

APPENDIX-I

COMPARATIVE STATEMENT OF AREA, TAXES & POPULATION

WELLINGTON CANTONMENT

COONOOR MUNICIPALITY

Area : 6.67 Sq.Kms.

Area : 15.05 Sq.Kms.

Population : (1) Civil : 12673 (As per 2011 Census)
(2) Military : 6789

Population : 45534 (As per 2011 census)

WELLINGTON CANTONMENT				COONOOR MUNICIPALITY			
S. No.	Taxes levied in Cantonment	Year of imposition / Last revision of each tax in Cantonment	Taxes prevailing in Municipality	Year of imposition	Here state against each whether the rates in the Cantonment are/is equal to the Municipality & detailed reasons for variations and/or steps taken to equalize the same along with present position of proposal may also be stated		
	Nature of tax	Rates of tax		Name of tax	Rate of tax		
1.	House tax	12 ½ %	SRO No.,36, dt.06.01.71 (last revision)	House tax	12.8 %	1.4.2008	The overall Property taxes levied in Wellington are generally comparable with those obtaining in Coonoor Municipality.
2.	Water tax	6 ¼ %	Defence Deptt. Notification No.1627, dt.21.06.1947 (last revision)	Water tax & Drainage tax	6 %		However, Coonoor Municipality is divided into 4 zones based on the location of buildings and tax per sq.ft. is fixed for the four zones. Zone A (for the one year) RCC - Rs.8.80 per sq.ft Tiled Roof - Rs.6.60 per sq.ft Zone B (for the one year) RCC - Rs.7.40 per sq.ft Tiled Roof - Rs.5.56 per sq.ft Zone C (for the one year) RCC - Rs.5.96 per sq.ft Tiled Roof - Rs.4.48 per sq.ft Zone D (for the one year) RCC - Rs.4.44 per sq.ft Tiled Roof - Rs.3.34 per sq.ft
3.	Drainage tax	2 %	Gazette of India Notification No.33, dated 16.08.1997	Library Cess	9.96%		
4.	Lighting tax	3 ½ %	-do-	Lighting tax	3 5/6%		
5.	Education tax	3 ½ %	-do-	Education tax	2.5 %		
6.	Scavenging tax	2%	- do-	Scavenging tax	3 2/3%		
7.	(a) Land tax	7 ½ %	Fort St. George Gazette No.652 Dt.22.09.1925	Agricultural land tax	--		
8	Tax on transfer of immovable property	5 %	SRO No.203, dt.16.04.1978 (last revision)	Surcharge on Stamp duty	8 %		If the building is commercial for all zones and all types of above mention buildings the normal rate x 3 times per sq.ft.