

No. 1.

Regulations of the
Land-Granting
Department.

(A.)

Two farm lots shall be reserved for a minister, and one for a school-master, situated behind the town-parks, to be reserved for them respectively, and in that division of the farm lots which is nearest the town,

In each of the four corners of every inland township, eight farm lots adjoining each other shall be reserved in the hands of the Crown.

In each of the four corners of every township, situated upon a navigable river or water, 10 farm lots, adjoining each other, shall be reserved in the hands of the Crown.

The roads in every township shall be 60 feet wide.

And all streets and roads are to intersect each other at right angles, at the distances and in the directions laid down in the approved plans, filed in the council-office, according to the foregoing particulars, copies of which are to be transmitted to each of the boards for their more ample information.

IV. And, inasmuch as local circumstances may sometimes render a deviation from the foregoing orders, respecting the site of the town, and the directions of the roads, more eligible for the general convenience of the settlers, the boards are hereby authorised to direct such deviations therefrom in the said particulars as the circumstances may require; but the surveyors shall, on no pretence whatever, make any deviation from the general orders in these or any other respects, but by the written authority of the boards.

And it shall be the duty of the boards, in every such case, to report the reasons for their act to the Governor or Commander-in-chief for the time being, with all convenient speed.

V. For the exercise of due caution in the ordering of any such deviations from the general models respecting the sites of towns and the directions of roads, as may be authorised by the boards under the preceding article, it shall be the duty of the boards, as often as one or more new townships are to be laid out, to call in the magistrates, the officers of the militia, and other intelligent planters of the vicinity thereof, or the district at large, as the importance of the case may require, to assist in their deliberations respecting the aforesaid particulars; the majority of whom, and the members of the board present, shall determine the necessity of the deviation proposed, and the proper spot for the town, and the proper directions of the roads in every such township, and the board shall thereupon proceed to authorise and report the same, as directed in the preceding article.

VI. With respect to all townships laid out prior, and not according to the foregoing regulations (many of which townships are now considerably advanced in their settlements), the boards are, nevertheless, to deliberate and fix upon the proper sites for towns, town-parks, glebes for a minister, and school-master, and the directions of the roads in the manner directed in the preceding article.

If the choice shall fall upon lands already located in due form, the consent of the occupants or rightful claimants must first be obtained, by an agreement between them and the inhabitants of the township in general; to facilitate which, the boards are hereby authorised to give them, severally, certificates directed to one of the acting surveyors of their district, for as many acres of the vacant lands of the Crown, in that or any other township, as they shall have relinquished their claims to, by the agreement so made.

VII. As often as the complete execution of the directions, contained in the third article of these regulations, shall be prevented by reason of the necessary space for that purpose being already under promises of grants to individuals, who may be unwilling to relinquish their claims to the same, the boards are to observe the following order, in providing spaces for the general convenience of the township, viz.

1. One or more place or places for the public worship of God.
2. A common burying ground.
3. One parsonage-house.
4. A common school-house.
5. A town-park for one minister.
6. A town-park for one school-master, common to the town.
7. A glebe for one minister.
8. A glebe for one school-master, common to the town.
9. The court or town-house.
10. The prison.
11. The poor or work-house.
12. A market-place.

Proceeding therein, and in the other off-sets pointed out in the third article of these regulations, as far as circumstances may permit.

VIII. As often as the settlements of the farm-lots in a township are sufficiently advanced, in the opinion of the boards, to render the distribution of the town-lots useful for the establishment of mechanics, and the erection of a church, parsonage, and school-house, &c.; the boards are to order the surveyor to lay out the town lots and number the same; after which the boards are to receive applications, and, upon due examination of the character and pretensions of the petitioners, to issue to them certificates for such lots, in the usual manner.

IX. The boards shall not issue any certificate for more than one town-lot of one acre, or one town-lot and one town-park of 24 acres together, to the same person (being the head of a family), and this only upon the condition of his building a dwelling house on such town-lot, and occupying the same, within the space of one year from the date of the certificate; and in cases of competition, the boards are to give the preference to such applicants, for whose trades and occupations the respective lots, on account of their situation near the water, or otherwise,