



2018 மூடல் வர்ஷய சடயா
ஓவமீ கீமீகமீ திரவூல் கீரீமீ கைமசார்சீ சதரால்லே

காரீய சாடத வாரீகாவ

2018 ஆம் ஆண்டிற்கான

காணிஉரித்துநிருணய ஆணையாளர்நாயகத்தின்

செயல்இலக்கு அறிக்கை

PERFORMANCE REPORT

**Of the Commissioner General of Land Title Settlement
for the Financial Year 2018**



ஓவமீ கீமீகமீ திரவூல் கீரீமீ டேசார்சீமீன்நூவ

காணி உரித்து நிரணயத் திணைக்களம்

LAND TITLE SETTLEMENT DEPARTMENT

Message of the Commissioner General of Land Title Settlement

Only one year is ahead for the completion of 20 years since the initiation of activities under the Registration of Title Act No.21 of 1998. The Registration of Title Act No.08 of 1863 proceeded only for 04 years. The Registration of Title Act No.05 of 1877 was confined to a very limited area. Accordingly, I believe this is time to probe into the performance of the current Act.

In contrast to the Registration of Title Acts approved in earlier times, the Registration of Title Act No.21 of 1998 has been in force across many years. Even if approval was obtained for a staff numerically calculated following a survey of Whole Island in a period of 15 years with a view to settle titles, the said cadre has never been gained. How far it is pragmatic to supervise and manage an island wide office system centrally is a matter of concern. Although there is an increase in percentage with regard to settlement of titles from the land parcels surveyed, only 1.2 millions of land parcels of 12 millions of land parcels in Sri Lanka have been surveyed even by completion of 20 years. Further, only 0.72 million of land parcels has been settled. The determinations of around 1.9-lakhs of land parcels are pending due to varied legal complications. In concern of above circumstances, urgency arises to re-evaluate the entire title settlement process as well as the viability of its law, institutional structure, strategies and proceedings of the institute.

The performance of the year 2018 is satisfactory. The actions taken with respect to the files kept aside yielded positive results. With regard to declaration of determinations, the ability to maintain the average value in nearly twofold during past 20 years is a matter of satisfaction.

Esteemed collaboration of Surveyor General, Additional Surveyor General (Title Registration) and the staff is herein remembered with honour. Our path hitherto could have been extremely hard without their supports. Consequently, we pay our tribute to them and Sri Lanka Survey Department. Further, we pay our honour to Senior Deputy Registrar General (Title/Land Registration) who coordinates the program on behalf of Registrar General and the staff, the Secretary to the Ministry of Lands and Parliamentary Reforms who acutely understood the necessity of *Bim Saviya* program and extended a great support and the staff, Hon Minister – Ministry of Lands and Parliamentary Reforms, the Deputy Minister and the staff who was entrusted with this task of the department, the Minister of Lands and Parliamentary Reforms and the staff, two Commissioners of the Department who acted energetically to achieve the progress and Deputy/Assistant Commissioners including all staff of the Head Office and Regional Offices for their praiseworthy contributions.

K.A.K.Ranjith Dharmapala
Commissioner General of Land Title Settlement /
Settlement Officer

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03. Progress from 1998 to 2018
04. Progress of the program of Land Title Registration and concurrent related services from 2003 to 2006
05. Concurrent progress of *Bim Saviya* program from 2007 to 2018

Performance Report of the Commissioner General of Land Title Settlement Department for the Financial Year 2018

1.Introduction

1.1. History of the Department

The determination of state and private lands and transferring private lands to respective heirs, issuing plans for such lands determined as “Private” and transferring the “state lands” to the state is called the Land Settlement. The requirement of such process to this country was caused by a historical background. Even though the Sri Lankans possessed and used the lands for thousands of years, the ownerships of those lands were not transferred to them. They did not possess the documentary evidence; such as deeds and grants, to prove their ownerships. Under this circumstances, the Crown Lands (Encroachment) Ordinance No: 12 of 1840 was declared by the British.

This Ordinance asserted that if any person could not prove the ownerships to a land, such land is declared a crown land. The generational possession to lands and cultivation were not considered by the British. They expected the people to prove their ownerships to lands by deeds, grants and other relevant documentary evidences. Under this situation, people missed thousands of acres of their lands due to the Crown Lands (Encroachment) Ordinance in 1840. Then local leaders of Sri Lanka expressed their disagreement and regret on this injustice affected on the people of this country. Consequently; as a solution to this dispute, the British had to initiate a process to determine and settle private and state lands separately. Subsequently, the Waste Land Ordinance was enacted in 1897. The settlement process previously implemented through the Government Agent and Special Officers was later made a subject of the Land Settlement Department established in 1903. The Land Settlement Ordinance No. 20 of 1931 was initiated for more accurate and lawful settlement process avoiding drawbacks and injustice of the Waste Land Ordinance.

While continuing the Land Settlement process which is under the purview of the Department, the Land Settlement Department engaged in the task of Title Registration upon the enactment of Title Registration Act No. 21 of 1998. The principal objective of this Act was to initiate an advanced Land Management System and to minimize the land related issues and corruptions

through the determination of the ownerships of private and state lands. Currently, that task has become the major function of the Department.

The list of names of the Heads of the Department from 1903 to 2018.

(Please see Annexure 01)

1.2. Vision

A settled Title to every land

1.3. Mission Statement

To contribute to an advanced land management system in Sri Lanka by confirming title to every block of land on deciding the ownership of state land and private land through the procedure of registration of land settlement and title to such land.

1.4. Objectives

1. Determination of ownership of state owned and private lands under the Land Settlement Ordinance.
2. Calling applications for claims, conducting investigations and other activities including Determination of Title under the Title Settlement Act
3. Performing the functions of Title Investigation, Determination and Land Settlement efficiently and effectively by strengthening institutional capability.
4. Enhancement of efficiency of Title Registration process through well-functioning Title Investigation Offices at regional levels.
5. Taking steps to gain public cooperation and to confirm the trust among the public at all levels of Title investigation and Determination activities.
6. Developing and maintaining an efficient and reliable information system on ownerships of Land.
7. Maintaining efficient administrative and accounting systems

1.5. Functions

Main functions of the Department are as follows;

- ❖ Introduction and Implementation of methodologies and procedures to efficiently perform the functions of Title Investigation and Determination, Land Settlement and Office Administration
- ❖ Performance of activities related to Investigation & Title Determination;
 - a) Conducting field inquiries
 - b) Calling applications for claims
 - c) Conducting title Investigation
 - d) Determination of Title
 - e) Gazetting of the Determination of Title

- ❖ Performance of the activities relevant to Settlement of Lands;
 - a) Conducting inquiries regarding claims for Settlement of the Lands
 - b) Forwarding information of settled lands for surveying and demarcation
 - c) Gazetting and Publication of Settlement orders
 - d) Releasing of villages after Settlement
- ❖ Coordination with other relevant agencies in the process of Title investigation, Determination of Title and Settlement of Lands
- ❖ Identification and provision of training and other resources needed for the efficient performance of the duties of the staff.
- ❖ Preparation of performance indicators for Title Investigation and Determination and Settlement of Lands and supervising the performance
- ❖ Reporting monthly to the Ministry on the progress of Title Investigation and Determination and settlement of Lands
- ❖ Maintaining an efficient system for preservation of old and valuable records relating to Settlement of Lands
- ❖ Conducting meetings, discussions and workshops to enhance public awareness on Title Registration and to obtain public Cooperation
- ❖ Making opportunities to fulfil the public needs by maintaining sufficient staffs in regional offices and providing them with the required resources
- ❖ Preparation of annual estimates, appropriation accounts, public servants' advance accounts and monthly summaries of accounts.

2. Organization Chart

(Please see Annexure 02)

3. Human Resource Management

3.1. Composition of Staff (Approved Cadre of Permanent Staff)

Serial No	Approved Designations	Approved cadre	No. of Positions in 2017	Changes during the year					No. of Positions in 2018
				Transfers		Promotions	Retirements	Recruitments	
				Out	In				
01	Commissioner General of Title Settlement -S.L.A.S - (Special)	01	01	-	-	-	-	-	01
02	Commissioner - S.L.A.S - I	03	02	-	-	-	-	-	02
03	Deputy Commissioner/Assistant Commissioner (Regional) - S.L.A.S - II/III	94	17	04	03	-	-	04	20

Serial No	Approved Designations	Approved cadre	No. of Positions in 2017	Changes during the year					No. of Positions in 2018
				Transfers		Promotions	Retirements	Recruitments	
				Out	In				
04	Chief Accountant	01	01	-	-	-	-	-	01
05	Accountant - S.L.Ac.S. - II/III	03	01	-	-	-	-	-	01
06	Legal Officer (Departmental)	03	03	-	-	-	01	-	02
07	Administrative Officer (P.M.A.S. Supra Grade)	01	-	-	-	-	-	-	-
08	Translator (Translator's Service)	05	05	-	-	-	-	-	05
09	Computer System Analyst (Information Technology Service)	01	-	-	-	-	-	-	-
10	Assistant Title Investigation Officer (Related Services)	720	262	02	01	-	-	-	214
11	Information Technology Assistant (Related Services)	03	-	-	-	-	-	-	-
12	Record Investigation Officer (Related Services)	01	01	-	-	-	-	-	01
13	Sri Lanka Information & Communication Technology Service - III	186	07	-	01	-	-	-	08
14	Public Management Asst. Service I/II/III	290	127	22	17	3	-	31	149
15	Record Conservator (Departmental)	91	01	-	-	-	-	-	01
16	Development Officer	455	211	04	07	-	-	01	253
17	Driver (Combined Drivers' Service I/II/III)	121	38	01	02	-	01	-	38
18	Office Employee Service I, II, III	133	113	07	11	11	01	-	104
19	K.K.S (Temporary)	126	-	-	-	-	-	-	-
Total		2238	790	40	42	14	3	36	800
On contract basis									
Deputy Commissioner		-	18	-	-	-	-	-	04
Assistant Commissioner		-	03	-	-	-	-	06	14
Administrative Officer		-	-	-	-	-	-	01	01
Total		-	21	-	-	-	-	07	19

Details of Transfers – Year 2018

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
1.	Miss. K.M.A.J. Ranasinghe Assistant Commissioner	2018.02.28	Divisional Secretariat, Ayagama	-	-
2.	Miss A.A.U.I.D. Amarasinghe Assistant Commissioner	2018.02.28	Divisional Secretariat, Dankotuwa	-	-

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
3.	Mr. R.H.S. Priyadarshana Assistant Commissioner	2018.03.03	Divisional Secretariat, Niyagama	-	-
4.	Mr. L.V. Hettiarachchi Assistant Commissioner	2018.08.01	Ministry of Buddhist Affairs	-	-
5.	Mrs. B.A.D.D. Bamunusingha Assistant Commissioner	-	-	2018.02.23	New Appointment
6.	Mrs. S.T.P. Manawadu Assistant Commissioner	-	-	2018.02.23	New Appointment
7.	Mr. M.I.L.U. Marasingha Assistant Commissioner	-	-	2018.02.23	New Appointment
8.	Mr. G.L. Jayantha Assistant Commissioner	-	-	2018.05.18	New Appointment
9.	Miss. N.M.D.T.M. Jayathilaka Assistant Commissioner	-	-	2018.03.09	Land Commissioner General's Department
10.	Mrs. N.G.L.N. Nelum Kumari Assistant Commissioner	-	-	2018.05.01	Ministry of Health, Nutrition and Indigenous Medicine
11.	Mrs. R.A.H. Rasikani Assistant Commissioner	-	-	2018.10.01	Ministry of Irrigation, Water Resource and Disaster Management
12.	Mrs. R A N Sujeewani Assistant Title Investigation Officer/Additional Registrar (Title Registration)	10.05.2018	Ministry of Lands and Parliamentary Reforms	-	-

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
13.	Mrs. R B N Deepani Assistant Title Investigation Officer/Additional Registrar (Title Registration)	-	-	03.05.2018	Ministry of Lands and Parliamentary Reforms
14.	Mrs. R A C K Perera Assistant Title Investigation Officer/Additional Registrar (Title Registration)	21.03.2018	Department for registration of persons	-	-
15.	Mrs. R.T. Kolambage Public Management Assistant	2018.03.23	Building Department	-	-
16.	Mrs. O.L.D.E. Gunasekara Public Management Assistant	2018.03.23	Building Department	-	-
17.	Mrs. B.P.A. Dissanayake Public Management Assistant	2018.03.27	Divisional Secretariat, Beliatta	-	-
18.	Mr. D.A. Shanthapriya Public Management Assistant	2018.04.23	National Hospital of Sri Lanka	-	-
19.	R.M.N.Y. De Silva Public Management Assistant	2018.04.17	National Physical Planning Department	-	-
20.	Mrs. W.M.N.M. Weerakoon Public Management Assistant	2018.03.23	Divisional Secretariat, Medadumbara	-	-
21.	Mrs. A.H.N.P. Samarasinghe Public Management Assistant	2018.04.03	Divisional Secretariat, Rideegama	-	-

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
22.	E.B.M.R. Ekanayaka Public Management Assistant	2018.04.25	Divisional Secretariat, Doluwa	-	-
23.	S.R. Abeysekara Public Management Assistant	2018.04.25	Divisional Secretariat, Rathnapura	-	-
24.	Mr. K.K.S.P. Kumar Public Management Assistant	2018.05.11	Ministry of Finance	-	-
25.	Mrs. N.C. Abeywardana Public Management Assistant	2018.03.09	Public Service Commission	-	-
26.	Mrs. M.G. Irangani Public Management Assistant	2018.06.21	Assistant Police Superintendent Office, Dambulla	-	-
27.	Mrs. K.H.M.T. Kulathunga Public Management Assistant	2018.05.25	Registrar General's Department	-	-
28.	Mrs. K.P.S.P. Karunarathna Public Management Assistant	2018.05.25	Ministry of Public Administration and Disaster Management	-	-
29.	Mrs. D.D.W.P. Saparamadu Public Management Assistant	2018.05.31	Ministry of Transport and Civil Aviation	-	-
30.	Mr. K.G.C. Pushpakumara Public Management Assistant	2018.05.24	Divisional Secretariat, Ruwanwella	-	-
31.	Mrs. B.M.G.H. Bandara Public Management Assistant	2018.06.04	Divisional Secretariat, Kaluthara	-	-

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
32.	Mrs. P.P.G.M. Nethmini Public Management Assistant	2018.06.20	Ministry of Lands and Parliamentary Reforms	-	-
33.	Mrs. Y.H. Darshika Public Management Assistant	2018.07.10	Ministry of Lands and Parliamentary Reforms	-	-
34.	Mr. P.W.M. Lakmal Public Management Assistant	2018.07.02	District Secretariat, Kaluthara	-	-
35.	Mrs. A.D.B. Jayanthi Public Management Assistant	2018.11.06	Divisional Secretariat, Rathnapura	-	-
36.	Ms. H.A.R.S. Hettiarachchi Public Management Assistant		Ministry of Lands and Parliamentary Reforms	-	-
37.	Ms. P.M.S.D. Palansooriya Public Management Assistant	-	Has been released from the Department to assume duties of new appointment.	-	-
38.	Mr. M.R.M. Riyat Public Management Assistant	-		-	-
39.	Ms. E.G.S.M.S. Senarathna Public Management Assistant	-		-	-
40.	Mrs. S.A.D.K. Subhashini Public Management Assistant	-		-	-
41.	Mrs. H.B.T.D. Bogahawatta Public Management Assistant	-	-	2018.03.27	Department of Inland Revenue.

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
42.	Mrs. L.A.D.P. Irangani Public Management Assistant	-	-	2018.03.26	Divisional Secretariat, Mallawapitiya
43.	Mr. S.S. Wehalla Public Management Assistant	-	-	2018.04.02	Department of Immigration and Emigration
44.	Ms. M.V. Wijesekara Public Management Assistant	-	-	2018.04.09	Department of Immigration and Emigration
45.	Mrs. M.M. Ramya Nandanie Public Management Assistant	-	-	2018.05.01	Divisional Secretariat, Doluwa
46.	Mrs. H.M.D. Dhanushika Public Management Assistant	-	-	2018.04.16	Department of Technical Education and Training
47.	Mrs. A.D.D. Jayanthi Public Management Assistant	-	-	2018.04.24	Divisional Secretariat, Rathnapura
48.	Mrs. K.A.D.R.P. Athukorala Public Management Assistant	-	-	2018.05.10	Ministry of Education
49.	Mrs. K.D. Sujeewa Public Management Assistant	-	-	2018.06.18	Central College, Thissa
50.	Mr. R.A.R.C. Ranathunga Public Management Assistant	-	-	2018.06.11	Assistant Police Superintendent, Gampaha

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
51.	Mrs. R.M.A.K. Randeniya Public Management Assistant	-	-	2018.05.28	National College of Education, Peradeniya
52.	Ms. G.K.M. Amaradasa Public Management Assistant	-	-	2018.05.17	Department for Registration of Persons
53.	Ms.K.L.D.S. Kavuduwawa Public Management Assistant	-	-	2018.06.19	Ministry of Lands and Parliamentary Reforms
54.	Mrs. H.A.P. Abeyrathna Public Management Assistant	-	-	2018.06.29	Department of Government Analyst
55.	Ms. T.S.U. Peiris Public Management Assistant	-	-	2018.07.02	Department of Technical Education and Training
56.	Mrs. N.H.M.M. Paul Public Management Assistant	-	-	2018.07.16	Ministry of Lands and Parliamentary Reforms
57.	Mrs. G.W.W. Nilmini Public Management Assistant	-	-	2018.11.05	Divisional Secretariat, Rathnapura
58.	Ms. U.K.G Kavishma Public Management Assistant	-	-	2018.05.15	New Appointment
59.	Mr. M.R.M. Riyat Public Management Assistant	-	-	2018.05.15	New Appointment
60.	Ms. M.K.D.J.L Meeriyagolla Public Management Assistant	-	-	2018.05.15	New Appointment

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
61.	Ms. K.A.T. Manohari Public Management Assistant	-	-	2018.05.15	New Appointment
62.	Ms. M.H. Sooriyapperuma Public Management Assistant	-	-	2018.05.15	New Appointment
63.	Ms. P.M.S.D. Palansuriya Public Management Assistant	-	-	2018.05.15	New Appointment
64.	Mr. W.A.D.S. Suranjith Public Management Assistant	-	-	2018.05.15	New Appointment
65.	Ms. R.R. Karannagoda Public Management Assistant	-	-	2018.05.15	New Appointment
66.	E.S.H. Almeda Public Management Assistant	-	-	2018.05.15	New Appointment
67.	Ms.A.G.S.Y. Basiluni Public Management Assistant	-	-	2018.05.15	New Appointment
68.	Ms.M.I.D. Kumari Public Management Assistant	-	-	2018.05.15	New Appointment
69.	Mr. P.W.M/ Lakmal Public Management Assistant	-	-	2018.05.15	New Appointment

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
70.	Ms.E.G.S.M.S. Senarathna Public Management Assistant	-	-	2018.05.15	New Appointment
71.	Ms.H.D.N. Kariyawasam Public Management Assistant			2018.05.15	New Appointment
72.	Mr. P.B.S.N. Kumara Public Management Assistant			2018.05.15	New Appointment
73.	Ms.A.H.D.U. Dilrukshi Public Management Assistant			2018.05.15	New Appointment
74.	Ms.A.W.T.I. Jeewanthi Public Management Assistant			2018.05.15	New Appointment
75.	Ms.P.S.G.L.Kaushalya Public Management Assistant			2018.05.15	New Appointment
76.	Ms.S.L. Maduwanthi Public Management Assistant			2018.05.15	New Appointment
77.	Ms.K.D.N.M. Deshapriya Public Management Assistant			2018.05.15	New Appointment
78.	Mr.T.S. Weerasingha Public Management Assistant			2018.05.15	New Appointment
79.	Ms.M.N. Yaddehige Public Management Assistant			2018.05.15	New Appointment

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
80.	Ms.G.V.I. Muthumali Public Management Assistant			2018.05.15	New Appointment
81.	Ms.O.D.R. Pathirana Public Management Assistant			2018.05.15	New Appointment
82.	Mrs.R.D.R.N. Rajapaksha Public Management Assistant			2018.05.15	New Appointment
83.	Ms.M.C.S. Malavige Public Management Assistant			2018.05.15	New Appointment
84.	Ms.L.G. Amarathunga Public Management Assistant			2018.05.15	New Appointment
85.	Mr. M.P.P. Perera Public Management Assistant			2018.05.15	New Appointment
86.	Ms.A.D.N.T. Ranasingha Public Management Assistant			2018.10.19	New Appointment
87.	Ms.Y.H. Darshika Public Management Assistant			2018.05.15	New Appointment
88.	Ms.P.P.G.M. Nethmini Public Management Assistant			2018.05.15	New Appointment
89.	Ms.S.Y.S.C. Sandamali Development Officer			2018.03.02	Ministry of Foreign Employment

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
90.	Mr.P.U.L. Pathirana Development Officer			2018.03.05	Department of Education Publications
91.	Mr. P.H.N. Gunasekara Development Officer			2018.03.19	Ministry of Mahaweli Development and Environment
92.	Mr. P.U.L. Pathirana Development Officer	2018.04.01	Department for Registration of Persons		
93.	Mrs.L.G.J. Weeriyakumari Development Officer			2018.06.04	Divisional Secretariat, Pallepola
94.	Mrs.K.D. Dilhani Development Officer			2018.06.22	Divisional Secretariat, Kobeygane
95.	Mrs.W.M.N. Wanninayaka Development Officer	2018.06.25	Divisional Secretariat, Kobeygane		
96.	Mrs.K.D.G.N. Priyangani Development Officer	2018.06.27	Ministry of Lands and Parliamentary Reforms		
97.	Mrs.G.G.C.A.K. Galagoda Development Officer			2018.07.06	Divisional Secretariat, Attanagalla
98.	Mrs.V.P.N.P.Karunaruwan Development Officer			2018.08.21	Divisional Secretariat, Attanagalla
99.	Mrs.A.M.M. Abeysingha Development Officer	2018.09.05	Divisional Secretariat, Kotavehera		
100.	Mr. D.M.G.R. Dissanayaka Office Employee Service	2018.01.12	Consumer Authority		

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
101.	Mr. S.T.K. Fernando Office Employee Service	2018.02.28	Registrar General's Department		
102.	Mr. I.A.D.D.H. Ilapperuma Office Employee Service	2018.03.20	Department of Immigration and Emigration		
103.	Mrs. A.I. Priyangani Office Employee Service	2018.05.15	Divisional Secretariat, Millaniya		
104.	Mr. A.P. Waduge Office Employee Service	2018.05.15	Department of Census and Statistics		
105.	Mrs. G.M.A. Ishani Office Employee Service	2018.05.15	Commission to Investigate Allegations of Bribery or Corruption		
106.	Mrs. H.L.N.M. Wickramasingha Office Employee Service	2018.05.15	Govijana Development Department		
107.	Mr. H.U.S. Suranga Office Employee Service	2018.05.15	Department of Census and Statistics		
108.	Mrs. K.A.S. Chandrakumari Office Employee Service	2018.05.15	Ministry of Education		
109.	Mrs. M.N.P. Fernando Office Employee Service	2018.05.15	Divisional Secretariat, Gampaha		
110.	Mr. P.M.N.P. Kithsiri Office Employee Service	2018.05.15	Department of Inland Revenue		
111.	Miss R.J. Mathugamage Office Employee Service	2018.05.15	Govijana Development Department		
112.	Mrs. Y.R.P. Samarasekara Office Employee Service	2018.05.15	District Secretariat, Rathnapura		

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
113.	Mrs. T.D.S. Priyadarshani Office Employee Service	2018.05.15	Department of Survey		
114.	Mr. B.M.A. Pushpakumara Office Employee Service	2018.06.22	District Court, Matale		
115.	Mr. G.D. Madushanka Office Employee Service	2018.07.06	Department of Immigration and Emigration		
116.	Mr. H.K.G.S.S. Ranasingha Office Employee Service	2018.07.06	Valuation Department		
117.	Mr. T.K.S. Nishantha Office Employee Service	2018.08.03	Registrar General's Department		
118.	Mr. A.K.S.Priyadarshana Office Employee Service			2018.03.19	Department of Immigration and Emigration
119.	Mrs. H.L.N.C. Liyanage Office Employee Service			2018.05.01	Department of Registrar of Companies
120.	Ms P.A.S.K. Piyadasa Office Employee Service			2018.06.01	Ministry of Public Administration and Disaster Management
121.	Mr. S.R.C. Sampath Office Employee Service			2018.06.18	Ministry of Resettlement and Rehabilitation
122.	H.R.J.S. Sooriyabandara Office Employee Service			2018.06.19	Ministry of Government Analyst
123.	Mrs. W.A.M.N. Weerakoon Office Employee Service			2018.07.02	Department for Registration of Persons
124.	Mr. M.I. Kavirathna Office Employee Service			2018.07.02	Prison Headquartes
125.	T.M.M.K. Thennakoon Office Employee Service			2018.07.05	Ministry of Government Analyst

Serial No	Name & Designation	Transferred Out		Transferred In	
		Date	Place of Work	Date	Place of Work
126.	Mrs. G.H.A.L. Nadeeka Office Employee Service			2018.07.30	Wild Conservation Department
127.	Mr. C.G.K. Jayalath Liyanaarachchi Office Employee Service			2018.07.30	Ministry of Public Administration and Disaster Management
128.	Mr. D.D.N. Dahanayake Office Employee Service			2018.08.20	Ministry of Education
129.	Mr. M.G.S. Kumara Information and Communication Technology Assistant			2018.05.09	Prime Minister's Office
130.	Mr. A.N.M. Silva Driver Service			2018.10.31	Prime Minister's Office
131.	Mr. A.N.M. Silva Driver Service	2018.12.17	Prime Minister's Office		
132.	S.A.P.M. Samarasingha Driver Service			2018.12.06	Ministry of Public Administration, Home Affairs and Justice
133.	Mr. W.A.S. Premathilaka Driver Service	2018.03.06	Assistant Directors Office, Wildlife Department		
134.	Mr. E.W. Chandika Dulip Driver Service	2018.03.07	Divisional Secretariat, Okewela		
135.	Mr. K.H. Chamindalal Wimalasooriya Driver Service	2018.03.02	Divisional Secretariat, Weligepola		
136.	Mr. W.A.A.N. Wijesingha Driver Service			2018.03.06	Department of Survey
137.	Mr. T.G. Weerasingha Driver Service			2018.03.02	Divisional Secretariat, Okewela
138.	Mr. V.G.R.S. Kumara Driver Service			2018.03.05	Divisional Secretariat, Weligepola

Recruitment/Termination of Service on Contract Basis – Year 2017

Serial No.	Name & Designation	Date of Appointment	Service Termination Date
01.	Mr. N K Wikramapala - Assistant Commissioner		2018.02.17
02.	Mr. P D C L Greshan - Assistant Commissioner		2018.04.01
03.	Mr. J Ruwanpathirana - Assistant Commissioner		2018.12.07
04.	Mrs. R H J M Fernando - Assistant Commissioner		2018.12.17
05.	Mr. A Edirisingha - Assistant Commissioner		2018.10.29
06.	Mr. A G R M Jayathilaka - Assistant Commissioner	2018.02.15	
07.	Mr. S M C Chandrasiri - Assistant Commissioner	2018.07.12	
08.	Mr. J A S Rawindra - Assistant Commissioner	2018.10.08	
09.	Mrs. A M D S Vijesooriya - Assistant Commissioner	2018.12.26	
10.	Mr. R Wijesingha - Assistant Divisional Secretary		2018.01.31
11.	Mr. S Vijaya Kumar - Assistant Divisional Secretary	2018.07.02	
12.	Mrs. G L W A Prathiba - Assistant Divisional Secretary	2018.12.31	
13.	Mr. K M Gunarathna Banda – Administrative Officer	2018.07.04	

3.2 Establishment Affairs

Serial No	Details	Previous Year (2016)			Current Year (2017)		
		No. Received	No. Approved	Balance	No. Received	No. Approved	Balance
1.	Recruitments	20	13	07	-	-	-
2.	Conducting Exams	-	-	-	-	-	-
3.	Conducting Interviews	13	06	-	-	-	-
4.	Confirmation of Services	153	83	70	88	54	25
5.	Promotions	18	18	-	22	19	-
6.	Payment of Increments	701	534	167	523	128	286
7.	Extensions of Service	-	-	-	-	-	-
8.	Preparation of Schemes of Recruitment	-	-	-	-	-	-

Serial No	Details	Previous Year (2016)			Current Year (2017)		
		No. Received	No. Approved	Balance	No. Received	No. Approved	Balance
9.	Vacation of Post	02	02	-	01	01	-
10.	Resignation	07	06	01	01	01	-
11.	Interdictions	02	02	-	01	01	-
12.	Reinstatements	-	-	-	-	-	-
13.	Disciplinary inquires	05	01	04	07	03	04
14.	Retirements	04	04	-	03	03	-
15.	Approvals of leave abroad	15	14	01	06	04	-
16.	Foreign Scholarships	-	-	-	-	-	-
17.	Cabinet Memoranda	-	-	-	-	-	-
18.	Commencement of Surety	-	-	-	-	-	-
19.	Release of Surety	01	01	-	-	-	-
20.	Approvals of Loans	-	-	-	-	-	-
21.	Property loan	14	14	-	11	11	-
22.	Vehicle loan	-	-	-	-	-	-
23.	Others (Distress Loans)	90	65	25	85	74	11

3.3 Human Resource Development

Local Trainings

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
1.	Trainning of officers on eLand Register Software	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Registrar General Department	From 11/01/ 2018 to 16/11/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
2.	Middle level project Management	Ms.N.C.M.A. Attanayaka	Assistant of Information and Communication Technology	Institution of SDFL	15/02/2018 and 16
3.	Supervisory Development Training	Ms. T.V.Dhanasingham	Assistant Commissioner	Institution of SDFL	19/02/2018
4.	Workshop on the preparation of progress report	Public Management Assistant	Public Management Assistant	Land Title Settlement Department	15/03/2018
5.	Management of Public Records and Conservation	Mr. K.A.K.R. Dharmapala Ms. S.N. Mayadunne Ms. V.Y.S.J. Thilakasiri Ms. B.R.D.C.	Staff Grade Officers	Department of Archives	20/03/2018
6.	Training for trainers of Induction Capacity Building program of Public Management Assistants	Ms. R.K.Hettiarachchi Ms. N.D.P.Gayanika K.D.K. Ms. Mangalika	Staff Officers / Public Management Assistant	Ministry of Public Administration, Management and Law and Order	From 29/03/2018 to 05/04/2018
7.	Sustainable Procurement : Executing for Success	Ms. R.K.Hettiarachchi Mr. M.I.L.U. Marasingha Ms.B.A.D.D. Bamunusingha	Assistant Commissioner	SLIDA	09/04/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
8.	Workshop on Establishments Code, Financial Regulations and Procedural rules	Development Officers	Development Officers	Land Title Settlement Department	17/04/2018
9.	training For Induction newly appointed Public Management Assistant	Public Management Assistant Officers	Public Management Assistant Officers	Land Title Settlement Department	From 15/05/2018 to 18/05/2018
10.	Data Base Manegement in MS Access	Ms. T.V.Dhanasingham	Assistant Commissioner	SLIDA	From 23/05/ 2018 to 25/05/2018
11.	Disiplinary Procedures in the Public Sector	Ms. S.N. Mayadunne Ms. R.K.Hettiarachchi	Assistant Commissioner	Miloda Academy	30/05/2018 and 31
12.	Advanced Excel	Ms. V.Y.S.J. Thilakasiri	Assistant Commissioner	SLIDA	From 30/05/2018 to 01/06 2018
13.	Tamil Language training course - Oral	Ms. Shahsie Tharuka P. Manawadu	Assistant Commissioner	Management Development and Training Institute Southern Province	2018May
14.	Strategies for Improving Workforce Productivity in the Public Sector	Ms. R.K.Hettiarachchi	Assistant Commissioner	National Council for Human Resources Development	07/06/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
15.	Induction training For newly appointed Public Management Assistant	Public Management Assistant Officers	Public Management Assistant Officers	Land Commissioner General's Department	12/06/2018
16.	File Management, General office Administration & E-code	Ms. S.A.D.K. Subhashini	Public Management Assistant	Miloda Academy	,12/06/2018 13 and14
17.	Two-days Residential Workshop for Staff Officers	Assistant Commissioners/ Assistant Title Investigation Officer	Assistant Commissioners/ Assistant Title Investigation Officer	Hector Kobbekaduwa Agrarian Research and Training Institute	20/07/2018 and 21/07/2018
18.	Financial Rgulations 104 Reporting of Damage Accounting of compensation	Mr. P.S. Weerasingha Mr. A.M.P. Ranasingha	Public Management Assistant	SDFL	23/07/2018 and 24/07/2018
19.	Training Program on the provisions of establishment code for public officers	Ms. R.D.R.S. Rajapaksha	Public Management Assistant	Ministry of Public Administration, Management and Law and Order	02/08/2018 and 03/08/2018
20.	Disciplinary Procedures in the Public Sector	Ms. L.A.A.A.S. Virajini Ms. K.M.G.A. Karunarathna.	Assistant Commissioner	Miloda Academy	28/08/2018 and 29/08/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
21.	Two days Workshop on Establishment Code and Financial Regulations	Mr. M.P.P. Perera Mr. P.S. Weerasingha	Public Management Assistant	SDFL	30/08/2018 and 31/08/2018
22.	Training for Drivers on Attitude and professional skills	Mr. Samith eranda Mr Kasun Thilakarathne Mr M.S.S.N. Rathnayeka	Driver	SDFL	28/09/2018 and 29/09/2018
23.	Training Program on the provisions of establishment code for public officers	Ms. M.C.S. Malavige	Public Management Assistant	Ministry of Public Administration, Management and Law and Order	18/10/2018 and 19/10/2018
24.	Workshop -I on Judicial and Legal Affairs, Registration of Title, Surveying and Investigation Activities	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Institute of Post-harvest Technology Anuradhapura	23/10/2018 and 24/10/2018
25.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Anuradhapura Technical College	27/10/2018 and 28/10/2018
26.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Mathale Technical College	27/10/ 2018 and 28/10/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
27.	Workshop for the preparation of the plan to finalize the settlement activities in regional areas and to discuss future targets.	Staff Grade Officers, Assistant Title Investigation Officer, Development Officers	Staff Grade Officers, Assistant Title Investigation Officer, Development Officers	Polgolla National Co-operative Development Institute	05/11/2018 and 06/11/2018
28.	Workshop -II on Judicial and Legal Affairs, Registration of Title, Surveying and Investigation Activities	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Human Resource Development and Management Training Institute, Yakkala	09/11/2018 and 10
29.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Mathara Technical College	11,17 ,10 and 18 of November 2018
30.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Beliatta Technical College	11/11/2018 and 18/11/2018
31.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Kandy Technical College	,18 19,20,22,23, 24/11/2018
32.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development	Rathnapura Technical College	22/11/2018 and 29/11/2018
33.	1 day workshop for officers on preparation of official letters in Sinhala language	Ms. K.D.K. Mangalika Ms. N.V.P. Senadeera	Public Management Assistant	Department of Official Languages	27/11/2018

Serial No	Training Course / Institution	Participant's name	Designation	Institution /Place Conducted	Duration
34.	Workshop -III on Judicial and Legal Affairs, Registration of Title, Surveying and Investigation Activities	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Polgolla National Co-operative Development Institute	30/11/2018 and 01/12/2018
35.	Workshop on Establishment Code and Financial Regulations	Public Management Assistant	Public Management Assistant	Land Title Settlement Department	14/12/2018
36.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development	Kurunegala Technical College	15/12/2018 and 16/12/2018
37.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Jaffna Technical College	15/12/2018 and 16/12/2018
38.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Anamaduwa Technical College	16/12/2018 and 22/12/2018
39.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Maradana Technical College	,20 ,21,22,23,24 27/12/2018
40.	workshop on Computer training	Assistant Title Investigation Officer, Development Officers	Assistant Title Investigation Officer, Development Officers	Gampaha Technical College	,20 21,24,27,28, 31 /12/2018

Overseas Trainings

Serial No	Training Course / Institution	Participant's name	Designation	Country of Training	Duration
01.	Overseas training-India	Ms. S.N. Priyani	Assistant Commissioner	India	29/07/2018 - 04/08/2018
02.	2018 Seminar on the Construction and Management of the Industrial Park for Sri Lanka	Mr. M.I.L.U. Marasingha	Assistant Commissioner	China	-2018/09/25 2018/10/25
03.	2018 Ministerial Workshop on Land Management Under Belt & Road Initiative	Ms. P.M.H. Priyadarshani	Commissioner	China	27/08/2018-05/09/2018
04.	Overseas training-India	Mr. P.M.S.T. Dissanayake	Assistant Commissioner	India	22/10/2018-26/10/2018
05.	2018 Seminar on National Aerospace Remote Sensing Mapping and Spatial Informatoin Technology for Countries Under Belt & Road Initiative	Mr. K.A.K.R. Dharmapala	Commissioner General of Land Title Settlement	China	09/10/2018-28/10/2018

4. Finance Management

4.1. Estimate of Expenditure

	Previous Year 2016			Percentage of Expenditure %	Current Year 2017			Percentage of Expenditure %
	Provision	Expenditure	Balance		Provision	Expenditure	Balance	
Project 1								
Personal Emoluments	360,528,000	356,102,951	4,425,049	98.77	368,000,000	367,317,428	682,572	99.81
Other Recurrent	25,852,000	23,723,148	2,128,852	91.76	24,835,000	22,710,176	2,124,824	91.44
Capital (Expenditure Heads)								
2001	900,000	894,946	5,054	99.44	-	-	-	-
2002	--	-	-	-	-	-	-	-
2003	2,000,000	1,976,962	23,038	98.85	1,582,000	1,574,183	7,817	99.51
2102	2,600,000	2,490,947	109,053	95.81	2,000,000	1,984,698	15,302	99.23
2104	8,500,000	-	8,500,000	-	-	-	-	-
2401	1,000,000	999,788	212	99.98	1,000,000	992,577	7,423	99.26
Total	401,380,000	386,188,742	15,191,258	96.22	397,417,000	394,579,061	2,837,939	99.29

4.2. Advance Accounts

Limits	Previous Year 2016		Current Year 2017	
	Estimated	Actual	Estimated	Actual
Maximum Limit of Expenditure	24,000,000.00	22,602,821.00	21,000,000.00	14,754,535.00
Minimum Limits of Receipts	15,000,000.00	16,097,735.57	16,000,000.00	16,888,714.52
Maximum Limit of Debit Balance	67,000,000.00	49,443,483.27	88,000,000.00	49,553,033.00

4.3. Revenue Account

This Department does not prepare Revenue Accounts as it is not an income collecting Department.

4.4. Physical Resources Management

Fixed Assets

Serial No.	Category of Assets	Condition at the beginning of the year	Changes during the year				Condition at the end of the year
			Acquisitions	Purchase	Auctions	Removals	
1	Lands (Acres)	-	-	-	-	-	-
2	Buildings	02	-	-	-	-	02
3	Constructions	-	-	-	-	-	-

Movable Assets

Serial No.	Category of Assets	Condition at the beginning of the year	Changes during the year				Condition at the end of the year
			Acquisitions	Purchase	Auctions	Removals	
1.	Jeeps	4	-	-	-	-	4
2.	Cabs	23	-	-	-	-	23
3.	Motor Cars	3	-	-	-	-	3
4.	Van	9	-	-	-	-	9
5.	Three wheelers	0	-	-	-	-	0
6.	Motor Cycles	0	-	-	-	-	0
7.	Foot Bicycles	13	-	-	-	-	13
8.	Duplicator Machines	15	-	-	-	-	15
9.	Photocopy Machine	66	-	-	-	-	66
10.	Computers	307	-	5	-	-	312
11.	Computer Printers	150	-	8	-	-	158
12.	Laptop Computers	25	-	2	-	-	27
13.	Fax Machines	59	-	14	-	-	73
14.	Typewriters (Manual)	3	-	-	-	-	3
15.	Safes	15	-	-	-	-	15
16.	Cameras	1	-	-	-	-	1

17.	Video Cameras (Stand)	1	-	-	-	-	1
18.	Television	7	-	-	-	-	7
19.	Refrigerators	2	-	-	-	-	2
20.	U P S Machines	402	-	9	-	-	411
21.	AC Machines	19	-	1	-	-	20
22.	Mobile Phones	1	-	-	-	-	1
23.	File Shelves	174	-	-	-	-	174
24.	3in1Printer	1	-	-	-	-	1
25.	Finger Print Machine	2	-	-	-	-	2
26.	Fans	13	-	-	-	-	13
27.	Plastic Chairs	121	-	-	-	-	121
28.	Library books	715	-	-	-	-	715
29.	Camcorder	1	-	-	-	-	1
30.	Scanner	4	-	-	-	-	4
31.	Other	16	-	-	-	-	16
32.	External Hard Disk	4	-	-	-	-	4
33.	Voice Recorder	1	-	-	-	-	1
34.	Executive Chair	2	-	1	-	-	3
35.	Vacum Cleaner	1	-	-	-	-	1
36.	Multimedia Projector	0	-	1	-	-	1

37.	Executive Tables	0	-	1	-	-	1
38.	Office Chairs	0	-	20	-	-	20
39.	Computer chairs	0	-	5	-	-	5
40.	Steel Cupboard	0	-	12	-	-	12

4.5 Verification of Stock

Verification of stock is being carried out.

4.6 Auditing

Answers for all the Audit Queries in 2018 have been sent to the Auditor General

5. Development Activities

5.1 Implementation of the Registration of Title Act and the Progress

5:1:1 Implementation of Registration of Title Act and expansion of Program

The function assigned to our Department through the *Bim Saviya* Programme implemented under the leadership of the Ministry of Lands and Parliamentary Reforms and with the participation of the Land Title Settlement Department, Land Commissioner General's Department, Department of Surveys and the Registrar General's Department is to investigate and determine the ownership of the land and collaborate with Registrar General's Department to grant such ownership to the relevant owner in a form of a certificate.

This programme was initiated in 1995 as a pilot project and preliminary stages were implemented in three (03) Divisional Secretary's Divisions of Gampola (in Kandy District), Divulapitiya (in Gampaha District), and in Balangoda (in Rathnapura District) as per the provision of the Registration of Title Act No. 21 of 1998. By the year 2010, the programme had been expanded to 18 Divisional Secretary's Divisions and plans were made to rapidly expand the programme

island wide. Accordingly, the department was able to implement the programme in 52 Divisional Secretary's Divisions in 17 districts of the country by the end of the year 2013. It was further possible to implement the program in 63 Divisional Secretary's Divisions in 18 districts in the year 2014. Moreover, the program was implemented in 61 Divisional Secretary's Divisions in 18 districts by establishing 48 Regional Offices. Though it was intended to open the District Offices in Vavuniya - Vavuniya South, Kilinochchi - Karachchi, Batticaloa - Manmunei North, Mullaitivu – Maritime Pattu and Ampara, it could not be achieved due to the shortage of Deputy/Assistant Commissioners. Further, activities of 58 Divisional Secretary's Divisions had to be carried out through 43 Regional Offices while integrating Divisional Secretary's Divisions. A decision has been taken not to open the offices newly until the fulfilment of existing shortage of the staff and conclusion of the programs currently being implemented in Divisional Secretary's Divisions.

Establishment of Regional Offices under Bim Saviya program

The shortage of Deputy/Assistant Commissioners to be deployed in Regional Offices is a major challenge in the program. Consequently, program activities in 58 Divisional Secretary's Divisions are being carried out through 43 Regional Offices in the year 2017 and such 21 Regional Offices are being administered by Deputy/Assistant Commissioners; recruited on contract basis, whose service is extended once a six (06) months. It is more productive to deploy the officers capable of working in the Department for a substantial period involving in complex matters such as title settlement through a legal investigation process.

5:1:2 Implementation of Title Registration Activities at Divisional Level

Determination of Title is reached after a complex and long process. It is implemented at Grama Niladhari Divisions based on the no. of deployable staff after publishing the Divisional Secretary's Division in the Gazette.

Subsequent to informing the land owners and related institutes basically, relevant particulars about land ownerships are collected and categorized by using the diagrams with the help of the Grama Niladharies. After that, the requisitions for

survey are forwarded to the Superintendent of Survey by the Deputy/Assistant Commissioners of the Regional Offices of the Land Title Settlement Department. Accordingly, the lands of relevant Grama Niladhari Divisions are surveyed and Cadastral Maps are prepared by the surveyors. The participation of Grama Niladhari and Investigation Officers of the Department in addition to the Claimants has been made compulsory to this occasion in view of minimizing the complications.

It is significant to confirm the documents which are submitted for claiming the land parcels and to check the relevant folios forwarded to Registrar General. The fact that the Department has created a pool of competent Assistant Title Investigation Officers is a praiseworthy condition. However, it seems that the advantageous conditions of the said pool of Assistant Title Investigation Officers are being missed out by absorbing the Assistant Title Investigation Officers into Development Officers' service. Therefore, a requirement of a departmental service of Assistant Title Investigation Officers is greatly felt for this Department which needs personnel with experience and subject knowledge such as title settlement.

5:1:3 Priorities of the year 2018

01. Report on restructuring proposals

In pursuance of the Commissioner General's message in 2018 that said about the significance of arranging our path ahead through an acute review of our experiences, lessons learnt and performances throughout a period of 20 years, following major activities were identified as priorities of implementation.

- Making structural changes in organization structure availing a district office system.
- Formation of a service of internal Assistant Investigation Officers
- Expansion of propagation and awareness programs and use of technical applications; such as SMS, for information sharing.
- Establishment of complete integrated information system
- Formation of a tracking system through internet

- Establishment of tribunal system for the disputes regarding *Vihara Devalagam* lands
- When issuing grants for state lands make provisions to issue it as a Title Certificate at the first instance.

According to the above matters, actions are being taken to have amendments for the Act and the required proposals for a service of internal Assistant Investigation Officers were presented to some institutes such as the Ministry of Public Administration, Management Service Department and required discussions were held with those institutes. Necessary steps were taken to establish a departmental service of Assistant Investigation Officers and to prepare a promotion scheme for Investigation Officers, Assistant Commissioners (Departmental) and get it approved in the year 2018.

02. The shortage of staff still existed and actions were taken to establish an internal service and to get the approval for the proposal to establish a service of Assistant Commissioners through aforesaid internal service.

03. Special actions in respect of the files kept aside

The particulars of lands with no declared titles but, surveyed by *Bim Saviya* program from the year 1998 up to the present was collated and analyzed in the year 2016. Consequently, the required instructions to re-collect the information and proceed in that regard were given by the Circular Letter No.02/2017. The officers of 40 Regional Offices were trained through 11 workshops regarding this. Accordingly, from those lands identified to be kept aside, 12,341 land parcels were selected in 2018 for declaration of title and 190,493 land parcels were determined as unable to declare the title (under existing condition) and the claimants of those lands were informed about those status. These particulars were required to be included into the computer system of the department but, it could not be done due to the shortage of officers. Even though some attempts were taken to obtain trained staff as a solution, still it cannot be accomplished.

04. Formalization of title settlement process for accurate declaration of title determination

Three workshops were conducted in 2018 for Assistant Title Investigation Officers and Development Officers to provide them with a proper training and knowledge. These workshops were based on Judicial and legal activities, Title registration, survey activities and investigation activities as well as on minimal facts to confirm by reviewing when title declarations are made. Moreover the Steps of Investigation were included descriptively and analytically in these workshops. Special Computer workshops were conducted in 2018 for 369 Assistant Title Investigation Officers and Development Officers based on the Technical Collages of relevant areas.

05. Process to speed up investigation activities and to minimize the no. of files being kept aside

The implementation steps to accelerate the investigation process were introduced. Further, the elements and the steps to be essentially included in the investigation process were also introduced.

Such process; which enables the collection of particulars during and before the survey activities in relevant Grama Niladhari Divisions, reduces the time required to collect the particulars separately and repeatedly. As all the particulars can be collected and analyzed in advance, the errors are able to be reduced in great extent.

06. Though the disputes regarding title investigations are required to be referred to the Conciliation Board, the attention in this regard is observed to be diminished. Accordingly, the steps were taken to appoint and inform the Conciliation Boards and the importance of their service was also emphasized. Also, the instructions were given to form the Conciliation Board simultaneously with the selection of Grama Niladhari Divisions. In 2018 number of newly appointed members of the Conciliation Board is 725.

07. Restoring Survey & Title Determination process as a Combined Project

Bim Saviya program that certifies the titles of land owners is/should be basically implemented in closed combination of Land Title Settlement Department and Survey Department. In early phase of the program, said combination was evidently observed. However, a weakened attentiveness into such combination was later observed. Consequently, the plans for 2018 were prepared by a workshop in 2017. Also, the annual survey targets and process were decided and planned jointly at regional levels by Surveyor General, District Superintendents of Surveys, Surveyors and Deputy/Assistant Commissioners and Assistant Investigation Officers of Land Title Settlement Department in view of restoring the said combination. Accordingly, the plans with targets were prepared for the year 2018 by combined workshops conducted at several places and it has yielded slight unity, smoothness and a possibility of minimizing the complications of the process. This condition should be further developed. As a result of it, the steps were taken to prepare the guidelines in combination of Registrar General Department.

08. Formalizing the process of publishing the declaration of title determination in the Gazette.

After title determinations are forwarded to the Head Office by Deputy/Assistant Commissioners of the Regional Offices, the work of publishing those in the gazette is performed. There was a considerable hold-up between the receipt of declaration of title determination and publishing it in the gazette which was basically caused by non-availability of Tamil language Translators. A Tamil language Translator was recruited in 2017 and with the service of outside translators, said delay has been reduced up to 1½ months. No. of gazettes published in 2018 under Section 14 was 55,782 and it was 56,377 in 2017.

85,994 of surveyed land parcels in 527 Cadastral Maps have been given to our Department by the Survey Department to publish in the Gazette under Section 12 in the year 2018 and the Department has been able to give recommendations of determination under Section 14 regarding 61,226 of those land parcels. In 2017 these values were 75192 land parcels in 524 cadastral maps and 59672 land

parcels respectively. Therein, it was able to exceed the target of 50,000 of recommendations of determination in the year 2018. Further; in this year, 55,782 land parcels have been published in the Gazette under Section 14, and the Schedules regarding 52,631 land parcels have been forwarded to Land Registrar Office for registration of titles and the issuance of title certificates. It is notified that the Schedules were forwarded to Land Registrar Office for the preparation of Title Certificates after a period of one month enabling people to submit their objections; if any, regarding the Gazette Notice of declaration of title determination.

09. Formalization of information and plans

Based on the requirement of collecting and reviewing the information related to the works of the Department into a central point, a Planning Unit was established with the service of Information and Communication Technology Assistant under the headship of Assistant Commissioner (Publications/Planning /Computer). It has consequently enabled us to collect and review the information in a quite formalized manner. Moreover, it was able to increase the accuracy of information.

However, the use of information technology and available facilities in Land Title Settlement Department as an institute in 21st century are not satisfactory. All the files of title determination need to be scanned and included into the data system enabling the claimants to access that information. Further, status of the steps of title investigation process should be able to be checked by the system. Required attention in this regard was drawn several times. However, no fund or sponsorship has been received for this.

10. Preservation of Record Room

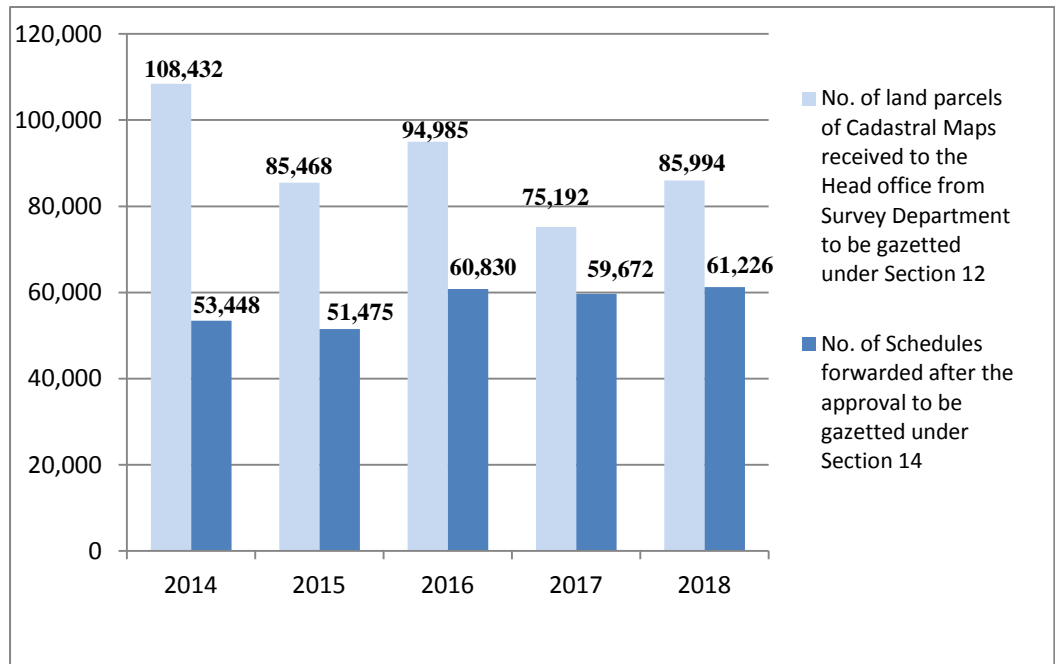
Record Room of the department is place with very early documents of national importance. The documents therein should be scanned and secured properly. However, the physical, human and financial resources as well as spaces required for this is very limited. Accordingly, required discussions were held with the Department of National Archives requesting them to takeover and conserve the

documents giving us a scanned copy of each document. Consequently, 650 files were given to them. Since 200,000 files are available in the Record Room, this process should be accelerated and regarded as a project with national importance.

11. Concluding the process of Land Settlement

About 97 % of activities under the Land Settlement Ordinance No.20 of 1931 have been completed. The activities of the villages in respect of remaining percentage are still pending due to complexities such as delays, absence of required documents and change of basic status. The actions are being taken to execute a study and have instructions from Attorney General for a final decision in this regard.

5:1:4 Progress of the Determinations of the Titles 2014-2018



The program of Title settlement has shown a gradual progress in comparison to No. of surveyed land parcels since 2014. It was 49.29% in 2014. Consequent to a gradual progression, it was 71.2% in 2018. This can be admired as a result of the

actions taken to formalize the process of land title settlement, minimize the no. of files kept aside and act in response to files kept aside.

Progress of Title Registration Program from 01.01.2018 to 31.12.2018

Serial No.	Divisional Secretariat	No. of Cadastral Maps and Land Parcels received to the head office to be gazetted under Section 12		No. of Schedules forwarded after the approval to be gazetted under Section 14	No. of Land Parcels gazetted	No. of Land Parcels referred to the Land Registrar
		Maps	Land Parcels			
1	Diwulapitiya	0	0	290	335	352
2	Minuwangoda	8	1,906	764	626	888
3	Meerigama 1/11	6	1,306	1,479	1,169	627
4	Mahara	5	1,080	1,148	1,369	2,011
5	Aththanagalle	13	2,963	1,466	1,687	1,083
6	Dompe	7	1,703	1,549	1,456	701
7	Gampaha	7	1,487	1,061	1,241	1
8	Ja-Ela	9	1,568	1,000	915	0
9	Wattala	1	136	31	23	0
10	Katana	11	2,618	1,589	1,581	2,126
11	Balangoda	4	544	776	672	1,409
12	Weligepola	8	1,119	1,082	862	1,522
13	Rathnapura	12	2,276	1,012	1,068	1,304
14	Kuruwita	0	0	79	159	191
15	Niwithigala	6	954	480	224	284
16	Homagama	22	5,037	2,189	2,490	2,041

Serial No.	Divisional Secretariat	No. of Cadastral Maps and Land Parcels received to the head office to be gazetted under Section 12		No. of Schedules forwarded after the approval to be gazetted under Section 14	No. of Land Parcels gazetted	No. of Land Parcels referred to the Land Registrar
		Maps	Land Parcels			
17	Moratuwa	0	0	446	379	17
18	Kesbewa	10	1,373	2,478	3,093	3,277
19	Rathmalana	0	0	381	307	427
20	Dehiwala	10	1,397	1,348	1,113	1,129
21	Doluwa /Uda Palatha	0	0	670	686	129
22	Yatinuwara	8	713	521	488	742
23	Udunuwara	8	758	447	561	51
24	Harispaththuwa	14	1,695	919	835	756
25	Gangawata Korale	18	2,209	1,421	1,206	1,817
26	Kothmale	8	709	383	567	0
27	Thambuththegama	0	0	392	538	745
28	Thalawa	2	28	596	277	764
29	Rajanganaya	4	392	943	914	532
30	Nuwaragam Palatha – East	25	3,434	1,573	1,269	1,566
31	Lunugamwehera	0	0	267	213	190
32	Tissamaharamaya	14	2,013	1,407	1,066	1,006
33	Beliaththa	5	906	569	456	490
34	Hambantota	14	1,882	1,025	1,350	1,003
35	Rideegama	8	945	1,280	1,081	999

Serial No.	Divisional Secretariat	No. of Cadastral Maps and Land Parcels received to the head office to be gazetted under Section 12		No. of Schedules forwarded after the approval to be gazetted under Section 14	No. of Land Parcels gazetted	No. of Land Parcels referred to the Land Registrar
		Maps	Land Parcels			
36	Mallawapitiya	20	3,415	2,900	1,357	1,224
37	Kurunegala	16	2,211	1,139	804	995
38	Pannala	7	1,226	539	619	593
39	Wariyapola	25	4,067	2,203	1,709	1,015
40	Siyambalanduwa	11	1,444	2,086	2,912	2,416
41	Rideemaliyadda	0	0	12	1	0
42	Mahiyanganaya	1	125	531	285	0
43	Medirigiriya	1	7	2,810	2,269	272
44	Hingurakgoda	6	781	1,008	856	3,320
45	Dambulla	17	2,829	2,733	3,026	3,709
46	Galewela	6	1,039	287	438	467
47	Wennappuwa	28	4,112	2,917	2,537	2,893
48	Puttalam	14	2,424	1,113	706	97
49	Panadura	10	2,142	647	633	364
50	Kalutara	9	1,232	223	249	110
51	Horana	21	4,013	1,682	1,311	1,248
52	Galle	14	2,573	1,139	883	904
53	Hikkaduwa	4	722	18	23	625
54	Weligama	14	2,402	584	564	582

Serial No.	Divisional Secretariat	No. of Cadastral Maps and Land Parcels received to the head office to be gazetted under Section 12		No. of Schedules forwarded after the approval to be gazetted under Section 14	No. of Land Parcels gazetted	No. of Land Parcels referred to the Land Registrar
		Maps	Land Parcels			
55	Matara	9	1,974	1,634	937	766
56	Galigamuwa	19	2,902	1,059	894	851
57	Nallur	8	1,203	901	493	0
Total		527	85,994	61,226	55,782	52,631

Total progress from the beginning of enactment of the Title Registration Act up to 31.12.2018 is indicated on annexure No 03, 04 and 05.

5:1:5 Solutions for Legal Issues

Different types of legal issues related to the process of Title Registration and settlement of lands can be observed. Similarly there are instances that legal actions were taken placed against the department regarding land settlement and title registration. In such event appearing before the Court is done with the collaboration of the Department of Attorney General.

The steps were taken to bring revisions to the Registration of Title Act No.21 of 1998. While presenting at the court with Attorney General's Department for lawsuits and required collaborations have been made with Attorney General's Department for all lawsuits referred to the Legal Branch of the Department. Further. The resources persons have been provided for training programs and the legal advices have been given regarding the field-based complications prior to declaration of determination of title.

5.2 Implementation of Land Settlement Ordinance and its progress - 2018

Out of the gross total land area of 6,561,000 hectares of Sri Lanka, an extent of 1,902,064 hectares has been excluded from the Title Settlement process. The Administrative Report of the Department in 1931 states that the lands with a higher population density, lands with clear boundaries and the areas where there is no requirement of demarcating lands as “State” and “Private” have been subjected to such exclusion.

Within the extent of 4,658,936 hectares of lands selected for settlement process, the activities of varied steps of settlement in 36 villages in the districts of Kurunegala, Rathnapura, Kegalle, Badulla, Monaragala, Kandy, Nuwara Eliya, Matale, Ampara, Anuradhapura, Mannar, Kilinochchi, Vavuniya & Batticaloa were targeted to be completed and shifted to the next step during the year 2018. Further, it was targeted to issue the Final Reports of 08 villages where the Settlement Order was published. The progress of that targeted programme in 2018 is as follows;

S.N	Main step	No. of Villages
1.	Inspection of demarcations and preparation of command for Settlement Order	05
2.	Preparing applications for survey diagrams relating to settled lands and receiving those from the District Survey Offices	07
3.	Forwarding to Land Registrar for the registration of the settled lands	05
4.	Forwarding the Settlement Order for the approval of the Minister of Lands	04
5.	Publishing the Settlement Order in the Gazette	06
6.	Distribution of Gazettes which published the Settlement Orders (deeds and Plans) among the claimants	15
7.	No. of the village released	11

Gazettes received from January to December 2018

Received Date of Gazette	Village Plan No.	Settlement Notice No.	Name of Village	District
10.01.2018	26	5272	Main Area	Ampara
20.01.2018	23	5521	Main Area	Ampara
23.05.2018	3957	5344	Maylagassewa	Kurunegala
23.05.2018	24	5576	Main Area	Ampara
31.07.2018	19	4593	Main Area	Ampara
18.10.2018	49	5478	Main Area	Ampara

Extents of lands released in 2018

Month	Hectare	Acres	Roods	Perches
January	892.547	2,205	02	11.58
February	4,496.921	11,112	01	15
March	-	-	-	-
April	-	-	-	-
May	-	-	-	-
June	18,420.118	45,516	03	56.88
July	10,296.004	25,442	01	32.92
August	26,304.666	65,000	01	16.32
September	-	-	-	-
October	-	-	-	-
November	10,627.927	26,262	0	29
December	9,376.505	23,169	03	16.2
Total	80,414.729	198,709	03	17.9
No. of Villages	11			

Extents of Lands released in 2018 – At District Level

District	Hectare
Puttalam	392.443
Ampara	74,472.515
Nuwara Eliya	44.504
Kandy	4,452.417
Kurunegala	141.218
Kegalle	911.632
Total	80,414.729

K.A.K.Ranjith Dharmapala

Commissioner General of Land Title Settlement/ Settlement Officer
Land Title Settlement Department
No. 1200/6, “Mihikatha Medura”
Rajamalwatta Road
Battaramulla

Land Title Settlement Department

List of Names of Settlement Officers/ Commissioners/ Commissioners General

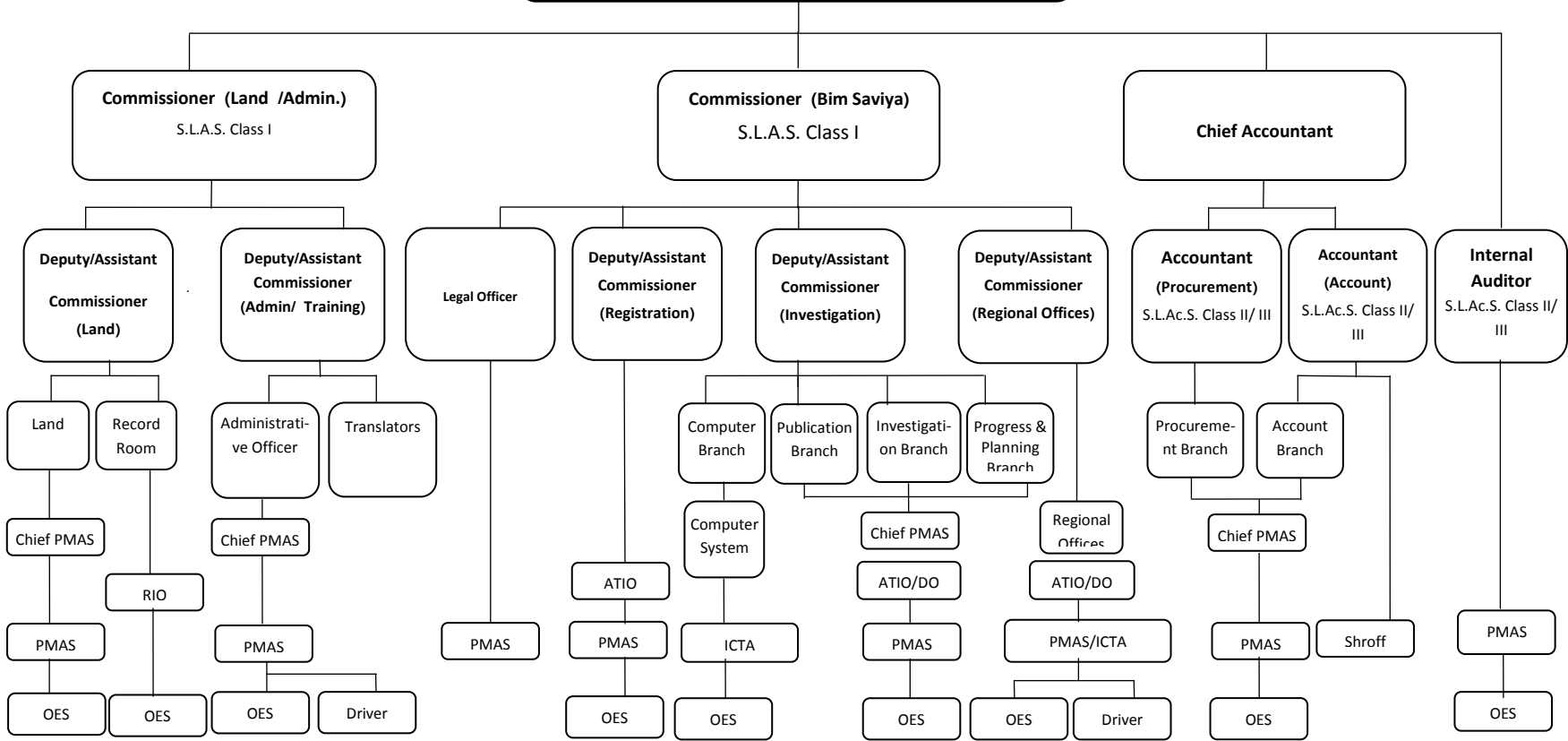
1903 – 1905	Mr. J. G. Frazer
1906	Mr. H. O. Foks (Acting)
1907 – 1912	Mr. J. G. Frazer
1913	Mr. H. O. Foks
1914	Mr. J. M. Davis (Acting)
1915 -1917	Mr. H. O. Foks
1918	Mr. J. M. Davis (Acting)
1919 – 1920	Mr. H. O. Foks
1921	Mr. W. E. Veit
1922 – 1923	Mr. M. M. Weatherburn (Acting)
1924	Mr. M. T. Archbald (Acting)
1925	Mr. F. Bartlet
1926 – 1927	Mr. M. T. Archbald (Acting)
1928	Mr. M. T. Archbald
1929 – 1930	Mr. W. T. Stays
1931 – 1936	Mr. H. E. Janz (Acting)
1937 – 1939	Mr. H. E. Janz
1940	Mr. C. L. Wickramasinga
1941 – 1944	Mr. H. E. Janz
1945 – 1947	Mr. C. B. P. Perera (Acting)
1948 – 1950	Mr. C. B. P. Perera
1951 – 1954	Mr. M. W. F. Abeykoon (Acting)
1955 – 1958	Mr. M. W. F. Abeykoon

1959	Mr. S. L. De Silva (Acting)
1960	Mr. R. T. Ranathunga (Acting)
1961 – 1963	Mr. R. T. Ranathunga
1964 – 1974	Mr. S. L. De Silva
1975 – 1978	Mr. C. S. Ranasooriya
1979 – 1980	Mr. I. A. Ediriweera
1981 – 1983	Mr. K. P. Wimaladharma
1984 – 1987	Mr. R. W. Piyasena
1988	Mr. A. Boralugoda (Acting)
1989	Mr. D. G. P. Senevirathna
1990 – 1993	Mrs. R. M. C. P. Udugampala
1994	Mr. H. Udakandage (Acting)
1995 - 1997	Mrs. R. M. C. P. Udugampala
1997 – 2001	Mr. H. Udakandage
2002 – 2003	Mr. S. H. Vithanage
2004 – 2005	Mr. K. A. D. P. Paul
2006 – 2008	Mr. P. A. Muthukumarana
2009 – 2010	Mr. G. Vijitha Nanda Kumar
2011	Mr. L. K. Pamarathna
2012 - 2013	Mr. A. H. S. Wijesinghe
2013- 2015	Mr. Gamini Ilangarathna
2015	Mr. G. Vijitha Nanda Kumara
2015 -2018	Mr. K.A.K. Ranjith Dharmapala

Organization Chart of the Land Title Settlement Department

- PMAS - Public Management Assistant Service
- ATIO - Assistant Title Investigation Officer
- RIO - Record Investigation Officer
- DO - Development Officer
- ICTA - Information and Communication Technology Assistant
- OES - Office Employment Service

Commissioner General of Land Title Settlement



Progress from 1998 to 2018

Annexure 03

(A.) Adoption of the Registration of Title Act of 1998 and its progress up to 2002

Activity	1998	1999	2000	2001	2002	Total progress from 1998 to 2002
Publishing in the Gazette under Section 12						
No. of Cadastral Maps	37	69	85	58	6	255
No. of Land Parcels in the Cadastral Map	5,861	16,060	20,366	19,098	1,239	62,624
Under Section 14						
No. of Land Parcels investigated	896	9,786	13,179	10,209	3,907	37,977
No. of Land Parcels approved by the Commissioner of Title Settlement	-	4,184	1,743	3,375	1,845	11,147
No. of Land Parcels published in the gazette	-	4,184	1,743	3,375	1,845	11,147
No. of Land Parcels for which the Title Certificates were issued	-	2,318	3,086	3,057	1,434	9,895
No. of Title Certificates forwarded to Land Registrar for the issuance of Title Certificates	-	-	-	-	1,713	1,713

(B) Progress of the program of Land Title Registration and concurrent related services from 2003 to 2006

Activity	2003	2004	2005	2006	Total progress from 2003 to 2006
Publishing in the Gazette under Section 12					
No. of Cadastral Maps	87	148	28	26	289
No. of Land Parcels in the Cadastral Map	12,491	30,978	14,400	19,225	77,094
Under Section 14					
No. of Land Parcels approved by the Commissioner of Title Settlement	890	10,943	10,715	5,890	28,438
No. of Land Parcels published in the gazette	389	8,019	11,202	3,547	23,157
No. of Land Parcels forwarded to Land Registrar	-	6,985	11,928	2,209	21,122

(C.) Concurrent progress of *Bim Saviya* program from 2007 to 2018

Activity	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	Total progress from 2007 to 2018
Publishing in the Gazette under Section 12													
No. of Cadastral Maps	Village 135	77	656	771	640	724	540	539	488	618	524	527	6,239
No. of Land Parcels in the Cadastral Map	42,518	12,919	132,390	132,823	127,851	145,248	114,381	108,432	85,468	94,985	75,192	85,994	1,158,201
Under Section 14													
No. of Land Parcels approved by the Commissioner of Title Settlement	14,038	16,764	57,113	122,262	55,045	62,130	71,315	53,448	51,475	60,830	59,672	61,226	685,318
No. of Land Parcels published in the gazette	18,019	16,764	21,584	90,207	79,681	58,252	58,690	66,759	53,484	59,880	56,377	55,782	635,479
No. of Land Parcels forwarded to Land Registrar	11,636	14,212	22,378	113,198	53,798	50,895	52,542	59,747	53,584	36,256	52,158	52,631	573,035