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The Gazette of the Democratic Socialist Republic of Sri Lanka

අංක 2,325 - 2023 මාර්තු මස 24 වැනි සිකුරාදා - 2023.03.24

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(Published by Authority)

PART III — LANDS

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Note : Inland Revenue (Amendment) bill is published as a supplement to the part II of the Gazette of the Democratic Socialist Republic of Sri Lanka of March 10, 2023.

IMPORTANT NOTICE REGARDING ACCEPTANCE OF NOTICES FOR PUBLICATION IN THE WEEKLY "GAZETTE"

ATTENTION is drawn to the Notification appearing in the 1st week of every month, regarding the latest dates and times of acceptance of Notices for publication in the weekly *Gazettes*, at the end of every weekly *Gazette* of Democratic Socialist Republic of Sri Lanka.

All Notices to be published in the weekly *Gazettes* shall close at 12.00 noon of each Friday, two weeks before the date of publication. All Government Departments, corporations, Boards, etc. are hereby advised that Notifications fixing closing dates and times of applications in respect of Post-Vacancies, Examinations, Tender Notices and dates and times of Auction Sales, etc. should be prepared by giving adequate time both from the date of despatch of notices to Govt. Press and from the date of publication, thereby enabling those interested in the contents of such notices to actively and positively participate please note that inquiries and complaints made in respect of corrections pertaining to notification will not be entertained after **three months** from the date of publication.

All Notices to be published in the weekly *Gazettes* should reach Government Press two weeks before the date of publication *i.e.* Notices for publication in the weekly *Gazette* of 12th April 2023 should reach Government Press on or before 12.00 noon on 31st March, 2023.

Electronic Transactions Act, No. 19 of 2006 - Section 9

"Where any Act or Enactment provides that any proclamation, rule, regulation, order, by-law, notification or other matter shall be published in the *Gazette*, then such requirement shall be deemed to have been satisfied if such rule, regulation, order, by-law, notification or other matter is published in an electronic form of the *Gazette*."

GANGANI LIYANAGE,
Government Printer.

Department of Government Printing,
Colombo 08,
1st January, 2023.



This Gazette can be downloaded from www.documents.gov.lk

Miscellaneous Land Notices

Land Commissioner General's No.: 4/10/70401.
Provincial Land Commissioner's No.: SPLC/
GAL/03/03/03/214.

NOTIFICATION MADE UNDER STATE LAND REGULATION No. 21(2)

IT is hereby notified that for the purpose of Commercial, Jasin Basthiyan Arachchige Upul Priyananda has requested on lease a state land containing in extent about 0.291 Hectare out of extent marked Lot No. 570 as depicted in the F.V.P. 604, situated in the Village of Ambana with belongs to the Grama Niladhari Division of 94 L, Ambana North, coming within the area of authority of Alpitiya Divisional Secretariat in the District of Galle.

02. Given below are the boundaries of the land requested:

On the North by : Lot No. 571;
On the East by : Lot No. 571;
On the South by : Lot Nos. 571 and 569;
On the West by : Lot Nos. 569 and 571.

The land requested can be given on lease for the necessary purpose. Therefore, The Government has intended to lease out the land subject to other Government approved conditions:

(a) *Terms of the lease:* Thirty (30) years (From 17.01.2023 Years Onwards)

The Annual rent of the lease : 2% of the prevailing market value of the land, on occasions when the assessed value of the land as per the valuation of the chief valuer for that year is lower than Rupees Five Million (Rs. 5,000,000.00) assessed value for the Lease commencing year 4% of the prevailing market value of the land on occasion when the assessed value of as per the valuation of the chief valuer for that year is higher than Rupees Five Million (Rs. 5,000,000.00) assessed value for the Lease commencing year this amount of the lease must be quinquennially revised in such a manner that 20% should be added to the final annual rental of the preceding 5 years.

(b) The lessees must, within one year of the commencement of the lease, develop the said land, in such a manner as to captivate the mind of the Divisional Secretary;

(c) The lessee must not use this land for any purposes other than for the purpose of Commercial ;

(d) This lease must also be subject to the other special conditions stipulated and imposed by the Divisional Secretary/ Scoping committee/ Board of Investment of Sri Lanka and by other institutions;

(e) The buildings constructed must be maintained in a proper state of repair;

(f) Once the land is given on lease and in the event of failure on the part of lessees to substantiate within the specified time frame the purpose for which the land was obtained, action will be taken to terminate the lease;

(g) No sub-leasing can be done until the expiry of a minimum period of 05 years 17.01.2023;

(h) Payment of the lease must be regularly made and if defaulted in payment, the agreement will *ipso facto* lapse.

If acceptable reasons are not submitted to me in writing within six weeks of the date herein below to the effect that this land must not be given on lease, the land will be leased out as requested.

M. H. A. T. MADHUSHANI,
Assistant Land Commissioner
for Land Commissioner General.

At the Land Commissioner General's Department,
"Mihikatha Medura",
No. 1200/6, Land Secretariat,
Rajamalwatta Road, Battaramulla.
20th February, 2023.

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Land Commissioner General's No.: 4/10/67895.
Provincial Land Commissioner General's No.: NCP/PLC/
L07/10/04/02.

NOTIFICATION MADE UNDER STATE LAND REGULATION No. 21(2)

IT is hereby notified that for the Commercial purpose, D. A. R. E. Com solar Pvt. Ltd. has requested on lease a state land containing in extent about Hect. 1.1938 in Lot No. 01 depicted in tracing No. 5360 drawn by Village Officer and situated in

the Village of Thariyankulama which belongs to the Grama Niladhari Division No. 280, Thariyankulama coming within the area of the authority of Nuwaragama Divisional Secretariat in the District of Anuradhapura.

02. Given below are the boundaries of the land requested:

- On the North by* : Land belongs to Indika;
On the East by : Part of land reserved to Hypertension line;
On the South by : Land belongs to the Nirmala Roshika and Jothipala;
On the West by : Land belongs to the Adman and Sooriyasena.

The land requested can be given on lease for the necessary purpose. Therefore, The Government has intended to lease out the land subject to other Government approved conditions and the following conditions:

- (a) *Term of the lease:* Thirty (30) years (From the date 07.10.2022 onwards)

Annual rent : 2% of the prevailing market value of the land as per as the valuation of the Chief Valuer for the Year 2022, when the annual value is less than Rupees Five Million (Rs. 5,000,000) for that year. 4% of the prevailing market value of the land, as per the valuation of the Chief Valuer for the year, when the annual value of the land is more than Rupees Five Million (Rs. 5,000,000) for that year. The lease amount should be revised once in every Five Years and 20% of the year lease amount charged in the final year of the preceding 05 years period should be added to the annual lease amount.

Premium : Premium will not be charged.

- (b) The lessees must, within one year (01) of the commencement of the lease, develop the said land, in such a manner as to captivate the mind of the Divisional Secretariat;

- (c) The lessee must not use this land for any purpose other than for the Commercial Purpose;
- (d) This lease must also be subject to the other special conditions stipulated and imposed by the Divisional Secretary and other institutions;
- (e) The buildings constructed must be maintained in a proper state of repair;
- (f) Once the land is given on lease and in the event of failure on the part of lessees to substantiate within the specified time frame the purpose for which the land was obtained, action will be taken to terminate the lease;
- (g) No permission will be granted except the within family transactions will be granted for the sub-leasing or transfers until the expiry of 05 years from 07.10.2022;
- (h) Payment of the lease must be regularly made and if defaulted in payment, the agreement will *ipso facto* lapse.

If acceptable reasons are not submitted to me in writing within six (06) weeks of the date which this notice is published in *Gazette* to the effect that this land must not be given on lease, the land will be leased out as requested.

D. D. NAVOTHYA C. KARUNARATHNA,
Assistant Land Commissioner
for Land Commissioner General.

At the Land Commissioner General's Department,
"Mihikatha Medura",
No. 1200/6, Land Secretariat,
Rajamalwatta Road, Battaramulla.
09th March, 2023.

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