

**PEKELILING PENGARAH TANAH DAN GALIAN SELANGOR
BILANGAN 1/1962**

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**TERMS AND CONDITIONS OF ALIENATION OF
COUNTRY TOWN AND VILLAGE LANDS
TO THE FEDERAL GOVERNMENT**

For the purpose of alienating land to the Federal Government the land can conveniently be classified as follows:-

- A According to the types of land
- (i) Country land outside Local Authority areas;
 - (ii) Country land within local authority area; and
 - (iii) Town and Village land.
- B According to the purpose for which for which the land is to be use
- (i) For purpose directly beneficial to the state i.e. social service such as schools, hospital, clinics etc.
 - (ii) For purpose of command benefit to all states such as Police, Defense, Federal Institution and quarters for Federal officers, office Buildings, Courts etc. and
 - (iii) For commercial undertakings, such as Post Office Telecommunications, Radio and Broadcasting, Television etc.

2. The State Government has now approved the term and conditions of alienations under each category as set out in annexure "A". This is to be followed in all cases of future alienation of State land to the Federal Government.

T.T
(MOHD ZIN BIN HAJI ABDUL HADI)
PESURUHJAYA TANAH DAN GALIAN
SELANGOR

Sel. Sec .5444(35)

Kuala Lumpur
10th February 1962

<u>PURPOSE</u>	<u>COUNTRY LAND OUTSIDE LOCAL AUTHORITY AREAS</u>
A. For purpose directly beneficial to the State, such as schools, hospitals excluding staff quarters, clinics, etc. (Social Services)	<p><u>Title</u> : Grant, E.M.R. or Lease of State Land for a term of years</p> <p><u>Premium</u> : RM 1/- per acre or part thereof (Nominal)</p> <p><u>Rent</u> : RM5/- per acre per annum or part thereof.</p> <p><u>Survey Fees</u> : Prescribed Rates</p> <p><u>Restriction in interest</u> : Nil</p> <p><u>Express Condition</u> : Grant : Lease : *</p>
B. For purpose of Common Benefit to all States such as Police, Defense, Federal Institution, quarters for Federal officers office buildings, Courts, etc.	<p><u>Title</u> : Grant, E.M.R. or Lease of State Land for a term of years</p> <p><u>Premium</u> : RM 150/- per acre (Maximum as prescribed for Rubber Land outside Malay Reservation.)</p> <p><u>Rent</u> : RM 10/- per acre per annum or part thereof.</p> <p><u>Survey Fees</u> : Prescribed Rates</p> <p><u>Restriction in interest</u> : Nil</p> <p><u>Express Condition</u> : Grant : + Lease : *</p>
C. For Commercial undertakings such as Post Office, Tele-Communications, Radio and Broadcasting, Television, etc.	<p><u>Title</u> : Grant or Lease of State Land for a term of years</p> <p><u>Premium</u> : Grant : Market Price (Capital Value) subject to a minimum of RM 150/- Lease : $\frac{1}{2}\%$ x Capital Value x per acre No. of years of Lease.</p> <p><u>Rent</u> : RM 30/- per acre per annum</p> <p><u>Survey Fees</u> : Prescribed Rates</p> <p><u>Restriction in interest</u> : Nil</p> <p><u>Express Condition</u> : Grant : + Lease : *</p>

+ Express Condition in respect of Country Land for Grant:

The implied condition as set out in Section 36 of the Land Code shall not apply to the land herein described.

APPENDIX "A"

TOWN AND VILLAGE LAND AND WITHIN AND LOCAL AUTHORITY AREA

Title : Grant or Lease of State Land for a term of years (Grant should be considered unless specific request for Lease of State Land is made.)

Premium : Grant : 1/6 of Market Price (Capital Value)
Lease : ½% x Capital Value x No. of years of Lease

Rent : 3% of actual premium paid.

Survey Fees : Prescribed Rates

Restriction in interest : Nil

Express Condition : Grant : Nil
Lease : *

Title : Grant or Lease of State Land for a term of years (Grant should be considered unless specific request for Lease of State Land is made.)

Premium : Grant : 1/3 of Market Price (Capital Value)
Lease : ½% x Capital Value x No. of years of Lease

Rent : 3% of actual premium paid.

Survey Fees : Prescribed Rates

Restriction in interest : Nil

Express Condition : Grant : Nil
Lease : *

Title : Grant or Lease of State Land for a term of years (Grant should be considered unless specific request for Lease of State Land is made.)

Premium : Grant : ½% of Market Price (Capital Value)
Lease : ½% x Capital Value x No. of years of Lease

Rent : 3% of actual premium paid.

Survey Fees : Prescribed Rates

Restriction in interest : Nil

Express Condition : Grant : Nil
Lease : *

(ii) It shall be a breach of condition (i) above if the land hereby leased ceases at anytime to be used for the purpose specified in condition (i) even though it be used for no other purpose.

RECOMMENDATIONS OF THE COMMITTEE

COUNTRY LAND WITHIN LOCAK AUTHORITY AREAS

<u>Title :</u>	Grant or Lease of State Land for a term of years.
<u>Premium :</u>	Grant : 1/6 of Market Price Lease : ¼% of Capital Value x No. of years of Lease
<u>Rent :</u>	3% of actual premium paid.
<u>Survey Fees :</u>	Prescribed Rates
<u>Restriction in interest :</u>	Nil
<u>Express Condition :</u>	Grant : + Lease : *

<u>Title :</u>	Grant or Lease of State Land for a term of years (Grant should be considered unless specific request for Lease of State Land is made.)
<u>Premium :</u>	Grant : 1/3 of Market Price (Capital Value) Lease : ¼% x Capital Value x No. of years of Lease
<u>Rent :</u>	3% of actual premium paid.
<u>Survey Fees :</u>	Prescribed Rates
<u>Restriction in interest :</u>	Nil
<u>Express Condition :</u>	Grant : + Lease : *

<u>Title :</u>	Grant or Lease of State Land for a term of years.
<u>Premium :</u>	Grant : ½ of Market Price (Capital Value) Lease : ½% x Capital Value x No. of years of Lease
<u>Rent :</u>	3% of actual premium paid.
<u>Survey Fees :</u>	Prescribed Rates
<u>Restriction in interest :</u>	Nil
<u>Express Condition :</u>	Grant : + Lease : *

Express Condition for Lease of State Land .:

- (i) Land hereby leased shall be used solely for the purpose of a(school etc.) and shall not be used for any other