



EAST AFR. PROT
20647

20647
REC'D 16 JUN 14

403

for
Relfield 14/6

1914

11 May

Last previous Paper.

for
40282

land in Jubaland

6 P.M.

In view of the fact that the
front without a return of
Juba River has entirely
the Federal Government
and has found

For the Government of Jubaland
no occupation license
has been issued for the
purpose of occupying the land
in the Jubaland area. The
Government of Jubaland
has not had contemplated in
the present case would have
come under the provision of
the Government had applied
desired to do so - at some date
specified - but it is asked
not to. It would have got an
occupation license qualifying
for a rate of 120/- per acre
for 99 years at a rent of 120/-
per acre without revision.

for
257 to June 14

Next subsequent Paper.

for
22382

I think that we should insist on
revision of rent.

With regard to (A) of Mr. Bottomley's
minute, the rate is only payable
for about 5 months in the year & for
the rest of the time either the
rent will be dependent on land
transport. The fact we are contemplating
considerable expense in the purchase
of land ^{from} ^{and} with the N. F. fact
of this will no doubt increase the
value of land along the river. I
therefore think that the fact may
reasonably show the ^{substantial} ^{independent} value
of the property.

It is conceivable also that the fact
may some day build a dam which
will be of great value to settlers near
the river entrance. I agree

10/12/14

Dr. 12.6.14

J. L. 12.6.14

£12.6.14.

Yes: insist on revision

J. L. 12.6.14

buildings in Kisumu and other established stores on the river. All these enterprises, including the... considerable... on staff, have involved him in a total... re of some 155,000.

Nasbit and... the East Africa...

... Association Limited... 100 120,000 to...

... 100 acres have... other works include...

... with subsidiary... of a...

... two... oil...

... 500... material value to...

... opening up of... of the land...

... been to a great extent due to their... From the commencement of their...

operations the Government has been largely dependent on the river... transport to... and at...

conveyance of supply... land is being entirely... It is also...

clear from the facts enumerated above that these gentlemen are prepared

prepared

prepared to risk large sums of money in the prosecution of undertakings which appear to them to offer a prospect of success.

On several occasions in the past Mr. Gabriel, on behalf of his friends, has intimated to the Government their desire to take up land under the usual conditions, as from their experience in the country they had become convinced that the riverine areas of the Jubba river possessed enormous possibilities, particularly in the

... of the Jubba river ... to my ... with their ...

... Sir Percy Girouard's opinion, with which I concur, is that the Jubba

is essentially a country for the poor of the land and was desirous of avoiding as long as possible the allotment of land in small holdings which might be taken up either as a speculative proposition or by persons who had not the capital necessary for proper development. It is true

that a certain number of farms were at one time allocated, but before his tenure of office expired Sir Percy gave orders that no further alienation of land in Jubaland was to be

themselves. They point out the only
economical and sound method of financing in

England is controlled by the Government

and the Government should control the

expenditure of the Government

and the Government should control the

proposals of the Government

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Government. He held his hand in consequence,
with the result that the rules of the present
day compel him to bid at auction.

I consider it to be manifestly in-
equitable that he should be so penalized, and

I therefore ask your authority to alienate to him, without auction, an area adjoining the Juba River, and situated approximately as shown on the enclosed map, not exceeding 15,000 acres, on the terms on which he would have obtained it had it been granted to him at the time when he desired to apply for it. It is true that under the Notice already quoted a licence of occupation should be granted in regard to the land, but in view of the fact that the applicant has already standing to the credit of the Government, and of his guarantees for future development, sympathizing with the view that such a procedural measure in this case quite unnecessary, and considering that the only equitable action would be to grant him a lease.

I have the honour to be,

etc.

Your humble, obedient servant,

Thomas Beckett

GOVERNOR.

Not republished

I therefore ask your authority to alienate to him, without auction, an area adjoining the Juba River, and situated approximately as shown on the enclosed map, not exceeding 15,000 acres on the terms on which he would have obtained it had it been granted to him at the time when he desired to apply for it. It is true that under the Notice already quoted a preliminary on-lease licence should be granted in the gold fields, but in view of the developments already existing in the gold fields, and the guarantees for future development, and the sympathy of the Government, such a preliminary measure in this case quite unnecessary and a waste of time. The only equitable action would be to grant the lease.

I have the honour to be,

etc.

Your humble, obedient servant,

Alaua Biffa

GOVERNOR.

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Exp



(No 581)

19th June 1914

Sir

DRAFT

I have pleasure to acknowledge the receipt of your letter of the 11th inst.

in reference to the application for a lease of land in the district of ...

... and in reply to inform you that the same has been referred to the ...

... and that the same will be dealt with as soon as possible.

I am, Sir, very respectfully,
Yours faithfully,

...

...

...

...

99 years ...

cents per acre ...

The 33rd and 66th years.

2. ... view of the retention

CELLIC RECORD SHEET

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* No 20647