

CONDOMINIUM DES NOUVELLES-HEBRIDES

NEW HEBRIDES CONDOMINIUM

ARRETE CONJOINT 6 de 1931

JOINT REGULATION 6 of 1931

A JOINT REGULATION

[No. 6 of
1931.]

to regulate the construction of dwelling houses and to provide for town conservancy.

Joint Regulation No. 6 of 1931 was published in Condominium Gazette No. 43 and is reprinted as amended by the following Joint Regulations:

2 of 1942 Condominium Gazette No. 136

of 1950 Condominium Gazette No. 172

of 1951 Condominium Gazette No. 175

of 1953 (French Text) Condominium Gazette No. 180

10 of 1955 Condominium Gazette No. 189

16 of 1955 Condominium Gazette No. 189

of 1956 Condominium Gazette No. 190

5 of 1963 Condominium Gazette No. 220

See also

4 of 1966 Condominium Gazette No. 244

WHEREAS by Joint Regulation No. 5 of 23rd September, 1929, the limits of the Town of Vila were defined;

And whereas a Sanitary Commission was constituted under the provisions of Joint Regulation No. 6 of 23rd September, 1929;

And whereas under the provisions of Joint Regulation No. 7 of the 23rd September 1929, conservancy measures within the limits of the Town of Vila were prescribed;

And whereas it is expedient to regulate the construction of dwelling houses and to make provisions for further conservancy measures;

I.—GENERAL

[No work of construction shall be undertaken within the town limits of Vila or Santo without the joint authority of the French Resident Commissioner and British Resident Commissioner, delivered after considering the opinion of the Town Planning Committee. Dwelling houses in particular shall conform with the following conditions:]

General
J.R. 5/56.

1. (1) Provision for the disposal of water from tank overflows, rainwater, and household water by means of adequate drains leading to an absorbent cesspool. The latter shall be at least five feet diameter and ten feet in depth.

Dwelling
houses.

(2) (a) In the case of dwelling houses not built over cellars foundation of the ground floor shall be raised at least twenty centimetres above ground level of the road, as the case may be.

(b) Floors composed of beaten earth are prohibited.

(3) (a) In the case of dwelling houses to be erected on cement, wooden or iron piles, the floor joists shall be at least sixty centimetres above the ground and permit of easy access for clearing purposes.

(b) Wooden or metal linings to walls and partitions shall be so constructed as to permit of the removal of the skirting board for cleaning and disinfecting purposes.

(c) Every dwelling house shall be provided with a trapdoor in the ceiling, or other means of easy access to the attic.

(4) Every room used for ordinary habitation shall measure at least thirty cubic metres, and shall be lighted and ventilated directly from the yard, road or verandah by one or more windows, whose measurements must total at least two square metres.

(5) Cellars shall not be used by either Europeans, Asiatics or natives for living purposes and shall be well ventilated. Ventilators shall be covered with wire netting or other suitable material to prevent the ingress of rats. Measures must be taken for the disposal of seepage therein.

(6) Kitchen stoves burning wood, coal, coke, or liquid combustibles, shall be provided with chimneys leading to the exterior of the house.

(7) Reservoirs of drinking water shall be constructed of rustless, non-corroding material. They shall be provided with a manhole to permit the cleansing of the interior. Each manhole shall be covered with metal netting to prevent the ingress of mosquitos, and shall be provided with a cover. Such reservoirs shall be kept in a constant state of cleanliness.

(8) No well may be used for private or public drinking or cooking purposes. They may, however, be maintained or authorised for watering of gardens, animals and washing etc.

(9) (a) All roofs shall be provided with guttering of sufficient dimensions to permit of the rapid passage of rainwater without stagnation to the downpipes. Wash-tubs must be emptied at least twice a week and the interiors carefully cleaned.

(b) The use of barrels for catching rainwater is strictly forbidden.

(10) Every dwelling house shall be provided with two closets, one of which shall be for the use of domestics. They shall be built apart. They shall be well ventilated, provided with a septic tank, or contrivance on the deep hole principle. [In addition they shall be built in such manner as to ensure that the access of flies to deep hole closets is rendered impossible by the installation of seat covers or other means.]

J.R. 12/42.

(11) No Condominium Administrative building shall be erected in the town of Vila without the authority of the Resident Commissioners given on the joint recommendation of the Superintendent of Works and Chief Condominium Medical Officer.

J.R. 6/50.

The Superintendent of Works and the Chief Condominium Medical Officer shall satisfy themselves that the sanitary standards set down in this Joint Regulation are complied with in every respect.

The Sanitary Commission brought into being by Joint Regulation No. 6 of 1929 shall only be consulted in regard to Condominium administrative buildings where agreement is not reached by the Superintendent of Works and the Chief Condominium Medical Officer.)

2. (a) Fowl houses shall be kept in a state of extreme cleanliness. They shall be frequently whitewashed, and shall be apart from any dwelling house.

Fowls.

(b) It is strictly forbidden to keep pigs within the limits of the town.

Pigs.

(c) All cattle sheds, stables or other buildings or places used for the enclosure of domestic animals, shall be kept in a constant state of cleanliness.

Cattle.

3. No stable, cattle shed, or other building for the maintenance of domestic animals shall be built within the limits of the town of Vila without the joint authority of the Resident Commissioners, issued on the recommendation of the President of the Sanitary Commission.

Stables.

4. Existing cattle sheds, stables, etc., for which authority has been refused, shall, on receipt of written notification by the owner, be demolished at his expense.

Demolition.

5. Every employer of labour shall provide such latrines for the use of his labourers as may be thought necessary by the President of the Sanitary Commission.

Latrines.

6. It is forbidden to bury any human corpse except in the recognised cemeteries. Burials shall not take place except after designation by the Administration of the site of the grave. It is also forbidden to bury the bodies of animals within one hundred metres of any dwelling house or other inhabited building.

Burials.

7. The facades of houses facing a road or courtyard shall be maintained in a constant state of cleanliness; yards and land shall be kept cleared of all bush and undergrowth. [The growing of bananas, taro and all plants the leaves of which are imbricated is prohibited.] All mud holes and puddles shall be effectively stopped and drained. [The owners and occupiers of premises within the town shall be responsible for the cleaning (cutting of weeds and taking away of refuse of all kinds) to the satisfaction of the Sanitary Commission, of that part of the side of the road, and also if applicable, that portion of the beach as far as low water mark, situated immediately fronting the premises.]

Weeding.
J.R. 16/55.
J.R. 7/51.

J.R. 10/1955

8. All filth, kitchen refuse, receptacles of metal, wood, glass or other matter liable to constitute a breeding place for mosquitos and flies, shall be collected and deposited in tight refuse bins provided with covers.

Rubbish removal.
J.R. 12/42.

Before being placed in such refuse bins all tins and receptacles aforesaid shall be crushed or pierced with holes.

The removal of rubbish by the Sanitary Service will be undertaken at the hours and under such conditions as shall be indicated by notice issued by the Sanitary Inspector.

J.R. 12/42.

Any infraction of the provisions contained in this Section shall be considered as having been committed by the occupant of the premises in question.]

9. Closets and latrines shall be painted each year or lime washed at frequent intervals.

Latrines.

10. (a) —]

Building conditions.
J.R. 5 of 1956.
J.R. 5 of 1956.

[(b) The same conditions are applicable to works of construction and to major repair work.]

(c) Included in this prohibition are: under pinning the setting up of bolts, braces or squares, to any other work the object of which is to connect up various parts of the building alterations necessitating repairs to a large part thereof.

(d) The proprietor, architect, or builder, shall, before commencing any building work, submit to the Sanitary Commission one or more duplicate plans of the work projected, whether for new buildings or big repairs.

(e) On deposit of these documents a receipt shall be furnished.

(f) If, after examination of the plans by the Sanitary Commission, they are of opinion that the conditions prescribed have been observed, authority to proceed therewith shall be given by the Resident Commissioners with the least possible delay.

(g) If modifications therein are recognised as necessary, or if it is considered desirable to refuse such authority, the decision shall be communicated within a period of [sixty] days from the date of deposit of plans.

J.R. 5 of 1956.

(h) Should no decision have been communicated within that period the owner may consider himself authorised to commence operations.

(j) The Sanitary Commission shall inspect every building on its completion for the purpose of ascertaining whether the provisions of this Regulation have been observed. A report of the inspection shall be drawn up in quadruplicate; one copy shall be sent to each of the Resident Commissioners, one to the owner of the property, and one copy for record in the archives of the Sanitary Commission.

[The proprietor, architect or builder shall affix a notice on the

of the works showing in a legible manner the number and the
of the permit to build and failure to comply with this require-
ment shall render them liable to the penalties provided in Section 16
of this Regulation.]

J.R. 15 of
1963.

11. In so far as existing dwelling houses are concerned, a
period of two years is accorded within which to effect the improve-
ments and modifications required under this Regulation. If circum-
stances warrant, an extension may be accorded by the Resident
Commissioners acting jointly.

Existing
houses.

12. (1) Apart from the preceding dispositions, when a
building, completed or not, which may or may not be contiguous to
the public road, has been reported as dangerous or unhealthy to the
occupants or neighbours, the Resident Commissioners shall request
the Sanitary Commission to inspect such building in presence of the
owners and furnish a report thereon as to—

Reports on
buildings.

- (a) The nature of the repairs necessary and the measures to
be taken in connection therewith;
- (b) The necessity for the prohibition of the whole or part as a
dwelling house until the unhealthy are remedied.

(2) This report shall stipulate the length of time within which
such repairs shall be terminated, or during which the building shall
cease to be inhabited in whole or part.

(3) The report shall be transmitted to the two Resident Com-
missioners who may order the proprietor to execute the necessary
work within the period fixed by the Sanitary Commission, or prohibit
the use of the building as a dwelling house. If such work shall not be
executed within the period fixed by the Sanitary Commission, the
Resident Commissioners may order the immediate demolition of the
building without prejudice to the penalties fixed by Section 11 of
this Regulation.

13. The cutting or felling of trees within the limits of the town
of Vila without authorisation is forbidden.

Felling
trees.

II.—EXECUTION PENALTIES

14. The Resident Commissioners may appoint a Sanitary
Inspector, who shall be charged with the execution of the provisions
of this Regulation. [They may also appoint any other person not a
member of the national or Joint Administration who may appear to
them sufficiently qualified to carry out the duties of Sanitary
Inspector.]

J.R. 12/42.

15. Breaches of this Regulation shall be reported by the
Sanitary Inspector, the Commandants of Police and their Assistants,
and any other Officer authorised for this purpose.

16. Breaches of this Regulation shall be justiciable by the Court of First Instance and shall be punishable by penalties not exceeding a fine of twenty pounds, and one month's imprisonment. Penalties.
17. In the case of non-compliance with Prohibition of Occupation Order, the occupants shall be liable to the penalties above mentioned and the Resident Commissioners may order their ejection from the premises at their expense. Ejection.
18. It is forbidden to deposit the bodies of animals, butcher's offal, debris, manure, excrements, and in general any matter liable to putrescence, in the roads or gutters, on private property or elsewhere, except in the place provided for that purpose. Disposal of offensive matter.
19. Any person who shall obstruct any member of the Sanitary Commission in the execution of his functions under this Regulation shall be liable to the penalties prescribed in Section 16 hereof. Obstruction.
20. Joint Regulation No. 7 of the 23rd September, 1929, and all other Regulations where contrary to the provisions of the present Regulation, are hereby repealed.
21. The Resident Commissioners for His Britannic Majesty and for the French Republic are charged with the execution of the present Regulation.
22. This Regulation shall come into force on the date of publication and shall be cited for all purposes as the "New Hebrides Dwelling House Construction and Town Conservancy Regulation No. 6 of 1931."
- Published and exhibited in the public offices of the President Commissioners for His Britannic Majesty and for the French Republic this 31st day of January, 1931.
- TRONET
The Resident Commissioner
for the French Republic.
- BLANDY
His Britannic Majesty's Acting
Resident Commissioner.
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