Government thought proper to revert to the reward system.

37. One Planter suggests that a Government Depôt of Pamphlets on Tea culture should be established at my Office. I suppose there can be no difficulty in procuring such Pamphlets at a small charge from Booksellers, and that Government aid in such a matter is not called for.

ENCLOSURE No. 1.—Correspondence.

ENCLOSURE No. 2.—Statement.

MR. COCKERELL's report will be submitted to Government with reference to G. O., dated 26th June 1872, No. 987.

2. From this letter it appears that the first efforts at tea planting on the Neilgherries were made in 1835. It was not however till 1851 that any progress was made when Captain Mann and Mr. Rae opened plantations.

3. For several years but little advance was made and the majority of the existing plantations were not opened until 1864-65. Sufficient time has not therefore elapsed for a judgment as to the probable eventual success of the enterprise to be formed. It has been however clearly demonstrated that Tea of excellent quality can be produced on the Hills and the only question to be solved is whether it can be grown at such a cost as to render it remunerative.

4. There does not appear to be any real reason why the produce per acre should not be as great as in Assam; there are no insuperable difficulties attending the supply of labor and the distance from this port of shipment is not great; and it is hard therefore to believe that tea planting on the Neilgherries can in the long run be other than a remunerative occupation.

5. In paragraph 12, Mr. Cockerell proceeds to indicate the different points on which the Planters think that assistance may be afforded by Government.

(*a.*) *Reduction of assessment.*—Considerable assistance has already been granted in this way, but Mr. Cockerell thinks that it might be still further extended; and that the charge per acre after five years free tenure should be reduced to 1 Rupee for forest land and that grass land should be charged at the ordinary rates of assessment. The Board do not object to this proposal, but think it premature so soon after the last reduction, as there has not yet been time to see the full effects of that measure. They also believe that Mr. Cockerell has been misinformed as to the relative value of forest and grass land. They know that in some places Coffee Planters will on no account take up grass land; and Tea requires good land as well as Coffee. As regards the abolition of sale by auction, though the Board are quite of opinion that every aid should be given to *bonâ fide* Planters, they cannot support Mr. Cockerell's proposal as the Government have decided against it and sale by auction is really the only safeguard against land jobbing.

G. O., 22nd September 1871, No. 1,656.

(*b*) *The establishment of a Government garden at Ootacamund or elsewhere for the growth of seed to be supplied to Planters free of cost.*—The Board cannot see that any good ground has been shown for this proposition. There is already a Government Nursery at Dodabet—and with so much land under Tea there cannot be any want of seeds or seedlings which private enterprise cannot meet.

(*c.*) *Land free for growing fuel.*—The Board advocate this concession. They would allot free to every Planter 2 or 3 acres of grass land for planting purposes for every acre on which he pays assessment, the land so granted to be subject to the charge of full assessment if not *bonâ fide* planted within three or four years of the grant. It is in every way desirable to encourage planting on the Hills and the concession ought to have that effect.

(*d.*) *The amendment of Act XIII. of* 1859 *so as to embrace long terms.*—The Board agree with Mr. Cockerell's interpretation of Act XIII. of 1859. Besides that the word contract in Section 4 is explained to include contracts for a term certain, they find nothing in the Act to render the remedy it provides inapplicable to the enforcement of such contracts.

(*e.*) *The offer of a prize for a good Sifting Machine.*—If the wants of the Planters in the way of machines were well known, the offer of a prize might do good: but the Board doubt whether the cost of Tea making is yet well enough understood.

(*f.*) *The grant of a reward for destruction of Porcupines.*—The Board recommend Government to sanction a reward of 1 Rupee each for the destruction of Porcupines.

(*g*) *The appointment of an Honorary Magistrate at Kotagiri.*—The Board see no objection to this suggestion. They concur in Mr. Cockerell's remarks on the other requests of the planters.

No. 283. ORDER THEREON, 28th August 1874, No. 1,102.

Miscellaneous.

THE information about Tea contained in these Proceedings, has already been communicated to the Government of India.

2. His Excellency the Governor in Council now proceeds to remark on some of the points raised by the Commissioner.

3. As regards obstacles to extension of cultivation he sees no reason to modify the existing rates of assessment *viz* 2 Rupees an acre for Forest land and 8 Annas for grass land. Both rates are moderate, and would prove an almost inappreciable tax on a fairly productive Estate when once in full bearing.

4. The burden, however, is not intended to descend until the Estate is in full bearing, and possibly there may be some ground for complaint here especially as respects grass land taken up for plantations. Fuller experience seems to show that a Tea Estate at this altitude scarcely comes into full average bearing within five years, and the Government therefore resolve to extend the free tenancy in respect of this class of land. They see no reason for exacting the rent of grass land (an inferior soil) taken up for Tea plantations from the date of occupation. Both forest and grass land will therefore be put on the same footing when taken up for Tea cultivation and grass land for fuel plantations will be similarly treated.

5. The Governor in Council is aware that the sale of land on the Hills by auction under the existing rules presents impediments to cultivation which it may be desirable to remove.

6. Many thousands of acres of land are still available with scarcely an applicant, and this tends to shew that precautions against land jobbing may no longer be needed.

7. His Excellency in Council is therefore willing to consider whether it may be possible to abrogate this system beyond certain limits, say, three to five miles round the Hill stations, and in lieu thereof to charge a very moderate upset price which might be fixed at different rates for different districts of the Hills for all comers, subject of course to the assessment and stipulations intended to secure the *bonâ fides* of the purchasers. Woodlands might be subjected to a special rate and valuation with reference to the standing timber.

8. He resolves to refer this matter to the Commissioner and the Board for consideration and report as to the advisability of a change and the manner in which it should be carried out. The Commissioner should associate with himself in the enquiry Mr. McIvor, Colonel Morgan, and any other gentlemen well acquainted with the condition of land on the hills.

9. The Governor in Council concurs in the remarks of the Board as regards the establishment of a garden at Burliar and the amendment of Act XIII. of 1859. He sees no occasion to take any action in the way of offering a prize for a sifting machine or of renewing the reward for the destruction of Porcupines. The question of the appointment of an Honorary Magistrate at Kotagiri will be considered in the Judicial Department.

(True Extract.)

(Signed) C. G. MASTER,
Acting Secretary to Government.

To the Board of Revenue.
„ the Judicial Department,

Exd. G. A. Turton.

Govt. of India.

REVENUE.

To

THE BOARD OF REVENUE.

No. 282-283.

AUGUST.

Dated August 28th.

Read

G. O., 28th August 1874, No. 1102.

Tea cultivation on the Nilgiris—Issuing certain instructions regarding the assessment on Land taken for—; requesting the Board and the Commissioner to consider and report as to the advisability of a change in the present system of assessing land on the hills by annual; concurring with the Government in regard to the establishment of a garden at Burliar and the amendment of Act XIII, of 1859; and referring the question of the appointment of an Honorary Magistrate at Kotagiri for consideration in the Judicial Department.

No. 207.

PROCEEDINGS OF THE BOARD OF REVENUE, dated 14th February 1873.

Read the following letter from J. R. COCKERELL, Esq., Commissioner of the Neilgherries, to the Secretary to the Board of Revenue, dated Ootacamund, 6th December 1872, No. 125:—

I HAVE the honour, herewith, to submit a statement of the Tea cultivation on the Neilgherry Hills, duly filled up in the form circulated with G. O., Revenue Department, 26th June 1872, No. 987, conveying a Despatch from the Government of India, calling for the Statistics in question, and requiring a report on the condition of Tea cultivation throughout the Empire.

2. The area recorded in the statement is approximately reliable only. Several Planters to whom I communicated the Circular from the Supreme Government, have not done me the honour to furnish a reply, and the statement has been completed from information afforded by the records of my Office.

3. The cultivation of Tea on the Neilgherry Hills dates back to 1835. In the Essay on the productive resources of India by Dr. Royle, published in 1840, at page 276, it is stated, with reference to Mr. Gordon, Secretary of a Committee appointed in 1834 by Lord W. Bentinck, then Governor-General, to consider plans for the introduction of the Tea plant into India, and who was despatched to China for the purpose of collecting plants, "Mr. Gordon obtained abundance of seed of the Bohea Tea plants. These arrived in Calcutta in January 1835, and being sown, produced numerous plants which were distributed. Twenty boxes of seedling plants were sent to Madras, and thence still further distributed, six boxes being sent to the Neilgherries, to Coorg and to Mysore, and two to the Agricultural and Horticultural Society of Madras. Respecting all these we learn by a letter from the Chief Secretary to the Government of Fort St. George, dated 22nd August 1836, that the experiment has almost entirely failed; with the exception of a few plants on the Neilgherry Hills and in the Nugger Country, the rest have withered away. The causes of failure, however, whether owing to soil, climate, or imperfect culture are not assigned in any of the letters."

4. Some of the plants thus referred to by Dr. Royle are still to be found in the gardens of Woodcote and Gayton Park, Ootacamund, and at Coonoor Lodge and Glenview in Coonoor. Several attempts were made to manufacture tea from these original plants, and one of them undertaken by a Captain Mann was successful. Fair drinkable tea was produced.

5. Captain Mann, in 1851, proceeded to China, and returned with 2,000 seedlings. These he put down in a plantation four miles east of Coonoor, now known as the Coonoor Tea Estate. The tea produced on this property was favourably reported upon by London Brokers in 1856. The Estate has been gradually extended, and now covers 142 acres.

6. About the same date as Captain Mann's Estate was opened, Mr. H. D. Rae commenced a Tea plantation some ten miles north-east of Ootacamund. A few acres only were planted on grass land. The Estate is now known as Dunsandle. The next Estate opened, I believe, was that named Seven Mile Tope at Kotagiri. This was in 1863, and about the same time a Tea Estate, was commenced behind Bishopsdown, at Ootacamund. The other Tea Estates on the Hills date from 1864-65 and onwards.

7. As a commercial speculation, tea planting on the Hills cannot be said to be as yet a success; few, if any, of the Planters having produced enough tea to pay the working expenses on their properties. But this is no reason why Tea Plantations on the Hills may not eventually prove profitable. Mr. McIvor, the Superintendent of the Government Chinchona Plantations, sees no obstacle to tea answering. He tells me that the Pioneers in this cultivation on the Hills were inexperienced, and this may account for their want of success.

8. In the north of India, the first attempts, I believe, were unsuccessful, though many Estates abandoned by their original owners now pay well. The case has been similar with experimental cultivation in other parts of the world. In Java, Coffee planting did not pay for many years. Mr. VanGorkom, Superintendent of the Chinchona Plantations in Java, writes in a pam-

ph's published in 1870, "In the year 1690, the Coffee tree was introduced into Java, and some twenty-two years afterwards 894 lbs. of Coffee were forwarded to the Dutch Market. At present, there are on an average as many thousands of piculs obtained from those trees, and the fortunate possessor of a Coffee garden now knows that in four years time he will be able to commence gathering in his crop. And yet in 1725, consequently, thirty-five years after the planting of the trees in question, appearances were so unfavourable that the Company's Directors declared that the numerous experiments which had been made only tended to prove that the Kawa (Coffee) could not be grown in this hot country. In the year 1836, a like opinion was expressed as to the Tea plants, so that the far-sighted Provincial Governor, Mr. J. C. Band, was obliged to dilate on the circumstances attending the cultivation of the first Coffee trees before he could raise the depressed spirits of the Tea growers, and now his presevering efforts are universally admitted to have been both rational and successful."

9. The want of success of the Tea Planters on the Neilgherry Hills, hitherto, need not therefore permanently discourage that body. Higher cultivation and time may not improbably render tea as profitable a form of culture as coffee. This indeed is the opinion of Mr. McIvor, a gentleman well qualified to form an opinion. His view is, that a generation hence, Neilgherry Tea planting will be as lucrative as any Tea planting in India. He considers that, with proper cultivation and due regard to soil, an Estate should yield 250 lbs of tea per acre. An average crop in Assam I understand, is 300 lbs. to 350 lbs. per acre. At present, Estates on the Hills do not at most give more than 150 lbs. an acre.

10. Mr. McIvor does not despair of the quantity of tea, per acre, on the higher elevations nearly equalling the quantity produced from lower situated Estates. In his view, production is a question solely of cultivation.

11. But even if the higher Estates should prove less productive than the lower, the quality of the tea from the former will compensate for the lesser bulk. The tea grown at 6,000 feet is admitted to be excellent in flavour and to possess a delicate aroma. There is another point which will tend to equalize the value of higher and lower placed Estates. The former Estates will be permanent, though seven years must elapse before they come into full bearing. On Estates at 4,000 feet. tea comes into full bearing in the fourth and fifth year, but in the course of ten or twelve years fungus attacks the roots of the plants, and causes great havoc. I make these statements on the authority of Mr. McIvor. There can be no doubt that in addition to mistakes as to sites and on many other points, it has been comparatively lately that the sort of tea best suited for the Neilgherries has been ascertained. At 6 to 7,000 feet the China plant answers best. At 4 to 5,000 feet the Hybrid variety. The latter is a Hybrid between the China *Thea Chinensis* and the *Thea Viridis* or indigeneous variety. The Hybrid flourishes copiously on the elevations suited to its growth. It may be generally said that the higher the site the less the production of any sub-tropical plant like tea. The rain-fall on the hills is 60 to 80 inches a year, and it is well distributed. The fall is quite sufficient for tea.

12. Having thus briefly described Tea planting on the Neilgherries, I shall proceed to indicate the points on which the Tea Planters who have done me the honour to express opinions, consider the assistance of the Government would be advantageous.

(1). A reduction of assessment.
(2). A less prohibiting policy with regard to the sale of land.
(3). The formation of a Government garden at Burliar to supply planters with Tea seed, free of cost.
(4). Land free for Wood Plantations.
(5). The purchase for the Commissariat of Hill-grown Tea.
(6). The extension of the Contract Act to cover long contracts.
(7). The enactment of a law to prevent dealers from mixing China with Neilgherry tea.
(8). Raising the Import duty on China tea from 2 Annas to 4 Annas per lb.
(9). The effer of a prize by Government for a good Rolling and Sifting machine.

13. The appointment of one of the Planters at Kotagiri to be Honorary Magistrate there.

14. One Planter informs me his Estate at Dodabet, 7000 feet above the sea, is devastated by Porcupines, and he cannot keep them out even with a broad trace. He states that the depredations of these animals which prefer the roots of Tea plants are so serious that, unless means can be found to deal with the scourge, the extinction of the Estate is a mere question of time. He desires that Government will be pleased to revert to the system of giving a reward of 3 Rupees for each animal killed; a system which was in force but was ended in 1855 or 1856.

15. One Planter thinks the planting interest would be subserved by the Government establishing a depôt at my Office for the sale of pamphlets on tea.

16. Upon the first point there is, as it seems to me, a great deal to be said. Under the Waste Land Rules, land applied for is put up to auction and knocked down to the highest bidder, and prior to Government Order, Revenue Department, No. 1,656, dated 22nd September 1871, the purchaser was called upon to pay 2 Rupees, per acre, from the date of purchase for Forest land the purchaser was called upon to pay 2 Rupees, per acre, from the date of purchase for Forest land and 1 Rupee for Grass land. By the Government Order in question, Forest land purchased is held free for five years when the assessment of 2 Rupees is imposed. The assessment on Grass is reduced to half a Rupee per acre, but it is levied from the date the land is taken up. These were the ameliorations conferred by the Order. I am informed that without them, some of the Tea Planters would have been forced to throw up their properties.

17. I venture to doubt whether these concessions could not be extended to the benefit of the State. An acknowledged object is to attract planters to the hills. (Gentlemen who must sink a capital and spend 100 Rupees, an acre, per annum, in up-keep) and such tenants should not be at a disadvantage as compared with native occupiers who merely scratch up the surface of the soil, and take from the ground all it is capable of producing but return nothing to it.

18. The Planters, however, as it seems to me, are not even now so favourably situated as native tenants.

19. I suppose that when the Government puts up Forest to auction, it obtains the value of the wood comprizing the Forest at the sale. If the wood is of no value to remove, the land sells for an upset price. On the other hand, if the wood can be made available for the market, competition sets in.

20. But the Forest once off the land, the latter is precisely of the same value as other bare land of the same quality, yet the assessment is 2 Rupees per acre. The assessment on Grass land occupied by natives is from 2 Annas to 10 Annas, per acre, and the latter rate is only paid for land heavily overgrown with Fern, and this land is often almost as fertile as Forest land. It may be argued that Forest land is *generally* better than Grass land and should be charged higher; but the leap from 10 Annas to 2 Rupees an acre is an interval expressing Forest land as more than three times as fertile as the best Grass soil, and this great difference, I am informed, does not exist. Looking at the area granted for Tea and for Coffee which combined only reach 8,566 acres, I should venture to support the prayer of the Tea Planters, and would propose all Planters should enjoy the existing privilege of five years free tenure, and thereafter be charged only 1 Rupee per acre for Forest land, and the native rates for grass taken up for grazing according to quality. Such a measure would encourage Planters. I understand that in Cachar, the rules for the grant of land are much more liberal than here, and land is granted in fee simple for Rupees 2-8-0 per acre.

21. The late Commissioner, in a letter in Government Order 5th October 1871, No. 1,744, remarked:—"A Planter who, as a pioneer, employs his capital in the formation of a Tea Estate in the south of India incurs risks beyond those of ordinary agriculture or even of Coffee planting, and may, therefore, fairly ask Government to forego the rent of the land until he has had time to ascertain whether or no his tea will yield him a profit." I have ventured to go even further than the late Mr. Breeks. In my mind, it hardly needs insistance that without planters, the land occupied by their Estates on the Hills would be of no value to the State at all. The Planters benefit the State indirectly in a variety of ways. I was at an Estate the other day, the owner of which has for years thrown into an adjoining village, of thirteen huts, above 150 Rupees, per month, in the way of

rages. It is not too much to say that the present prosperity of the native agricultural population of the Hills is, in no small measure, owing to the Planters.

22. If the Government thought proper to make the concessions I suggest, they might not be disposed to alter the Waste Land Rules as regards the sale by auction of land applied for.

23. The next point is the question of a Government garden to raise seed. It is suggested that such a garden should be formed at Burliar, 3,500 feet above the sea, on the Coonoor Ghaut, where there is already a Botanical Garden in which numerous kinds of tropical fruits are grown. There is, however, a plot of 30 acres of experimental tea planting under the care of Mr. McIvor, behind the Cinchona Plantations at Dodabet. Mr. McIvor informs me that from this plot he can now supply tea seed, on a great scale, of every variety. He says that the seed grown on it is more adapted to the wants of the Planters than seed grown at Burliar could be; because seed from the latter spot would be planted out at a greater elevation and would throw weekly seedlings owing to the greater cold, whereas, seeds grown high up do not suffer on being planted at a lower elevation.

24. I take it that Mr. McIvor's opinion on this point must be considered decisive.

25. The seedlings at the Dodabet site are, under present orders, sold at 10 Rupees a thousand. Seed is distributed free. About 10,000 seedlings have been sold this year. A small quantity of seed, 6 or 8 lbs., has been distributed free. Perhaps Government might be disposed in future to distribute seedlings free. I would state here that I find my predecessor in a letter to Government, printed in Government Order, Revenue Department, 5th October 1871, No. 1,744, reports, "by this time, after repeated failures, the varieties of China Hybrid and indigenous Tea plants have been imported and are established on the Neilgherry Plantations, and some of the Proprietors are prepared to supply as much Tea seed as is likely to be wanted for some time to come, and object, not perhaps without reason, to Government interference with their market." This statement forms an additional argument against a garden being opened by Government at Burliar.

26. The Planters have a strong feeling with regard to the need of plantations in the neighbourhood of their Estates to supply charcoal for making tea and timber for tea boxes, and they ask that land may be given them free, to enable them to form such plantations. In a letter in Government Order, 3rd May 1869, No. 1,205, the late Commissioner reported,—"The rate at which planting is now going on does not keep pace with the felling. Year by year sholahs are destroyed to furnish Government and the inhabitants with firewood. The Hills, especially, to the east and north-east are already nearly denuded of wood," and he proposed in order to induce private individuals to raise Firewood Plantations. "I would suggest whether it would not be desirable to lay off in ten-acre blocks, a certain quantity of Grass land, say 1,500 acres near Ootacamund, 1,000 near Wellington, and 500 near Kotagiri on lease for seven years, rent-free to private individuals, 50 acres to be the maximum to any one individual." The Board of Revenue observed upon this proposition that it might be expedient to introduce the Tope Rules on the Hills which provide for land being taken up for *bonâ fide* plantation of timber and fruit-trees free of assessment for twenty years, and desired the opinion of the Commissioner upon the point. In reply, Mr. Brooks objected, in a letter in Government Order, Revenue Department, 30th July 1869, No. 2,228, to land being given without limit for planting, lest a few persons might create a monopoly. This view was accepted, and a limit of 50 acres to each applicant was fixed. Without at all trenching upon the land in the immediate vicinity of Ootacamund, Coonoor, and Wellington which it might be expedient to keep as much as possible in the hands of Government, or only distributed in small holdings, it seems to me that a different rule should be applied to Kotagiri, a station comprising only a small community of Planters and a different rule certainly with regard to outlying Estates.

27. Proceeding upon this supposition, I will indicate the wants of Planters in regard to wood, and make suggestions. Each Tea Planter is stated to require 3 acres of plantation to one of tea, in order that he may be abundantly supplied with charcoal and tea boxes. Coffee Planters also require timber for boxes.

28. There is a growing scarcity of timber. I may state that Mr. McIvor informs me that, twenty years ago, he could procure the same box for 1 Rupee for which he now has to pay Rupees 2-10-0. The price of timber, therefore, in the period mentioned, has increased nearly 200 per cent. and the item of boxes has become a serious one to all Planters, but especially to Coffee Planters despatching, say, 120 tons of coffee per annum from an Estate of 300 acres.

29. I would revert to the proposition of the Board, and introduce the Tope Rules. The Grass land in the vicinity of Estates would be vastly improved in quality by the location on them of plantations. Timber and firewood would increase. The public would be benefitted by that circumstance. The land in the vicinity of plantations would be more culturable from the protection afforded by the trees from wind, and the plantations would benefit the plains; first, because a large area of planting would attract rain; and second, because the rain water would be regulated in its percolation through the soil by the roots of the trees, and floods controlled. I may state that the opinions of competent observers, such as Mr. McIvor and Mr. Robertson, Superintendent of the Government Farm at Madras, are that extensive plantations would be of great benefit to the Hills. Mr. Robertson has lately visited the Government Eucalyptus Plantation at the old Forest, Coonoor, and writes that it appears so great a success that he would advocate large expenditure in the direction of planting, as he thinks "plantations will prove a direct pecuniary advantage to Government and will have a beneficial effect on the climate of the district." The Government Plantations now cover an area of 550 acres, and I hope 250 acres more will be planted up next year. I understand from Mr. McIvor that the Australian gums afford excellent charcoal and timber. I would place no reasonable restriction on the area of grass which might be taken up for plantations by a single individual except in the immediate vicinity of Ootacamund and Wellington. I may state here that if the Tope Rules should be introduced, Mr. McIvor informs me he will at once take up 250 acres of grass adjoining his Coffee Estate, at Hoolicul, and I know that some of the Planters at Kotagiri and some at Coonoor are anxious to plant, and would do so under more favourable rules.

30. The proposition that the Commissariat should purchase Hill-grown tea has been negatived in Government Order 1,744, 5th October 1871, to which reference has already been made.

31. I have now to notice the labour question. Contracts are protected by Act XIII. of 1859, the Planters desire an extension of the Act in express terms, stating that coolies engaged in Mysore, where most of the engagements for labour on the Hills occur, work off their advances as soon as they can, and when this is done, strike for higher wages, and a concession must be made by the Planter to enable him to carry on the work of his Estate often at critical times. The Planters allege these strikes are generally made at harvest time, when other labour is not procurable. Their view is that coolies engaged in June or July should remain on the Estates until the following April, and would have an Act expressly to cover contracts for long terms. It appears to me that Section 4 of Act XIII. of 1859 is sufficiently full for all needs. The words are "Whether such contract be for a term certain." The Act, I believe, follows, almost verbatim, the English Statute with regard to labourers' contracts with their masters, and those contracts may be for terms.

32. The seventh proposition to the effect that shop-keepers shall be liable to punishment for adulteration, is a question that does not affect merely the Neilgherry Hills. It applies to all India, and could only be dealt with generally, when it came to be found an Act on the subject was universally required.

33. The next prayer is put forward by one Planter only. He writes that the Import duty in England on Indian tea is 4 Annas per lb. and the Indian Import duty on China tea 2 Annas per lb. He wishes the latter duty raised. He proposes in fact protection, and the Government, as stated above, have declined to afford protection.

34. I understand that there are numerous Rolling and Sifting Machines in the Bengal Presidency which answer very well.

3. Kotagiri is eleven miles from Wellington, the residence of the nearest Magistrate. The Kotagiri Planters are anxious to have justice on the spot in view to enforcing labour contracts, and consider the most economical mode of carrying out the object would be the appointment of one of their own body as an Honorary Magistrate. One of the Planters, Mr. Phillips, informs me he was Honorary Magistrate fifteen years in Australia, and that in the Colonies the appointment of Honorary Magistrates is universal. I may observe that Section 42 of the New Criminal Procedure Code provides for the appointment of Honorary or Special Magistrates.

4. When the Botanical Gardens were first established at Ootacamund, there was a Government reward of 3 Rupees for every Porcupine killed. Ootacamund was at that time overrun with these animals. Mr. McIvor used to trap and shoot them with spring guns, and he obtained rewards to the extent of 700 Rupees yearly for some years. At last the Porcupines were got under, and the reward was stopped in 1855 or 1856. Porcupines are stated to be again becoming numerous. Only one Planter, however, complains of them. One rupee a head at all events would effect the object contemplated, if the Government thought proper to revert to the reward system.

5. One Planter suggests that a Government Depôt of Pamphlets on Tea culture should be established at my Office. I suppose there can be no difficulty in procuring such Pamphlets at a small charge from Booksellers, and that Government aid in such a matter is not called for.

ENCLOSURE No. 1.—Correspondence.

ENCLOSURE No. 2.—Statement.

MR. COCKERELL's report will be submitted to Government with reference to G. O., dated 26th June 1872, No. 987.

2. From this letter it appears that the first efforts at Tea Planting on the Neilgherries were made in 1855. It was not however till 1851 that any progress was made when Captain Mann and Mr. Rae opened plantations.

3. For several years ~~but little advance was made and the majority of the existing~~ plantations were not opened until 1864-65. Sufficient time has not therefore elapsed for a judgment as to the probable eventual success of the enterprise to be formed. It has been however clearly demonstrated that Tea of excellent quality can be produced on the Hills and the only question to be solved is whether it can be grown at such a cost as to render it remunerative.

4. There does not appear to be any real reason why the produce per acre should not be as great as in Assam; there are no insuperable difficulties attending the supply of labour and the distance from this port of shipment is not great; and it is hard therefore to believe that Tea Planting on the Neilgherries can in the long run be other than a remunerative occupation.

5. In paragraph 12, Mr. Cockerell proceeds to indicate the different points on which the Planters think that assistance may be afforded by Government.

(*a.*) *Reduction of assessment.*—Considerable assistance has already been granted in this way, but Mr. Cockerell thinks that it might be still further extended; and that the charge per

G O, 22nd September 1871, No. 1,656.

acre after five years free tenure should be reduced to 1 Rupee for forest land and that grass land should be charged at the ordinary rates of assessment. The Board do not object to this proposal, but think it premature so soon after the last reduction, as there has not yet been time to see the full effects of that measure. They also believe that Mr. Cockerell has been misinformed as to the relative value of forest and grass land. They know that in some places Coffee Planters will on no account take up grass land; and Tea requires good land as well as Coffee. As regards the abolition of sale by auction, though the Board are quite of opinion that every aid should be given to *bona fide* Planters, they cannot support Mr. Cockerell's proposal as the Government have decided against it and sale by auction is really the only safeguard against land jobbing.

(*b*). *The establishment of a Government garden at Burliar or elsewhere for the growth of seed to be supplied to Planters free of cost.*—The Board cannot see that any good ground has been shown for this proposition. There is already a Government nursery at Dodabet—and with so much land under Tea there cannot be any want of seeds or seedlings which private enterprise cannot meet.

(*c.*) *Land free for growing fuel.*—The Board advocate this concession. They would allow free to every Planter 2 or 3 acres of grass land for planting purposes for every acre on which he pays assessment, the land so granted to be subject to the charge of full assessment if not *bona fide* planted within three or four years of the grant. It is in every way desirable to encourage planting on the Hills and the concession ought to have that effect.

(*d.*) *The amendment of Act XIII. of 1859 so as to embrace long terms.*—The Board agree with Mr. Cockerell's interpretation of Act XIII. of 1859. Besides that the word contract in Section 4 is explained to include contracts for a term certain, they find nothing in the Act to render the remedy it provides inapplicable to the enforcement of such contracts.

(*e.*) *The offer of a prize for a good Sifting Machine.*—If the wants of the Planters in the way of machines were well known, the offer of a prize might do good: but the Board doubt whether the cost of Tea making is yet well enough understood.

(*f.*) *The grant of a reward for destruction of Porcupines.*—The Board recommend Government to sanction a reward of 1 Rupee each for the destruction of Porcupines.

(*g.*) *The appointment of an Honorary Magistrate at Kotagiri.*—The Board see no objection to this suggestion. They concur in Mr. Cockerell's remarks on the other requests of the Planters.

(A true Copy and Extract.)

H. Stokes

Acting Sub-Secretary.

To the Secretary to Government, Revenue Department,
with correspondence and statement.

,, the Commissioner of the Neilgherries.

Exd. G. A. Turton.

Perennial 1873. Vol

Board of Revenue,

MADRAS.

Pg. 503.

PROCEEDINGS, 14TH FEBRUARY 1873, No. 207.

Dep. 20 Feb 1873

Encl. 2

Rec'd 18 Aug

Received 21st Aug

FEBRUARY.

No. 207.

Tea cultivation—in Neilgherries.—Report of Commissioner on — submitted to Government, with remarks.

282

SO 28 Aug 1873

Indian tea will under the base
Chinese tea palatable.
Shopkeepers should be forbidden
to sell the Adulterated as they
are now compelled to do attorn
with Chickory &c. &c.
Chinese Tea including duty a
duty equal to Indian teas pay-
ing Duty in England.
Shopkeepers should be forbidden
to purchase Indian teas ob R
a ℔ instead of Chinese at 10as
the Indian Tea will Twice a
Week with the Ammonia Chemical
Analysis Prices this

From E. P. & Mare Esqrs 12/1102
Kirkcudbright

We 16.10.72

To F. R. Archibald Esqrs
Commissioner of the Buildings.

Sir.

I am directed to request that you will cause the Buildings in Parish Church Square to be numbered, and to furnish the Keeper of the Prisons with a Plan of the Buildings, and of the Premises attached thereto, as far as may be necessary for the purpose of enabling him to frame Regulations for the Prisons.

The first Complaints introduced into this District were those of Fever from Cases in 1846 - at that time out of a total number of 46 000 inhabitants - were 2000 were affected for Cure in the Infirmaries of Dumfries & Kirkcudbright: but many fever cases after it was appointed Government - until with the completion of a Fever in the Burgh

Mr E. P. Mayne
Kirkcudbright

Read 31/12/72
Recd 2nd Jan 1873

Copy
Mayne Mr E. P.
Office Order
Remarks are the
Commissioners
Read

13/1102

2.

Indians and those in the Philippines - the experiment [illegible] in Indiana:

About 1868 - Major Rose and Capt. Lucius Upham established the Indiana [illegible] Hills and the Cutler nursery. These plantations and plantations [illegible] with Chinese labor - the most rich and most beautiful plant to cultivate here is cleanliness. These states are still in existence - but [illegible] from the class of plant of which they consist - and the [illegible] of the planting in the part of those who opened them up - are by no means in a flourishing condition.

The only plants which are at present successfully of cultivation in the Territories of Indiana are the Indigenous and Mexican. The finest is a very delicate plant - and is grown to the best success only in Eastern Kentucky - The Cutler process was the

left for developing powers of the Indigenous
plants - while it facilitates in a great
measure the ~~[illegible]~~ functions of the
Chinese plants. It is true the plants
must cultivated in India - and that
~~[illegible]~~ is to the Indigenous species
the Indigenous and by such plants
which in turn which is much more
by from 6 to 6 months for the - that
that which is accomplishment by
a similar process from the Chinese
plants -

I shall pass from such
remarks on the history of Exploratory
in the Bengal districts - as my
last three plants time - who have
had a wide experience these
times can follow why it - I can
particularly afforded complete information -

The time necessary for the
ment of success of many of the Ben-
galese in these hills may be inferred
chiefly by the following cases - in
each of which I shall add a few
explanatory remarks -

15/1102

1. The ultimate consumer of the foodstuffs in the form of flesh ultimately effected out the function.
2. The substance eliminated out from side obtained by the earlier foodstuffs.
3. The element containing protoplasm of the kernels of the fruit. which have in close volume having such content of carbo-and nitrids which micro-function in machine and inferior law.
4. A total consumer of the transformation of the law formerly.

In my own part. The no reason why the hydrolysis should not when Robots are managed by men who have direct their consumption in proportion to the ultimate value of the last. The producing districts in India. At circulating substance 4000 and 6'6" 00 feet. good dry mid blunt grain must consumably. and mid last a little less than may enable in the last function of Evolution Kingdom. The law produced from these plants are of good strength - any flavour - and may find in appearance. They folds food parts in the human bowel.

hope avoids the necessity of cultivating the chief soil the principal of crops.

Variety & the formation of humidity

and the advantages of labor saving.

The cultivation can be carried out on the

intelligent farmer's farm in any other

district which I am acquainted with.

except perhaps parts of the Leeds district

Lancs. The rainfall though not enough

is distributed very evenly throughout the year. and droughts are of very

rare occurrence.

The other details are

more likely to become very great results

from unfavourable situations

more studied. from having planted wrong

a kind class of plant. or from the

many specialised at the outset by

men who had no practical experience

of planting. Many gardens - whose

the soil have not been prepared

may be brought round by planting

hideous the lines a better class of

plant.

There is no royal road to success

in planting. It can only

be learnt by men who have time

n these years training in large estates. before they start on their own account.

The following are the methods by which in my opinion the Government may most effectually aid the planters of this and other districts of Southern India.

1. By a less prohibitive policy with regard to the sale of waste lands by public auction. that it important that the Nilgiry forests where hills should not be denuded of wood as are districts. but any tract might be given to planters who would undertake to plant yearly so many acres of Australian Eucalypti as be desired and put under trees. Such a course would not only make the Nilgiris more securely wooded than they are now. and increase the rainfall. The grass lands on which the Australian trees are to be planted should be given out gratis.

I need not make many remarks upon the merits of these Australian trees. it is already proved that both as regards rapid growth and the value of their timber. they are superior to any of the indigenous

18/1102

7.

Forest. must in the course of years. the land on which they stood. would from the rotten leaves which have fallen on it. must form a rich vegetable mould. under these circumstances. for Tea or other cultivation.

2. The Government should prevent from the last possible in case of a land law of the first quality. and other districts it gradually to introducing plants as may come in the W. Ld. D. or all it to obtain at moderate rates. Specimens of good plants. should gratuitously with a view of obtaining such. would in a few years time afford a good supply and I would suggest that such a Garden should be attached to the Government Gardens at Kandy. The plantain in the hill districts would be a great success until in hilly districts of plantain is generally introduced least of the causes of failures in bringing Coffee etc.

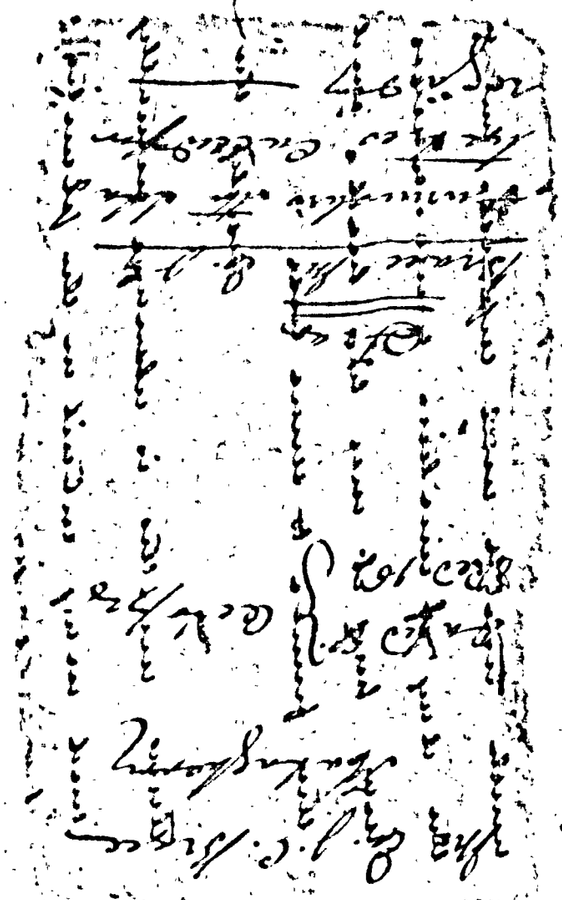
The late measures taken by the Government of Ceylon relative to grant lands was a great loss to planters. though they came rather late in the day.

I think too that the advertisement of land applied for previous to its sale for three months is a great mistake. Such has usually been the better in this respect than the present mode. That by means of enquiries and investigations many select pieces of land applied for by persons of straw and others of the like description might be prevented from becoming the property of persons who have no intention of cultivating the same but merely to speculate by selling it to others at a profit.

I would also suggest that the Commissioners should be empowered to appoint Sub-Commissioners in the several districts and that they should be resident in the districts they are appointed to serve in.

I have the honor to be
Sir
Your most obed.t Servt.
E. J. le Marchant

The Chairman
Waterford
Letter 8th Aug.t



Suggestions to

No.

2.

L. R. Cockerell. Esq^re
Commissioner
Neilgherries—

Dec^r 14/10/72

Sir—

As I am the only planter in this the Neilgherries, I will do my best, in / your letter of the 20th July, to give you account of this district; which in my gained during 6 years experience of tea on the Neilgherries, is one peculiarly adapted to the Cultivation of tea: about Mid November there is a spell of well watered forest-land, shelte from the cold cutting blasts of the Monsoon - and while there is no any frost. These circumstances the warmth and damp of the clima siderably, not only to the growt plant, but to bringing out the f fully. Not having all bearing I am not in a accurate Estimate of the acre bud. yield; but judgin to be getting from my

I enclose the return [illegible]
[illegible] letter sending the almost ——
[illegible] to my success presented in the
a road connecting this place with Vola
or better still Coonoor — In 1867 and 186
I first contemplated opening a few @ of
plantation in this part of the country, th
Government Cinchona plantations
being worked and a road was then in c
construction to them from Vola cam
Since the abandonment of the Govern
plantations this road has been left un
ed — Had it been completed it would
have opened out all the land in this
wood, but would have given people a c
visiting the magnificent tracts of fo
the head of the Bowanee
No plants on this Estate, have as y
maturity the oldest being 3½ years —
Commenced manufacturing tea in J
since which I have made a few h
sidering the age of the plants — I have
found a ready sale in this presidency
at the rate of Rs. 1/2 per lb on all tea
during next year to send away 50
I have the honor
to be Sir
Your obedient
Servt

Ootacamund
Oct. 8th 1872.

340 Comm 24/110

Oct-28-1872

To the
Commissioner Inspectors
Collectorate

Sir

In reply to your letter dated 23rd inst. I have the honor to enclose a copy of my reply to your letter of July 20th last, which I forwarded to your office on the 8th inst. together with the tabular forms filled in. As I did not keep a copy of this or of the filling in - if you will have the goodness to supply me with another form I shall be happy to fill it up & return it.

I have the honor to be
Sir
Your obed. Servt.
Jno. G. Swait

(Copy) 242

25/10/72

Common

Oct 3. 1872

The Commissioners Philippines

Ordonnance

Writ of Summons dated 20th July 1872

requesting the Commissioners to state the facts according

to the Plaintiffs case. Only Chief Justice

the 15th Oct. Shewn the pleadings & returns the

Catalan Jean Baptiste Mully filed and both at-

the same time Should wish to keep proceedings

of this Action with regard to Jean Planting in

Vieux Quartier & Petit Jean Baptiste Mully

Ascertaining on what terms they can assist the

Plaintiff, may not be required with regard to the

Enquiry.

In the first place, as Jean Baptiste Mully

previously rented of Jean Baptiste Mully certain

of the premises of procuring wood for Charcoal

Charcoal is necessary to carry on the Trade in

Lime it would Should be advisable for the

Government to encourage Jean Baptiste Mully

in their own Land Timber Land should be

given by a Lease for Nine Years at a Rent

for this purpose and that a Clause be inserted

exclusively for this purpose

At the present time there are no Stone Hills, Limes

insuperable Obstacles to Burning of Coral and the

Lime of Opening out in the Two Mens Vieux

of trees of not only suitable but superior value
for the purpose

One of the chief causes in that the Government
is not letting the land with any but fresh land
to inclosing Companies, on the plea of the general
Remedation of indigenous timber on the Hills!
the case concerning Government are really desirous
of encouraging Planters & settlers in these hilly districts
thereby realizing their declared object
Planters, would be the first to suggest the
Cancelling of these, leaving the Districts Local Courts
the Collector & Divisional Officers, leaving the Districts Local Courts
Planters to be taken up & Planters settled on the Sea
or Coffee, or that would be suitable for other purposes
Grass, Rice, few of any of the Hill Products now known
just Chrome ore, on the Wood is utterly useless for
Charcoal, to supply Iron Works & Steam
not directly there just in the Forests there
for both of which purposes the Rich forest clothing
in a few Planters Wants.

Thirdly One Addition that so particularly applicable
the Neilgherries indigenous timber Superintendence
in Australia, (except the Stringy Bark, which
will not grow on these Hills) that they can these
Planting up English Oak & Elm to take the place
of the native Forests.

Then the Planting of Wood timber fruit trees, and
Vines extensively encouraged in the Grounds of
individual Planters, the results would soon
be Annual One satisfactory to the Government
from the present Requirements of Population for Cinchona,
Which owing to inadequate staff & other causes
are hardly visible, or Annual Income being apparent
to yourself in the Shelas around Coonoor and

Selaccumbra Hill Stations and Forests
particularly with Forest Conservancy Laws
both Trade Revenue consequently to Government
by the Government Annual Income Produce
Annual Forest Duty, Profit Revenue &c
Quarter of Government Annual Income
Officers to the respective Commandants necessary
the Government Annual Income
Just Cost with the Assistance of the Planters
themselves the Forest Department to
Forest & Government Annual Income
Better Style of Plan & Policies in Advantageous
with Planting Letting of Forest Land
Planters should be equally Encouraged
Limbers and Roads of Timber Bamboo Forest
Forest & Respective by the Government Land Grants
at Nature in the Large Proportion Timber
Since the Facility Applicable by the Planters
Annual the Number of Annual with Hooks and
Trees of these Hills Especially on the Planters
is not with Assistance, Quick Assistance as
Roads Must be Required to Annual Forest
of the Planting of Suitable or Healthy Natives
Number, the Proper Attention to Planting
Planting of Such Trees, and I again submit
that the Planters to Facts the Legal Assistance
at least on these Hills
Planters Forest in Which the Government Can
Naturally assist the Planters in by the Allowance
or Modification of the existing Contract
at Present the Law between Master & Coolies
Anything but Satisfactory. Planters are Obliged
in order to Prove any Debt by Coolies
to Civil Court Some Magistrates Courts

[illegible] agreed to by the men themselves but often in a year of [illegible] with [illegible] and unless there be advances [illegible] there is little [illegible] often [illegible] attempt to bring work [illegible] to a proper [illegible] insufficient to bring [illegible] [illegible] [illegible] a planter [illegible] [illegible] of [illegible] [illegible] the only remedy left [illegible] [illegible] [illegible] against them [illegible] [illegible] [illegible] [illegible]

[illegible] Coolies generally receive advances either [illegible] or immediately upon arriving on the Estates, sometimes both, and after the first month when they usually repay the advance there is no hold upon them, whereas the crop is at the distance of several months from the time when they usually come up.

Some modification of the law is necessary to enable a planter to secure a certainty of labour [illegible] in his crop, the most important work on a plantation, while at the same time it [illegible] a hold upon his coolies [illegible] [illegible] as the present system of paying in arrears is, tho' somewhat [illegible] they still have arrears of two or three rupees with the master.

[illegible] Coolies differ from the other [illegible] [illegible] returning every year with few exceptions to their country, where they stay over two months and after getting in their crops come back again to this

district till the following season, and thus the same arguments [illegible] an effectual [illegible] coolies from a distance [illegible] men whose homes are so close [illegible] as it is their custom [illegible] [illegible] and [illegible] [illegible] though there is a law [illegible] especially [illegible] or at least [illegible] enforced.

Again the present law only binds for a period of three years, & therefore gives no security to a planter [illegible] class of tea planters [illegible] landholders on condition of being supplied with a certain quantity of leaf at a fixed price for a [illegible] of [illegible] years. A tea plant [illegible] years before it yields a crop of leaf & then [illegible] a supply of plants [illegible] just at the very time when he might expect [illegible] the alteration to meet this point and enable a planter to secure a supply of leaf in this way is much required.

Another point that deserves notice & should be [illegible] punished [illegible] the receiving [illegible] advances from [illegible] Estate whilst legally bound to [illegible] [illegible] [illegible]

Another subject upon which I would venture to offer a suggestion is that for the preparation of the Rhea grass fibre the Government [illegible] offered a very handsome reward for the best machine; a tea rolling machine is an absolute necessity on an Estate especially now when labour is so dear, and uncertain and

Ces Articles ci-dessus ont été faits, arrêtés, conclus et signés entre les Plénipotentiaires susdits, tant en leur nom qu'au nom de leurs Souverains respectifs, et ils promettent de les faire ratifier et confirmer par leurs Souverains dans l'espace de six semaines, ou plutôt si faire se peut, à compter du jour de la signature des présentes.

En foi de quoi les Plénipotentiaires susdits ont signé les présentes, et y ont fait apposer le cachet de leurs armes.

Fait à Paris, le trente Novembre de l'an de grâce mil sept cent quatre-vingt-trois.

(L.S.) Signé Le Comte de Vergennes

(L.S.) David Hartley

(L.S.) John Adams

(L.S.) B. Franklin

(L.S.) John Jay

Ces articles ci-dessus ont été faits, arrêtés, conclus et signés entre les Plénipotentiaires susdits, tant en leur nom qu'au nom de leurs Souverains respectifs, et ils promettent de les faire ratifier et confirmer par leurs Souverains dans l'espace de six semaines, ou plutôt si faire se peut, à compter du jour de la signature des présentes.

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(L.S.) Signé Le Comte de Vergennes

(L.S.) David Hartley

(L.S.) John Adams

(L.S.) B. Franklin

(L.S.) John Jay

Sal. 132 Lire

5570

1102

The Commissioner

Belgrave

Sir

I am to apply to you on the subject of your letter No 1824 dated 20th July 1872 in which you request information relative to the claims of the Sons of Temperance to be exempted from the Income Tax

In reply I am to state that as the Sons of Temperance are a Friendly Society they are entitled to the exemption claimed provided the Society is duly registered under the Friendly Societies Act and that the Rules of the Society have been certified by the Registrar of Friendly Societies

I am to add that the Commissioners of Inland Revenue will be prepared to allow the claim of the Sons of Temperance to exemption from Income Tax on the amount of their Funds invested in the Government Stocks specified in the Schedule to the Act 16 & 17 Vict. c. 34 on the production of a certificate from the Registrar of Friendly Societies that the Rules of the Society have been certified by him and that the Society is duly registered under the Friendly Societies Act

I am Sir
Your obedient Servant

[illegible] a remark in common between
the two Cultivators - & the latter
absolute prohibition in respect
to property suitable laid - for
letters to or [illegible]
Name with the Consultant from
of shade or forest - with respect
land drawing to cultivate
[illegible]
[illegible]
[illegible]
[illegible]
objects the [illegible]
[illegible]
the development of the Resources
of [illegible]
[illegible]
Commissioner [illegible]
2nd Nov 73 [illegible]

3.5-3-61

Rookery Coffee Estate
Field Ecology

Coonoor

Dr. Cockerell. Esquire
Commissioner
of the Neilgherries

Sir

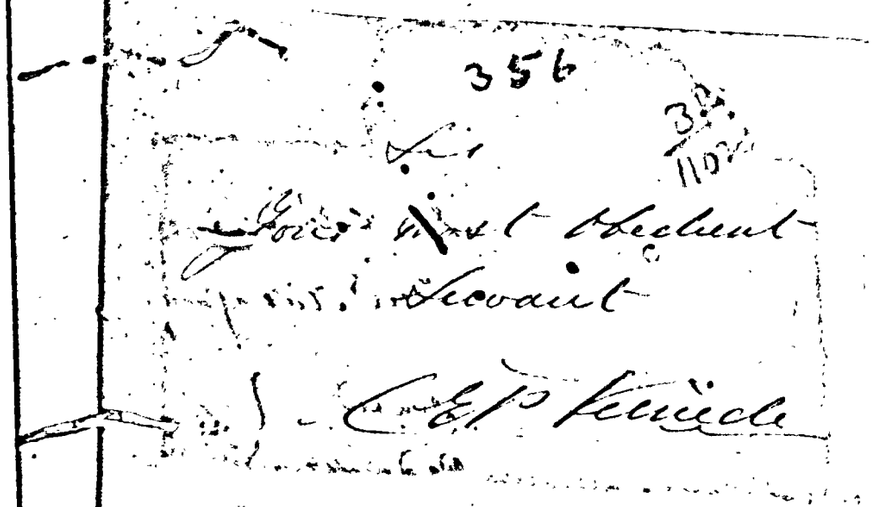
I have the honor
to acknowledge the
receipt of your letter
dated 20th July 1872.
No. 182 requesting me
to fill up the Tabular

Dear
Grouse Mr F.(V)

I take that he
is not able to
furnish the
information
Called for
regarding —

Statement regarding Sea
cultivation, enclosed
therein.

I regret I cannot
furnish you with the
required information
as the Estate in my
charge is under Coffee
cultivation & I have
never had any interest
in Sea
I have the honor
to be


356

357

Mr C.B. Wood

Mr O. Hodgkin

dated
Rec'd 11th 78

Shaking

Vernede Esq C.B.P.

Shakes Stabbe
is only a Coffee
Planter and
Carriage-guide,
in Consequence
any information
regarding ——

355

Cape Coast
Katacherry 26th July 1572

J. H. Cockerell Esqr
Commissioner
Cetaccamund

Sir.

In reply to your
letter of the 20th Instant I have
the honor to inform you
that I am not a Sea Planter,
& as I am quite ignorant regard-
ing that article, I am un-
able to answer your question.
I have the honor to be
Sir
Your Most Obt Servant
David Cochlan.

361

Wm

Mr D. Cockburn

Hastings

dated 26. July 1872

Rec'd 1st. August 1872

Wm

Cockburn Esq

States that he is not a Planter & consequence cannot give any information—

362

Wm

Attachment

29th July 1872

35
1107

From

H. M. S. Scott

To the Commissioners

Revenue

Sir

I have the honor to inform you that I am employed in the collection of Taxes only, I am not in a position to afford you reliable information on the general points respecting the collection of the Revenue which is required by the tabular Statement which you have sent me

I have the honor to be

Sir

Your most Obedt Servt

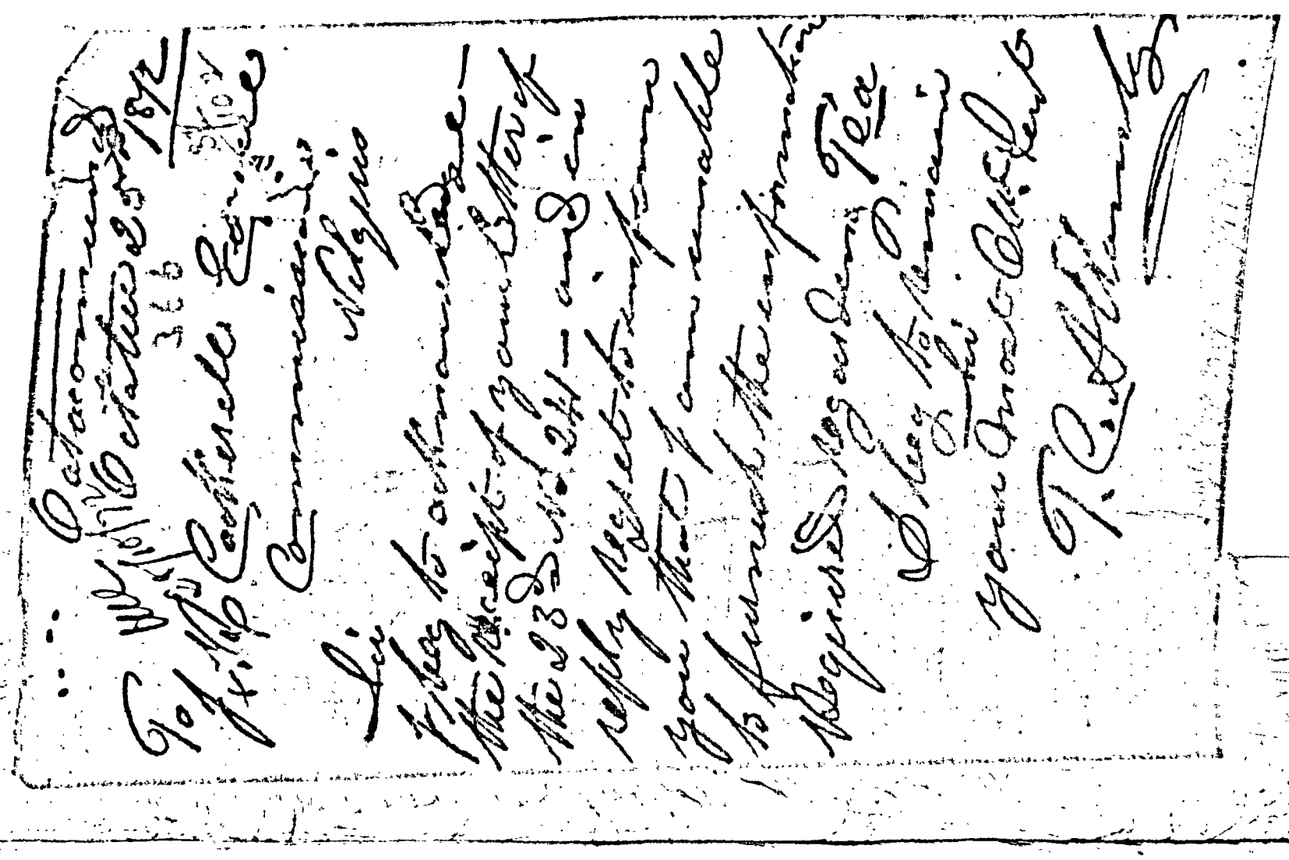
H. M. Scott

Ille
25·7·72 Commands
3 Ll 6

2/6
1102

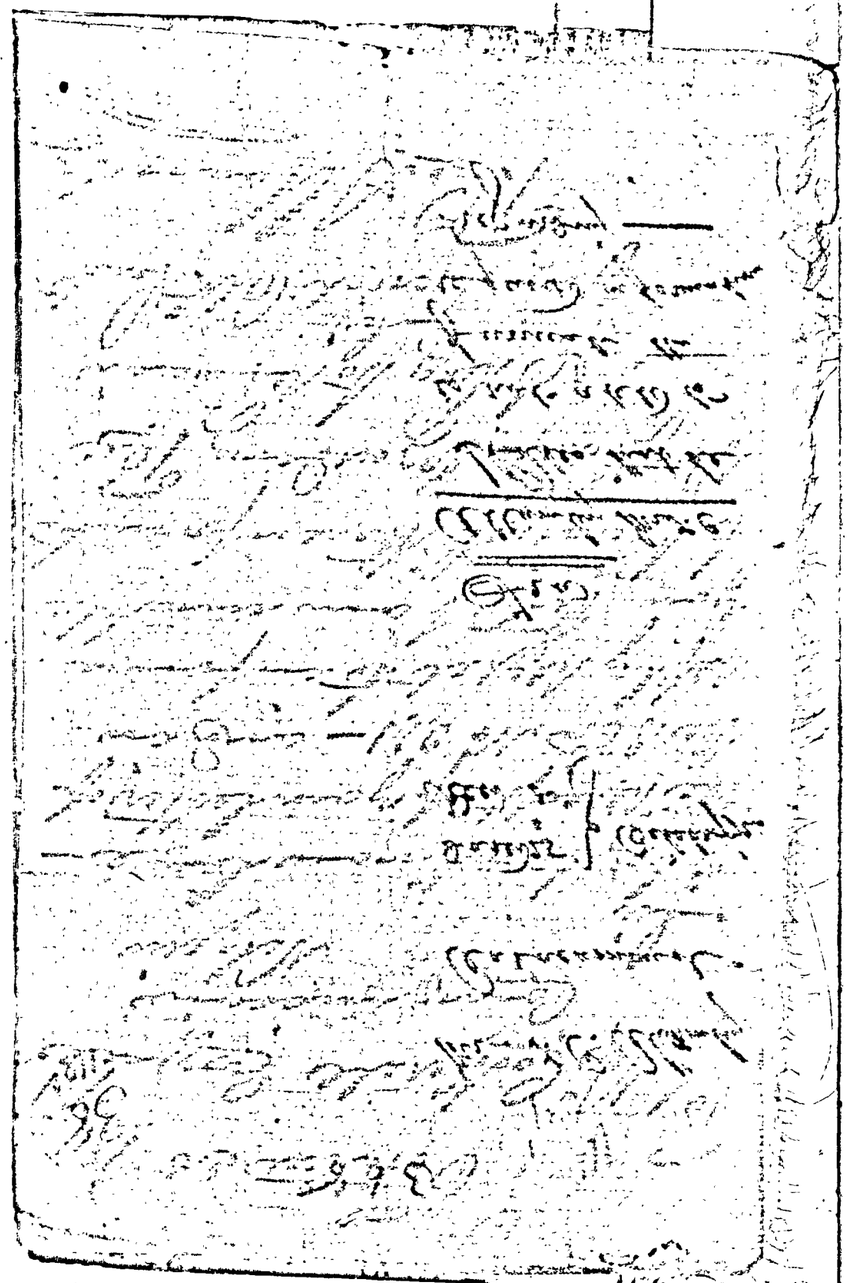
With reference to the Commissioners letter of 8th Instant, Nov 91
Cockburn begs to inform them that he is ready a Coffee Planter & can give the information regarding Trees

Kata. Gtown
23rd July
1872



Mr J. Cockburn
Harleyburn
dated 23rd } July 15
Recd 25 }

Dear
Cockburn Mr J.
States that he is
only a Cypher Plenipo
and cannot therefore
give any information
regarding



367 25

Mr. J. P. Atkinson

Calcutta

Dated 25 October
Rec'd 30

Zeu

Assembly Mr. C
thinks that he
is not added to
Journals the
required informa
regarding ——

25th October 1872

370

J. R. Cockerell Esq

Commissioner of the Nalgherries

Sir

In acknowledging the receipt of your letter
I beg to state in reply thereto that I have no tea
Plantation which I can call my own to furnish
the report therein called for

I am Sir
Your obedient Servant

J. H. Grange

371

Mrs J. H. Stange

Sean

Stange Mrs J. H.

Under that he is not a — plant
& Consequently
Cannot give
the requisite
information

372

the D.P.W. are higher rates than planters do. This remark applies more directly to plantation labour. Contracts are given out at high rates, and the coolies are able to earn more money by working even a less time than the usual working hours would enable. From the tabular statement it will be seen that while the figures in the Madras and Bombay districts are good and in fact many of them are excellent the Straits cannot be expected to. The statistics up to date have not exceeded upon it in less than £15,000. The crop has not yet been sufficient to pay current expenses. All the returning planters are supplied with passages free of charge to the Tamil districts of the Madras Presidency. Labour under a high annual assessment for land, besides the price originally paid at the time of purchase. This assessment has lately been abolished during the first five years of an estate's existence, but afterwards they are less able to pay it than planters in districts more suitable for the growth of tea. whose are not assessed in anything like the same degree.

Many planters, particularly those situated in a remote district of the hills and at a distance from a bazaar, have difficulty in recruiting coolies, and the difficulty is increased by the fact that the Government, that is for instance

the actual effects of latitude and [illegible] to the elevation. 37.4 [illegible]

[illegible] 48 11/12

the plantations in the Madras Presidency labour under a high annual assessment for land, besides the price originally paid at the time of purchase. This assessment has lately been abolished during the first five years of an estate's existence, but afterwards they are less able to pay it than planters in districts more suitable for the growth of tea. whose are not assessed in anything like the same degree.

Many planters, particularly those situated in a remote district of the hills and at a distance from a bazaar, have difficulty in recruiting coolies, and the difficulty is increased by the fact that the Government, that is for instance

service to them. I shall continue
by repeating what I replied then
To those who intend opening
up an estate it would be a
benefit to receive seed or seedling
but for those whose estate are
already formed it would be a
great assistance were Government
to buy the produce at a fixed
rate for the use of the troops
instead of purchasing the tea
produced in a foreign country
I have the honour to be
Sir
Your most obedient Servant
J. G. Lindley

[illegible] to know in
way I [illegible] could

Captain C. J. Jennings

Calculations

Calcd 1st } Augt 1st
Recond 1st } 1st

3861

Remark

Jennings Captain C. J.

Claim that Considerable
damage done
Sea Plants by
porcupines and
request that Govt
may be moved in
terms of the enclosed declara-
tion of these animals
to Lancelin &c
3 Miles for each
porcupine killed

will be found
upon [illegible] planted, and by this means
I have killed more than fifteen, but in
spite of my efforts I find the soil increasing
and I must crave the assistance of Government
and pray that the Reward which was
existence up to 1857 or 58 may be renewed.

An inspection of the Estate will show
you how serious the injury I have sustained
is. Should you wish & visit it I shall
be happy to accompany you.

I have the honor to be
Sir
Your most obedient Servant
C. L. Symmonds

To/ The Commissioner
Wilgherries

Octr 28th 18[illegible]

Sir

In forwarding upon the enclosed Circular
Queries regarding my Tea plantation
I would with reference to Para 6 of the
letter from the Secretary to the Govt. of
India - Department of Commerce &
Trade - desire to point out that the
chief obstacle to the development of
this cultivation in my locality is
the rapidly increasing number of
Porcupines - In the last three years
in spite of every precaution, not less
than 5 acres of my plantation, planted
with trees between 3 and 5 years old,
have been entirely destroyed.

Owing to the very slow growth of
the plant at this elevation, (the
tree does not come to maturity under
8 years) it is desirable that planters
in this locality, should not, as compared
with those in other districts, labour
under any disadvantage in acquir-
-ing land, or in the matter of ass-
-essment.

except on those points to which
I have alluded, I am not aware
that any obstacles exist in
this locality to the full develop-
ment of the cultivation.
As to the quality of the crop there
is no doubt, and with regard
to the yield per acre, there
is every promise that it
will prove fully remunerative

I have the honor to be
Sir
Your most obedient Servt
R. Jennings

3886

Malaga 5 Oktober 1872

M. Cetnik Co
Commissio Militaire

Rendu. Mit ergebenen Gruß
Folge 7 des Reglements 5 zweite Frage
Jaun wurde 6 Kameraden zur mündlichen
Vernehmung wegen Verletzung der
militärischen Subordination
7 Tage. Arrest schärfen
2 Mal hintereinander
Hochachtungsvoll
Commandant

2024
187

Rec. 503/73

Capitain C. J. Jenny
(Catacomm)

Dated D 28.

1102

Pl. D 28 Augt/74
In Bat. 282
Judgm. No 6800/12

384

Mr W. Baddeley

Reader.

Encl. 5
Red 7 } Jan 1776

Sir

Liddell Esq.

Claim Table is not able to furnish the information called for regarding

As regards obstacles to Enclosure of Sea cultivation on the Hills, I see no reason to over-ride by the existing Rules of Commencement viz 2 Rs an acre for Forest land, and 8 as for grass land. The Rules are moderate and even if grass on impassible hay on a fairly productive Estate when once in full bearing

The burden however is not intended to devolve until the Estate is in full bearing and possibly there may be some ground for Complaint here & there in respect to grass land taken

Cattle. To prohibit keeping
persons other than Settlers upon
Crown Lands without a
Pen Ticket at the Public
Sales &c. comes with full
force & bearing within
6 years and should
Extend to the free tenancy
of Farms as at present
to the claim of land. I
see no reason for stocking
the rest of free land
Commissioner's Selection
effort to a Failure from
the date of Occupation.
I would Extend the
same privileges to both
and also to land Reserved
for fuel Plantations.

As regards Grazing
Land I do not think
the having Pre-emptive
Concessions included
in a Planter desirable.
Exclusive Occupancy
he must pay the same
Rate of Rent - Rent as

the same privileges of
5 years free occupancy
British Farmers
Cattle Land for
participation in the
Crown Land Privileges
of the Hills and
their cattle over extended
areas of waste. I do
not think this
matter pressing.

Shaneling felt
that the sale of land
on the Hills by auction
under the existing obstacles
was inconsistent with
is a very substantial
grievance and should if
possible be removed.

I think that the rule
in this respect is both
objectionable & oppressive
for the simple fact is that
the Squatters in many

Monarch

[illegible] of [illegible]
land still available
on the Hill with Sewell
an application for it. He
shows that the system
is not recommended in
practice (Mr Longhurst)
land jobbing. and there
is no doubt that it is
[illegible] unfair to, and
disliked by, those who
(it is our object to attract)
[illegible] I am therefore
inclined to recommend
the abrogation of this
system beyond certain
limits - say 3 to 5 miles
round Each Hill Station
and the lines thereof
to fix a fairly moderate
upset price for all lands
that might be found to
differ materially from
different kinds of
of the Hills - in the Forests
it would be right - subject

Sewell

of course to the amount
and stipulations
designed. to secure
the Crown fuller of the
purchasers. the land
now found an industry
which is likely to take
on Mr Sewell's and I
would no longer treat
its agricultural lands
as we might treat Ceylon
lots. Woodlands
might be subjected to
special valuation
with reference to the
standing timber.

I do not think that
any of the other recommendations
of the Board - E.g. the
Burbain gardens, alteration
of the Crown Land Ordi-
nance Superintendent

I would refer these
matters to Mr Cockerell
and the Board and
call

Calls for a Report by
Inspectors appointed with
the Contents of Lands
on Three Hills (Bridges
Col. Morgan & others) for
Consideration
Col 760 760

407

1102

53/1102

Revenue Department.

No. 1102

PROCEEDINGS of the MADRAS GOVERNMENT.

Under date the 28th ~~June~~ August 1874.

READ the following Opn. of the Bd of Rev.

Subj. with remarks Report of Commissioner on Tea Cultivation on Nilgherries } H. E. 14th Feby. 1873, No. 207.

The information about tea contained in these Proceedings has already been communicated to the Govt of India.

2. His Excellency the Governor in Council now proceeds to remark on some of the points raised by the Commissioner.

1st 1910.

3. As regards c.c. clauses to extension of cultivation he sees no reason to modify the existing rates of assessment viz 2 Rs an acre for Forest land and 8 annas for grass land. Both rates are moderate and would prove an almost inappreciable tax on a fairly productive Estate when once in full bearing.

4. The burden however is not intended to descend until the Estate is in full bearing and possibly there may be some ground for complaint here especially as respects grass land taken up for

for plantations. Fuller experience seems to show that a Tea Estate at this altitude scarcely comes into full average bearing within 5 years, and the Govt therefore resolve to extend the free tenancy in respect of this class of land. They see no reason for exacting the rent of grass land (an inferior soil) taken up for tea plantations from the date of occupation. Both forest and grass land will therefore be put on the same footing when taken up for tea cultivation and grass land for fuel plantations will

will be similarly treated.

5. The Governor in Council is aware that the sale of land on the Hills by auction under the existing rules ~~and the practice & exclusion of persons unwilling to plant from the privileges to which he~~ ~~is entitled by~~ ~~other parts of India under the same~~ ~~land tenure~~ presents ~~no impediments~~ to cultivation ~~& improvements~~ which it may be desirable to remove.

6. ~~He thinks that the rule in this respect may be reconsidered, for~~ ~~there is the fact that~~ Many thousands of acres of

of land are still available with scarcely any applicant and this leads to slow settlement & encroachments may no longer be needed.

7. His Excellency in Council is therefore willing to consider whether it may be possible to abrogate this system beyond certain limits - say 3 to 5 miles round the Hill stations, and in lieu thereof to charge a very moderate upset price which might be fixed at different rates for different Districts of the Hills for all classes, subject of course to the assessment and stipulations intended to

to secure the bona fides of the purchasers. Wood-lands might be subjected to a special rate, and valuation with reference to the standing timber.

8. He resolves to refer this matter to the Commissioner and the Board for consideration and report as to the advisability of a change and the manner in which it should be carried out. The Commissioner should associate with himself in the enquiry Lieut. Colonel Morgan, and any other gentlemen well acquainted with the condition of land on the Hills.

9. The Governor in Council concurs in the remarks of the Board as regards the establishment of a gardien at Burliar and the amendment of Act XIII of 1859. He sees no occasion to take any action in the

way of offering a prize for a sifting machine or of renewing the reward for the destruction of Porcupines. The question of the appointment of an Honorary Magistrate at Kotagiri will be considered in the Judicial Department.

Ext. Issued in Council 28.8.74

To Board's Minute 2 Eng. Dec. 1874
Jud. Dept. —
Commr. of Nilgiris Dec. 1874.

