

(No. 2.)



1866.

SESSION II.

T A S M A N I A.

WORK PERFORMED IN SURVEY
DEPARTMENT.

LETTER FROM SURVEYOR-GENERAL, AND RETURNS.

Laid upon the Table by the Colonial Treasurer, and ordered by the House to be
printed, 21 November, 1866.



Survey Department, 29th August, 1866.

SIR,

As the consideration of the Land Fund Estimates for 1867 will, I presume, be under the review of the House of Assembly in a few days; I deem it my duty to furnish you with Returns showing the operations of the Survey Department in the field as well as in the in-door branch, drafting and clerical, during the year ending the 31st of July last, in order that some idea may be formed of the multifarious duties performed, in addition to the mere marking off and selling portions of the Crown Estate. I think this the more necessary, as upon my recommendation provision has been made in our Estimates for the services of two clerks additional to, what may appear to those unacquainted with the work of the Office, an already extensive establishment.

My reasons for the proposed increase to the Clerical Staff are fully set forth in a letter which I had the honor of addressing to you on the 29th of January last, a copy of which is annexed.

As regards the Field Branch of the Department, you are aware that it consists entirely of Contract Surveyors whose surveys are paid for in accordance with a scale approved by the Government. They are chiefly employed in marking off lands for sale and for new grants, the survey fees of which are either paid in advance by applicants, or added to the upset price of the land when offered for sale; so that eventually the greater portion of the sum placed upon the Estimates for Contract Surveys is returned to the Treasury. About one-sixth of the whole amount, however, is paid for Road Surveys, to give access to the lands marked off, and for lines of connection, which of course is not recovered.

During the year ending the 31st of July last the sum of £5913 8s. 1d. has been paid for Contract Surveys, and £4780 10s. either deposited in advance by applicants or recovered on lands put up to auction, by adding the survey fees to the upset price.

In former years the sum voted for Contract Surveys appeared on the Estimates of the Fixed Establishment; but I am glad to find that it is not so shown in those for 1867, as in fact it is merely an advance by the Government, and, as already stated, is mainly recovered afterwards.

Some of the District Surveyors are occasionally engaged upon Surveys connected with the Reproductive Works Scheme, for which they are paid out of the sums set apart for each particular work, and many valuable Reports have been furnished by them respecting the good available lands in their Districts. They are all required to give gratuitous information to persons desirous of obtaining land in their Districts, as well as to this Office, on many questions which are referred to them, and which their local knowledge enables them to supply. There are fourteen Contract Surveyors, and their average earnings, after deducting expenses of party, &c., are barely sufficient to induce them to remain in the Colony,—their absence from which would entail serious inconvenience to the Survey Department, as well as considerable loss to the Revenue, as it would be impossible to supply their places with new hands, even supposing, with the small inducement to be held out, they could be obtained.

A glance at the Returns connected with the Clerical and Drafting Branch will show the multifarious transactions of the Department, and that the several Officers are kept fully employed. Apart, however, from the various items set forth in the Returns, a considerable portion of my own time, and the time of the Deputy-Commissioner of Crown Lands, and the Chief and Second Draftsmen, is taken up in giving information to the public,—indeed nearly one-half of the time of the latter may be safely said to be absorbed in this way.

The apportionment of one-fourth of the Land Fund to the several Road Districts has considerably increased the duties of the office, inasmuch as the several items of Revenue have to be gone over with the Plans to ascertain the amounts received in the respective Districts; and even afterwards, much time is taken up in sub-dividing the Districts at the instance of the Local Boards of

Works, in order that it may be seen from what particular parts of the Districts the money has been derived, with a view to its expenditure therein.

My appointment as Gold Commissioner has not only required some attention from myself, but it has necessitated the employment of the Second Clerk on duties quite foreign to those he has to perform in connection with this office, which are detailed in the Clerical Return of Work; but of course it is impossible to show the time taken up in filling up applications, and affording information to persons desirous of applying for mining leases, prospecting claims, &c.

It may not be out of place to refer to the Report of the Royal Commission (Southern Side) on Public Departments in 1863. Referring to this Department, the Commissioners observe—"After a careful consideration and examination of the *vivá voce* and written statements, and very elaborate and comprehensive Tabular Returns of the Surveyor-General, we are not prepared to suggest any alteration in the system pursued in the Survey Department as detailed by Mr. Calder: a very large amount of public business is transacted, a large amount of revenue collected, and a considerable quantity of land annually surveyed, offered for sale, and disposed of, by auction, private contract, or selection; a variety of useful and valuable charts and other records constructed and preserved in the Survey Office, at what may be deemed a reasonably moderate cost to the public."

In conclusion, I would remark, that were it possible to suggest any reductions in the staff of the Department consistently with its operations being efficiently carried out, I should not hesitate to propose them; but so long as I am responsible for the duties devolving upon it being satisfactorily discharged, I hope that my efforts to give satisfaction may not be crippled by any reduction of the strength which I believe to be essential for the purpose.

I have the honor to be,

Sir,

Your very obedient Servant,

J. E. CALDER, *Surveyor-General.*

The Honorable the Colonial Treasurer.

(COPY.)

Survey Department, 29th January, 1866.

SIR,

In the Land Fund Estimates for last year £300 were voted "for Clerical Assistance to provide for bringing up arrears of work." Of this sum £233 have been expended up to 31st December last, leaving a balance of £67 available for this service.

You are aware, from personal explanations made to you, that I have lately had to introduce a new practice into the business of this office, namely of sending *written* instead of *printed* notices to the numerous purchasers and lessees of the Crown Lands who were indebted to the Revenue, which last-named notices I found had frequently no manner of effect: the change, I am glad to say, has proved most beneficial, and brought up the Revenue beyond the estimated amount, which I confess at one time I saw no chance whatever of obtaining, on account of several heavy and quite unexpected defaults which occurred during the course of the year,—in one instance of very nearly £4000 due to the Revenue by a single family, of which every farthing was lost. To write the multitude of circular letters that issued from this office to crown debtors I was obliged to employ the two Temporary Clerks who were engaged in bringing up the arrears of work under the Parliamentary Vote above referred to.

The sums actually recovered from Defaulters by this means amounted to £872 13s., which were actually set down as money lost, besides so expediting the payment of between £3000 and £4000 due, but which might have been deferred, as to bring it into the Treasury in 1865 instead of early in 1866. Thus the heavy losses above referred to had no effect in preventing us making up our Revenue to more than the Estimate by at least £1000.

Seeing the very beneficial results of these written notices, I respectfully submit that it would be a prudent step to continue the practice during the current year when £73,870 are expected from the land, which will require some work, and tax the energies of this Department to collect.

To enable me to carry out the design I have in view I shall require a sum of £182 10s., for which I have the honor to request you will obtain the authority of the Governor in Council, to include in a Supplementary Estimate for this year; and as we have £67 (unexpended of the Parliamentary Vote of £300 for bringing up arrears) already in hand, it is only an expenditure of £115 10s. I am asking for.

It is unnecessary for me to expatiate upon the great importance of keeping up our Land Revenue, and equally so that the work of this office, where promptness of operation is so essential to success, should not get into arrear.

I therefore trust you will be good enough to approve of my proposition. The sum I ask for is small, and for which I confidently promise a twenty-fold return.

The estimated Revenue for 1866 is £73,870, and I am quite sure we must not relax our efforts if this large sum is to be realised in times like the present.

I remain,
Sir,

Your very obedient Servant,

J. E. CALDER.

The Honorable the Colonial Treasurer.

RETURN of WORK performed in the DRAFTING BRANCH of the SURVEY DEPARTMENT during the Year ending 31st July, 1866.

<i>Nature of Work.</i>	<i>Number.</i>	<i>Remarks.</i>
Examination of Surveys	761.	This is a work of the utmost importance; it is a check upon the correctness of the Surveyor's work: the whole is replotted, and the areas are recalculated, and the boundary lines examined as to encroachments or otherwise upon adjoining proprietors. Two Draftsmen are usually employed on this work; some Diagrams are twice replotted,—all at least once,—the areas are twice calculated, and then a final examination is made by a Senior Draftsman. This process is always adopted before any Diagram is acted upon. If this duty were not efficiently carried out endless confusion would ensue, and lawsuits between parties, and ultimate expense to the Government would be incurred.
Reducing and charting the same on General Plan	761.	All Purchase Applications are compared with Diagrams after reference to County Plans, numbers affixed to the Lots, Diagrams prepared for description, and Purchasers' names entered on Diagrams and General Plans after sale, and subsequently the Supreme Court enrolment of Grants recorded on Diagrams. On an average the preparation of each Sale would occupy one Draftsman for a fortnight, and this does not include the time taken up in preparing Lithographs. The Sale Plans prepared are compiled from each survey on a convenient scale. This and the Transfers occupy four Draftsmen exclusively for three weeks each Sale. If this number were not employed it would be impossible to publish the Lithographs in time.
Lands sold. { Town Lots.	274.	
{ Country Lots.	466.	
Compilations for Lithographic Stone	350.	
Transfers of the same	350.	
Copies of above struck off for distribution	27,800	Upwards of 3550 (sheets) of these were County Plans, which are very much larger than ordinary ones.
Applications to purchase.	1037.	These have to be charted, Surveys ordered, Tracings prepared for Surveyor's guidance, then the process mentioned in Surveys received, Purchasers recorded on Diagrams, Diagrams prepared for agreement, grant, &c. Without a sufficient Staff the entries on the Plans would fall into arrear, consequently there would be great delay in answering applicants; and if Sales are not promptly entered on the Plans the same land may be sold to two parties. In former years this has actually occurred.

<i>Nature of Work.</i>	<i>Number.</i>	<i>Remarks.</i>
Applications to rent	184.	Either charted or otherwise disposed of.
Transfers of leased lots and lots purchased on credit	111.	Alterations in name recorded on County Plans and Diagrams.
County and other Plans	26.	Many of these Plans are very large; two Draftsmen have been employed on some three weeks, and on others one Draftsman six months. The compilation and reduction to one scale of the original surveys of all the Properties constituting a County takes up much time, and requires a great deal of skill and care. The Police, Road, and other District Plans occupy considerable portions of Counties, and show all the properties within their boundaries.
Surveyors, Police, Road, Municipal, and other District Plans	55.	
Tracings	1487.	Some of these Tracings will occupy one Draftsman a week.
Papers and Memos. answered by Chief Draftsman	2500.	This is an average of the number of Papers during the twelve months.
Lithographs, parts of	170.	Entered up and used instead of Tracings.
Diagrams prepared for Grants	438.	
Claims for Grants, Real Property Act and Supreme Court	77.	Each Grant involves the following work :—Investigating situations, boundaries, &c., ordering Surveys, preparing Tracings for Surveyor's guidance, and the same examination as in Surveys received, entering caveat or otherwise, and, where necessary, production of evidence before Judges. Searching through the Plans and Records for original Titles occupies much time, indeed frequently two persons have been so occupied for more than half a day.
Certificates of old locations for Judges	16.	
Surveyors' Accounts examined	200.	Examined as to correctness of charge, length of roads, areas, and whether Survey necessary or not. Upwards of £500 in one year have been saved to the Government by cancelling items in these Accounts.
Timber Licence Descriptions	612.	
Reductions and compilations not included before	24.	
Descriptions of the boundaries of Municipal, Road, and other Districts	13.	
Descriptions of Roads	23.	
Descriptions of Townships	5.	These descriptions require great care in their preparation, as they are inserted in the Governor's Proclamations.
Reserves under 2nd Section Waste Lands Act"	27.	
Lists of Lessees in Road, Electoral, and other Districts	15.	As Lessees and Purchasers constantly change, Annual Lists are required.
Mounting Plans	65.	
Grant Deeds examined	825.	
Seven Auction Sales	2437 lots.	Numbered and prepared for description.
TOTAL ITEMS	38,688	
Information to the Public	—	76 days of one Draftsman's time have been employed on clerical work, and 100 days occupied in calculating areas, entering up enrolments, coloring, assorting, arranging, &c., not included in the foregoing list. One Draftsman's time is occupied for 3 hours on an average each day in affording information respecting old boundaries and old Titles, independently of information with reference to sale and rental of Land.

Survey Department, 29th August, 1866.

J. E. CALDER.

RETURN of WORK performed by the CLERICAL BRANCH of the SURVEY DEPARTMENT during the Year ending 31st July, 1866.

<i>Nature of Work.</i>	<i>Number.</i>	<i>Remarks.</i>
General Letters	3808	£29,696 15s. 2d. received by Survey Department and paid over to the Colonial Treasury.
Papers referred		
Miscellaneous Papers and Letters to Colonial Treasurer		
Copying ditto	3808	This Return will give some idea of the large amount of work actually performed; but it is quite impossible to show on paper <i>all</i> the business transacted in this office, such, for instance, as the very voluminous Returns compiled of Lands of Tasmania—equal at least to three months work for four persons; the compilation of numerous Returns furnished to the Colonial Treasurer and to Parliament, many of them of the most elaborate character.
Notices to pay Rent	2100	
Leases	260	
Agreements	764	
Instalment Notices	2600	
Accounts	248	
Returns and Salary Abstracts	404	
Entering ditto	404	
Letters and Papers to Surveyors	1152	
Entering ditto	1152	
Applications to Rent and Purchase	754	Collecting and affording information to the public takes up much time.
Ditto under 19th Section	467	
Lots described for sale	2437	One Register of Old Grants containing 1081 descriptions was copied.
Schedules of Description of Purchase Lots	385	
Ditto, Claims	57	A Classified Return showing all Lots available for selection under the 18th Section of <i>The Waste Lands Act</i> was prepared.
Certificates, (original and copies)	32	
Applications for Grants	54	
Grant Returns	42	I have on several occasions pointed out the necessity of having a fire-proof room for the very numerous and important documents, plans, &c., in this office, which could not possibly be replaced. Indeed, the loss of our Records would be nothing less than a national calamity. It is impossible to estimate the confusion and embarrassment to which both the Public and the Government would be subjected.
Grants examined and forwarded	825	
Requisitions, and entering same	54	
Timber Licences	612	
Papers registered, indexed, and numbered	1772	
Receipts	425	
Transfers	111	
Entering payments made on land sold	2342	
Purchases entered at Auction and under 18th and 19th Sections	676	
Reminders to Defaulters and Telegrams	700	
Lists of Surveyor's Instructions	48	33
Applications returned to Recorder of Titles for Surveys	33	
Placards, Sale Lists, and 18th Section Lists	6000	15
Lists of Lessees in Municipalities checked and copied	15	
Papers and Memoranda entered and forwarded to Chief Draftsman	1540	22
Applications under Gold Fields Regulations entered and recorded	22	
Prospecting Claims, ditto	13	10
Descriptions prepared for advertisement after approval of Governor in Council	10	
Letters, Memoranda, and Reports in connection with Gold Field Regulations	81	81
<i>Total Items</i>	36,217	

J. E. CALDER.

Survey Department, 29th August, 1866.

Survey Office, 31st August, 1866.

SIR,

WITH reference to the duties of the Inspector of Timber Licences, I have the honor to forward a copy of a Memorandum which I addressed to you on the 13th May, 1864, from which it will be seen that Mr. Laffer is not solely employed on the collection of Timber Licences, but on many occasions matters of much moment are referred to him for information, which is supplied without additional cost to the Government, whereas, had I not an Officer in the position held by Mr. Laffer, I should be compelled to employ a Surveyor at a cost of £2 2s. per diem.

I may add that the District supervised by Mr. Laffer extends from Hobart Town to Recherche Bay, including Bruni Island; and I cannot help impressing upon you that the salary awarded to this gentleman is quite inadequate to the importance of the multifarious duties performed by him.

I have the honor to be,

Sir,

Your very obedient Servant,

J. E. CALDER, *Surveyor-General.*

The Honorable the Colonial Treasurer.

EXTRACT from the Surveyor-General's Memorandum of 13th May, 1864.

MR. LAFFER is in my opinion one of the hardest worked and worst paid officials in the service. His duties necessarily oblige him to be away from home the greater part of his time, and he has to travel by land and water in all sorts of weather, and at considerable expense. Mr. Laffer is not only a valuable Officer as regards the collection of the Timber Licence Fees, but he is also very useful to refer to in many miscellaneous matters connected with the Department, without whose services a Contract Surveyor would have to be employed at a cost of £2 2s. per diem.

Mr. Laffer has the sole charge and control of the Timber Licence Fees collected in a very large District, extending from Hobart Town to Recherche Bay; and when it is considered that this Department derives much valuable assistance from his being stationed in that District, and that I can place every reliance on his strict integrity; I hope the Government will not hesitate in granting him One hundred and eighty Pounds (£180) per annum; which, even then, will scarcely be commensurate with the duties he performs so very satisfactorily.