

MADRAS RECORD OFFICE.

Government of Madras.

Revenue DEPARTMENT.

G.O. No. 593

Press.
Mis.

252-259

Dated 14-3-1861.

Not to be folded or roughly handled

*Proceedings of the Madras Government, Revenue Department,
14th March 1861.*

Read the following letters :—

No. 252. From Major W. H. WAPSHARE, Secretary Ootacamund Improvement Committee, to J. D. BOURDILLON, Esq., Secretary to Government, Revenue Department, Fort Saint George, dated Ootacamund, 24th December 1860.

SIR,

By desire of the Ootacamund Improvement Committee, I have the honor to request that you will lay the enclosed extract of their Proceedings of this day's date before Government for consideration, and for sanction to the measures therein proposed.

Extract of Proceedings of the Ootacamund Improvement Committee of the 24th of December 1860.
PRESENT.

Messrs. Ouchterlony, Nesbitt, Mackay, Wapshare.

From E. B. THOMAS, Esq., President, to Major W. H. WAPSHARE, Secretary Improvement Committee.

SIR,

No. 359. In reference to paragraph 7 of the Proceedings of the Ootacamund Improvement Committee which reached me (on circuit) this day, I would beg to object strongly to the sale of the land applied for by Messrs. Framjee and Co. It has always been my endeavour (and I think quite necessary, both for the appearance and health of the place), to avoid shutting up and enclosing the few vacant places left at Ootacamund. They may also be required hereafter for *public purposes*, when no available public land will be left. I have refused this land to several parties. I believe I have two votes as President, and I must record them both against such sale, on public grounds; and request if the Committee differ from me a reference to Government before such sale.

Read also Minute by J. Ouchterlony, Esq., as follows :—

1. The general objection taken by the Collector would be an impediment to the sale of any land, unless in a remote quarter, and when urged so vaguely it would not of itself have sufficient force to stay our Proceedings.

2. The pretensions of the President to have two votes in respect of our proceedings, and that even when absent from our meetings has already been disposed of by Government and therefore we are not called on to discuss what is really so very preposterous.

3. But Dr. Mackay, who was not present at our former meeting, has explained that although nothing appears on our records on the subject, there was on a former occasion an objection made to the sale of the particular piece of land applied for by Messrs. Framjee and Co., on the ground that it *might*, and that probably be required for some public purpose. Such a fact induces me to consider that we ought to pause ere we effect its sale : while at the same time it seems to compel our bringing under review the whole circumstances connected with these sales of land. These circumstances I understand to be as follows :—

4. When the late Governor of Madras Sir Charles Trevelyan was on the hills, he found that the survey of Ootacamund presented a deficiency of means for accurately laying out the remaining waste lands of the place, and to remedy this His Excellency proposed that there should be a new Survey on a large scale : to facilitate the accomplishment of which Mr. Broshnahan was to be brought to the hills.

5. In the first instance Mr. Sub-Engineer Williams was placed under the Committee for the object in view, but without here inquiring into the cause, the fact remains that during a lapse of months, a very insignificant progress was made with the proposed Survey.

6. Owing to mis-understandings which seem to have prevented Mr. Broshnahan from becoming aware of his actual position this state of things in regard to a Survey on a large scale has not been remedied since his arrival.

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7. Meanwhile however it seems to have been apparent to the Committee that sales of land might be indefinitely postponed if left until the completion of the Survey, and so applications have been received, Surveys of detached spots made (of course to the impediment of the general work) and sales of land effected.

8. But I think there cannot be a question that this has been a scrambling un-systematic and un-business like *cause* to act on. It must almost indefinitely retard the accurate determination of spots and sites in the station, and it will every day more and more enhance the difficulty of parcelling and lotting out the waste land so as to promote its being disposed of to the best pecuniary advantage, and the greatest convenience to the public.

9. It appears to me that our most advisable course is to postpone all sales, save in the exceptional case which I will presently notice, till the proposed Survey (of Ootacamund) on a large scale has been completed. The advantage of this will be that we can then in conjunction with the Collector and under submission to the Government determine what sites shall be reserved for any probable future wants of the Government, he can lay out roads in the directions conducive to general public utility, and to the development of valuable sites for purposes of traffic: he can lot and parcel out land according to its adaptation to peculiar circumstances; and we can determine an upset price for such according to its relative value, and not as at present put up all at a uniform rate, where accident may lose to Government, and to the community the real value belonging to the land.

10. In this latter particular I propose to act only as is done in the disposal of land every where else where there is an established town. In the cities of Australia, town lots are sold by the foot length of frontage. In the neighbouring Island of Ceylon a glance at the advertized sales of Crown land will show how the upset price constantly varies according to the situation of the land to be disposed of. To take the land applied for by Messrs. Framjee and Co., and which we have divided into three lots because of its central situation and high road frontage qualifying it so eminently for shops, it seems unreasonable to offer it for sale at the same rate, ten Rupees an acre, as is affixed to the most remote and comparatively valueless land; when it is perhaps no exaggeration to say that the former is worth 50 or 100 times that ordinary upset price. It may be urged that competition will remedy this, and ensure the realization of a full market value, but it must be borne in mind that there can be *combination* as well as *competition*, and that the first might succeed without much difficulty in causing a loss to the station of what it ought legitimately to reap.

11. The exception I would make to a cessation of sales of land is in the case of a party seeking any for a *bond fide* building purpose, this might be at once surveyed, and sold at auction according to the discretion of the Committee.

12. I propose therefore that we specially communicate to Government our proceedings of this day, and ask its sanction.

(1st.) For Mr. Brosnahan being authorized to proceed with the general survey as expeditiously as possible, such being done under the direction of the Committee of whose body they request that the District Engineer of Coimbatore as such may be made an ex-officio Member.

(2nd.) For their being empowered to suspend sales of land until such survey shall be completed in whole or in part, and with the latter, according as any section may admit of spots being reserved, roads laid out, and the remainder parcelled, lotted, and valued according to a general system for the station.

(3rd.) For the Committees so acting in reference to every sufficient section of the survey, and valuing lots according to their relative value in respect of position, frontage or other advantage, and,

(4th.) For their proceedings with local improvements according as the funds now at their disposal may admit, and for their receiving additional pecuniary aid from Government as any special circumstances may warrant, until the completion of the Survey or any sufficient part thereof may admit of the resumption of the land sales: when such advance of money will have to be repaid from their proceeds.

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14th March 1861.*

13. I would observe in conclusion that the course here proposed, as regards a general survey is in accordance with the 1st and 2nd recommendation, of Sir C. Trevelyan in paragraph 23 of His Excellency's Minute, dated 23rd February 1860.

December 24th 1860.

(Signed) J. OUCHTERLONY.

1. The Committee resolve to adopt the above Minute; that the sale of the land applied for by Messrs. Framjee and Co., advertized for the 14th January next do not take place: and that these proceedings be forwarded for the consideration of Government.

2. Resolved with reference to the foregoing resolution that the sales of lands already advertized be proceeded with, inasmuch as with the exception of that applied for by Messrs. Framjee and Co., they lie on the outskirts of the station, and the disposal of them now is not likely to affect any general system of allotment: but that the order for the sale of the land applied for by Messrs. Framjee and Co. be cancelled, since such appears to have been before objected to by the Committee.

(True Extract.)

(Signed) W. H. WAPSHARE, Major,

Secretary Ootacamund Improvement Committee.

No. 253. From Lieutenant-Colonel W. H. HORSLEY, Chief Engineer, to J. D. BOURDILLON, Esq., Secretary to Government, Public Works Department, Fort Saint George, dated Chepauk, 1st March 1861, No. 10,513.

SIR,

1. With reference to the Proceedings of Government, dated 18th and 20th December 1860, Nos. 2,594 and 2,611, I have the honor to submit letters, as per margin, relative to the fitness of Mr. Sub-Engineer Williams for his situation in the Public Works Department.

2. Owing to the heavy arrears in his Office the District Engineer of Coimbatore has been prevented from visiting the Neilgherry range and is consequently unable to report fully on Mr. Williams' qualifications as a Surveyor, he, however, represents him to be perfectly ignorant of his ordinary duties or else most reprehensibly inattentive to them, "and to be quite unfitted for the executive charge of a range." I, therefore, propose that he shall at once be relieved of it, as

although the Collector of Coimbatore reports* that after

* In letter, dated 29th December 1860, many years acquaintance with Mr. Williams he has never found him wanting nor heard his efficiency

doubted," it is clear that he is not competent to conduct

the duties at present assigned to him, and that whatever his efficiency as a Surveyor may formerly have been, he has failed to give satisfaction as an Executive Officer in the Department.

3. I accordingly recommend that Captain Farewell be authorized to take charge of the Neilgherry range, the Kunur and Ségúr Gháts inclusive, and to conduct the duties thereof as Executive Officer under the control of the District Engineer of Coimbatore in addition to those connected with the works at Wellington, where there is now, comparatively, but little doing, and that, pending the receipt of the report promised by Captain Goddard in his letter of the 11th February 1861, No. 415, Mr. Williams be placed under Captain Farewell's orders for general employment as a Subordinate in the range.

4. I would further suggest that Captain Farewell be appointed a member of the Ootacamund Improvement Committee, and that a Surveyor on a monthly salary of 70 Rupees be appointed

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14th March 1861.

by the Committee to assist Mr. Williams in making such Surveys and Drawings as may be required, either by them or by the Collector.

No. 254.

ORDER THEREON, 14th March 1861, No. 593.

1. The Ootacamund Improvement Committee request the sanction of Government to certain proposals in their Proceedings of 24th December last, on the subject of the General Survey of the station and sales of land.

2. Adopting the views expressed in a Minute recorded by Mr. J. Ouchterlony, the Committee are desirous to proceed with and complete the General Survey as speedily as possible. The Government quite agree with them that no time should be lost in carrying out that object, and they fully approve the proposal to suspend all sales of land, except in the case of land required for a *bonâ fide* building purpose, until the General Survey shall have been completed in whole or in sufficient part.

3. The Government regret that the services of Mr. Brosnahan cannot now be made available for employment under the Committee; but His Excellency in Council resolves, in accordance with the Chief Engineer's recommendation in the letter above recorded, to modify the order of 23rd November, No. 2425, with the view of facilitating the Committee's work. Captain Farewell, Special Executive Officer at Wellington, will have charge of the Neilgherry range including the Ghâts. Captain Gib, Assistant Conservator of Forests, now in charge of the Ségur Ghât, will be relieved of that charge.

4. Mr. Williams will be under the sole orders of Captain Farewell; whose duty it will be to arrange as far as possible for the performance of Survey work required either by the Improvement Committee or by the Collector. In both cases Captain Farewell will satisfy himself that when so employed Mr. Williams is occupied only on work proper for him to do; especially with reference to paragraph 2 of the Order of Government of June 6th 1860, No. 1,178. Mr. Williams is not to be employed by the Collector either to collect quit-rent or settle disputes respecting the boundaries of private land, or to Survey private property.

5. In the duties now entrusted to him Captain Farewell will be subordinate to the District Engineer, who is an *ex-officio* Member of the Committee; and the Government resolve also to appoint Captain Farewell himself to be a Member of the Committee.

6. The Government fully approve and sanction the proposal made by Mr. Ouchterlony to fix the upset price of lots within the station of Ootacamund, according to their relative value in respect of position, frontage, and other advantages.

(Signed) J. D. BOURDILLON,
Secretary to Government.

The Secretary
Ootacamund Improvement Committee

To the Secretary to Government
Revenue Department.

By order of the Ootacamund
Improvement Committee I have
the honor to request that you
will lay the enclosed extract of
their Proceedings of this day's date
before Government for consideration
and sanction to the measures therein
proposed.

I have the honor to be,
Sir,

Your most obedient servant
W. H. Waples Esq. Major
Secretary Ootacamund Improvement Committee

Ootacamund
24 Decr 1860.

that 70 Vesp. a month has already
been made available for engaging
an Assistant Surveyor under the
Committee. J. M.

March 2.

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 of making the shoes, &c.
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decided to abolish
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the sale of land

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From the Palace
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Journal

Charles & J. Deems
 Rec'd 28th 1868.

No. 7-1
No. 93. 14 March 1870

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the land adjacent
for by the Committee
No -

Wm Lloyd Garrison

R.D.

No. 593.

Proceedings of the Madras Government

Under date the 14th March 1861 -

Read the following letter from
The Secretary Colacamund
Improvement Committee

Forwards for sanction
measures therein proposed
extract from the Proceedings
in Committee respecting the
General Survey of Colacamund
sales of land.

in Chief Engineer
Relative to the fitness of Mr. Sub Eng^r Williams
is situation in the Dept. and recommending that
Mr. Farewell be placed in charge of the Station
and appointed a member of the Survey Committee
suggesting that a Surveyor be appointed by the Committee
at Mr. Williams in making such Surveys as may
be required.

(Now enter 24th Decr 1860 & No

(Now enter 21 March 1861 No 10513)

The Colacamund
Improvement Committee re:
quest the sanction of Govt
to certain proposals in their
Proceedings of 21st December
last on the subject of the General
survey of the Station and
sales of land.

2. Adopting the
views expressed in a minute
recorded by Mr. J. Ouchterlony,
the Committee are desirous to
proceed with and complete the
General Survey as speedily
as

In a general rule I do not think
that the Govt should hand
over to irresponsible persons
the charge of Govt work, but in
this instance I do not think

W M

No 253 -

in charge of Mr. Williams
and add different a
minutes by the Engineer.
minutes Committee,
also suggesting the Survey
be appointed by the
Committee to provide
Mr. Williams in making
such surveys as may
be required.

Received 18th March 1861
at 4th 10513
4-8-61
Submitted with
reference to the Proceedings
of Government dated 18th
and 20 December 1860 & No
2594 and 2611 letters from
Mr. Ouchterlony and Mr. Williams
relative to the fitness of
Mr. Sub Engineer Williams
for his situation in the
Department and recom-
mending that Captain
Farewell be placed

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mending that Captain
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1723

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3. The Govt. regret that the services of Mr. Brosnahan cannot now be made available for employment under the Committee; but His Excellency in Council resolves, in accordance with the Chief Secy's recommendation in the letter above ~~referred to the Chief Secy's~~ ~~recorded~~ ~~made in a direct official communication~~ to modify the order of 23rd November No. 2425, with the view of facilitating the Committee's work. Captain Farewell, Special Ex. Officer at

Asst Conservator of Forests, now in charge of the Squir Grant will be relieved of that charge.

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4. Mr. Williams will be under the sole orders of Captain Farewell; whose duty it will be to arrange as far as possible for the performance of Survey work required either by the Improvement Committee or by the Collector. In both cases Captain Farewell will satisfy himself that when so employed Mr. Williams is occupied only on work proper for him to do; especially with reference to Para 2 of the order of Govt. of June 6th/60, No. 1148. Mr. Williams is not to be employed by the Collector either to collect quit rent or settle disputes respecting the boundaries of private land, or to survey private property.

5. In the duties now entrusted

entrusted to him Captain Farewell will be subordinate to the District Engineer who is an ex officio Member of the Committee; and the Gov^l resolve also to appoint Captain Farewell himself to be a Member of the Committee.

8. The Gov^l fully approve and sanction the proposal made by Mr. Ouchterlony to fix the upset price of lots within the Station of Cotacani according to their relative value in respect of position, frontage, and other advantages.

[Signature]

7 Copies

To The Ord^r Insp^t Comdr
Chief Engineer

10. Chief Engineer

13. Board of Res^t

1. Coll^r of Comptrol^r

3. Civil Aud^r

1. Cap. Farewell

[Signature]

Recommend Improvements

Linnæus

Revenue 1861 Department.

Price of Govt for March.

1593.

Pro: of the Madras Govt.

Of 14' all are sh \$61.

From the Octave of the Imperial Council

7th May/61 Cr. 1143 (up to the quarter ending 31 March/61)

Passing orders on certain

proposals in the Proceedings of the

Potacumund Improvement Com.

committee on the subject of the General

Survey of the station and sales of

No 252 at 254 -