

# 20TH THROMDE TSHOGDE MINUTES

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(2nd Council)

3/27/2020

THIMPHU  
THROMDE



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**20<sup>th</sup> Thromde Tshogde -2<sup>nd</sup> Council****Venue: Thromde Conference Hall****Date: 27<sup>th</sup> March 2020****Time: 9:30AM****Members present**

1	Dasho Kinlay Dorjee	Thrompon	Chair
2	Mr. Karma Namgyel	Executive Secretary	Member Secretary
3	Mr. Namgay Tshering	Babesa Thuemi	Dy. Chair
4	Mr. Ugyen Penjor	Jungzhina-Pamtsho Thuemi	Member
5	Mr. Ugyen	Taba-Dechencholing Thuemi	Member
6	Mrs. Dorji Dem	Motithang Thuemi	Member
7	Mr. Rinzin Dorji	Changangkha Thuemi	Member
8	Mrs. Phub Dem	Changbangdu-Olakha Thuemi	Member
9	Mr. Kuenga Yonten	Norzin Thuemi	Member

**Invitees**

Sl/No	Name	Designation
1	Mr. Sonam Dorjee	Chief ADM Officer
2	Mrs. Shera Dolkar	Officiating Chief, ENV Division
3	Mr. Udesch Chettri	Dy Chief Finance Officer
4	Mr. Tashi Dendup	Sr. Finance Officer
5	Mr. Sonam Namgay	Dy. Ex. Engineer, ID
6	Mr. Sonam Penjore	Revenue Section
7	Mr. Sonam Tobgay	Head, SLMD
8	Mr. Oma Pati Luitel	Head, ICT Section
9	Mr. Karma Dorji	Planning Officer

**Opening Remarks**

The Chair welcomed all the members of the *Tshogde* and the Officials of *Thromde* Office to the 20<sup>th</sup> *Thromde Tshogde*. He expressed the cautionary message to the members with regard to the current COVID-19 situation in Bhutan and at the global level. He expressed that due to wise leadership of His Majesty the King and the Government, there is nothing to panic but at the same time, it is the responsibility of individual to maintain discipline in terms of hygiene etiquettes. He

also informed that the main role of *Thromde* is to keep up the *Thromde* services without disruption especially during such pandemic situations. Services like waste collection, sewer and water will have to be provided without disruption. A team from *Thromde* has also made a site visit to Motithang water tank and it is quite worrisome that the water volume has been declining over the past few days. However, the supply from Dodeyna water supply system to Motithang 3-tank is underway and it is expected to improve the situation. Even water supply to the quarantine facilities shall not be disrupted.

The Chair also shared the command of His Majesty with regard to redevelopment of Norzin Lam. His Majesty has commanded that the Norzin Lam redevelopment works will have to be completed within one year and at one go. The Government has advised *Thromde* to initiate the work from April 2020 and *Thromde* is already in the process of doing the ground works. The Government has also advised *Thromde* to come up with 5 major projects where Bhutanese who are currently affected due to COVID-19 can be employed with 50% salary from Government and 50% from private companies or the contractor whoever employs them. He informed that Norzin Lam redevelopment is one; the 2<sup>nd</sup> and 3<sup>rd</sup> is construction of 4-lane road from Bhutan Telecom junction till Zilukha and from Zilukha to Supreme Court, 4<sup>th</sup> is the Clock Tower revitalization project and the 5<sup>th</sup> Project is open space development which include beautification and plantations within *Thromde*. The *Tshogde* after having adopted the Agenda for the 20<sup>th</sup> *Tshogde* began with the session.

### **Agenda 20.01 – Budget Proposal 2020-2021 Endorsement**

The Budget Officer presented to the *Tshogde* the budget proposal for the FY 2020-2021. The budget has been endorsed by the *Thromde* Finance Committee and then by the Management. It has been submitted to the Ministry of Finance within the deadline set by the Ministry. It was submitted for *Tshogde*'s endorsement.

### **Discussion**

Some of the members raised concerns that the proposal has not been developed in consultation with them especially regarding *Demkhong* budget. However, the Executive Secretary cleared that the budget for *Demkhong* has been kept in lump sum and no activities has been proposed yet specifically. In this regard, the *Thuemis* will have to provide the list of priority activities in their respective *Demkhongs* to the zone engineers for them to carry out the estimates accordingly.

The Budget Officer also presented 2019-2020 current budget status. This was shared as information to the members. The Revenue Official also presented to the *Tshogde* the revenue status of *Thromde*. The total collection as of 26<sup>th</sup> March 2020 was Nu 186.566M. He has also mentioned that property transfer tax has reduced drastically compared to previous years. The Chair informed that by the end of June 2020, *Thromde* will have to generate more than Nu 250.M to meet the current expenditure. The revenue section also presented the endorsement of Nu 65,000 which was paid to various individuals for excess tax payment.

### Decision

*Demkhong Thuemis* to submit all the prioritized activities in their *Demkhongs* to the concerned zone engineers for incorporation in their *Demkhong* budget within April 2020. By May 2020 the tender documents will be readied and by July 2020, the works must be started. *Tshogde* also endorsed the payment of Nu 65,000 to individuals who have paid taxes in access.

**Action** – *Thuemis*/Zone Engineers/Accounts and Revenue Sections

### Agenda 20.02 – A Proposal for LED Billboard Installation by BNCA

The Planning Officer presented to the *Tshogde* the proposal received from Bhutan Narcotic Control Agency (BNCA) for setting up of digital sign board in Thimphu *Thromde*. This according to BNCA Officials is mainly to provide education and create awareness amongst general public with regard to controlled substances. The board can also be used to disseminate useful *Thromde* information to the public. This was a command from His Majesty to BNCA to have it installed in Thimphu according to the BNCA Official. The members were also run through with the Digital board guidelines framed by the Bhutan InfoCom and Media Authority (BICMA) and also the signage guidelines developed by *Thromde*.

### Discussion

The members deliberated thoroughly on some of the locations proposed by BNCA for installation of digital bill board. The location identified were above the RBP entrance gate near Lungtenzampa, one above BOD near Lungtenzampa, one below MoIC gate and the last one is near Bhutan Telecom junction. The members discussed that these locations are mostly along the roads and it would interrupt traffic flow and there are also chances of motor accidents due to

driver distraction. Also according to BICMA guidelines and also *Thromde* signage guideline, the board should not be installed at a place whereby it can cause driver distractions.

### Decision

The installation of digital signboard has been approved. However the location has been approved in Clock Tower on top of the Public Toilet facing angularly toward Clock tower to avoid drive distraction. This is also a place of recreation where many people gather and would be more effective in disseminating useful information. *Tshogde* also directed that it should strictly comply with all the other provisions of the digital board guidelines of BICMA. The size approved for this (Digital bill board) is the maximum size approved and henceforth no bill board shall exceed the current size i.e. 3.84m wide and 1.92m high. *Tshogde* also directed that all other bill boards along roadways which are already installed will have to be notified for compliance with the BICMA guidelines.

**Action** – Environment Division

### Agenda 20.03 - Endorsement of payment of Cash Prizes for National Toppers from *Thromde* in BHSE and BCSEA Examinations

The Management has proposed for giving away of cash prizes along with certificates to the National toppers of Classes X and XII from Thimphu *Thromde* Schools in recognition for their hard work. The Management proposed Nu 50,000 for 1<sup>st</sup>, Nu 40,000 for 2<sup>nd</sup> topper and Nu 30,000 for 3<sup>rd</sup> of Class XII from any stream and Nu 40,000 for 1<sup>st</sup>, Nu 30,000 for 2<sup>nd</sup> and Nu 20,000 for 3<sup>rd</sup> for Class X and this shall come into effect from the academic year 2019.

### Discussion

The members appreciated the proposal of the Management and discussed that such measures would not only benefit the individual toppers but also help motivate other students to work hard. The members felt that the cash prizes as proposed by the Management are perfect. However, many members shared their reluctance with regard to the effective year as 2019 since the decision of instituting such recognition system comes after the results of 2019 have been declared. Therefore, the members suggested that it should come into effect from the academic year 2020.

**Decision**

The *Tshogde* endorsed the institution of cash prizes along with certificates for the National toppers from *Thromde* Schools including both private and government schools in Classes X and XII common examinations. The prize money has been approved as proposed by the Management but the decision shall come into effect from the academic year 2020. *Tshogde* also directed the Accounts Section to include into budget from next FY.

**Action** – CTEO/Accounts Section

**Agenda 20.04 - Youths Engaging in Unhealthy Activities in and around Town area**

Norzin *Thuemi* informed the members that there are issues with regard to youths loitering in town areas and creating public nuisances. He requested if *Thromde* could request Royal Bhutan Police (RBP) to monitor strictly especially these days when all schools are closed. This is also observed in other *Thromde* areas supported the Taba/Dechencholing *Thuemi*.

**Discussion**

The Chair informed that RBP has been carrying out their duties diligently and such problems are expected to reduce. It is also the responsibility of each one of us to prevent such problems. Some of the member stated that one of the reasons could be due to involvement of their parents in gambling and not giving time for their children. Such cases will have to be looked as well.

**Decision**

*Tshogde* acknowledges the duties carried out RBP at all times. *Tshogde* also directed the Management to write to RBP highlighting such issues especially these days when our Government advises all our people to be at home.

**Action** – Management

**Agenda 20.05 - Thromde to Supply Continuous water Supply**

This was the concerns raised by the public and was put to *Tshogde* by Norzin *Thuemi* for *Tshogde*'s directives. Especially at this juncture, water supply is very essential and *Thromde* must accord the highest priority.

**Decision**

*Tshogde* acknowledges the concerns of the people and ensured that not only water, since *Thromde* is service oriented organization; no crucial services like water, sewer and waste collection will be disrupted. *Thromde* is already working towards ensuring continuous delivery of these services.

**Action** – Management

**Agenda 20.06 - People's Concerns with regard to Security of Basic Needs**

This is also concern shared by the people through Norzin *Thuemi* with regard to security of basic needs at times of lock down which is the worst case scenario. People also wanted *Thromde* to direct the shopkeepers to close down the shops as people coming in and going out of shops poses higher risk of virus transmission.

**Discussion**

The Chair informed that there is no need for lock down as of now. If it is required, Government will direct it and *Thromde* has no right to direct to close down the shops. With regard to security of basic needs, the issues are already being taken cared by the Government, Ministry of Economic Affairs (MoEA) and there is nothing to be worried about. Government has already informed the public that government has stocks to last few months.

**Decision**

*Thromde* will be responsible in every sense and monitor strictly as per the Government's directives and business shall function as usual however, precautions will have to be taken like washing of hands, avoid hoarding, avoiding crowd and social distancing etiquettes.

**Action** – Norzin *Thuemi*

**Agenda 20.07 - Payment of O&M Cost for DBOT Project in Taba under World Bank**

This was forwarded by the Management for *Tshogde*'s endorsement. The Management has decided to release the 15% O&M retention money which was retained as per the contract terms earlier. But the O&M cost comes to around Nu 0.72M and there is no need for retention of all 15% which comes to around Nu 5.83M. The Management decided to release 15% against the

bank guarantee submitted by the contractor. This is with regard to the IMLD STP at Taba which was constructed as DBOT system.

### **Discussion**

The members expressed that it would be wise to go with the contract terms and conditions and releasing the amount as agreed yearly. Some other members also stated that for one year, it could be based on the contract agreement and if the situation improves and if there is no need for retention money, then full amount could be released against bank guarantee.

### **Decision**

*Tshogde* decided that for 1<sup>st</sup> year, the O&M cost could be released as per the agreed contract terms i.e. 5% per annum. If the situation improves and if there is no need for retention money, then for next 2 years, it can be paid together against the bank guarantee submitted.

**Action** – PM, WB

### **Agenda 20.08 - Payment of Lease Charges to Chagri Dubdey**

The Project Manager of World Bank submitted to *Tshogde* the endorsement of payment of land lease charges to Chari *Drubdey* for *dratshnag* land at Dodeyna/Gepthang. The lease rate agreed was Nu 100,000 per annum.

### **Decision**

*Tshogde* decided that there is no need for discussion as it was already approved and also around Nu 275,000 has been paid already. However, *Tshogde* directed the accounts section to streamline the payment system and deposit the amount directly to the Chari common account annually. *Tshogde* also directed the Accounts section to include in the budget.

**Action** – PM, WB/Accounts Section

### **Agenda 20.09 - Approval to Settle the Bills for 17<sup>th</sup> December and 40<sup>th</sup> Birth Anniversary**

The Chief ADM Officer presented to the *Tshogde* some of the pending bills of 17<sup>th</sup> December and 40<sup>th</sup> Birth Anniversary. There is a total of about Nu 233,000 pending bills which could not be financed through Ministry of Finance. The Chief ADM Officer also presented the total bills for installation of flu clinic in helipad ground for COVID -19. The expenditure from *Thromde* side

was mainly for construction of drinking water facilities and electricity supply which comes to around Nu 150,000.

### **Decision**

*Tshogde* approved Nu 233,000 and Nu 150,000 from the balance of *Tshechu* collection. *Tshogde* also directed the Management to install hand washing facilities at the two entrances of the *Thromde* Office for the public usage. *Tshogde* also directed that if the agencies are required to forward the bills with regard to COVID-19 to Government, all these bills including bills for Mawong-pa water solution can be forwarded to the Government.

**Action** – Chief ADM Officer

### **Agenda 20.10 - Procurement of Pool Vehicles**

The Chief ADM Officer presented to the *Tshogde* the need to procure *Thromde* pool vehicles. The same was approved by the Management and it was decided that 1 WagonR, 3 Hilux and 1 DCM truck will be procured. A total of Nu 4.50M will have to be endorsed for the purchase of these pool vehicles.

### **Decision**

*Tshogde* approved the proposal of the Management to buy pool vehicles for *Thromde* and accordingly 4.5M budget has been approved. The pool vehicles include 1 WagonR, 3-hilux (1 each for Environment, Education and sewer and land) and 1 DCM truck.

**Action** – Chief ADM Officer

### **Agenda 20.11 - Budget for Vegetable Shed at Taba and Dondup Lam**

The Focal engineer Mr. Sonam Namgay presented to the *Tshogde* the budget requirement for two vegetable sheds, one behind Norling building in Dondup Lam and one in Taba. The total budget is Nu 13.00M, i.e. Nu 9.6M for elevated parking area behind Norling building in Dondup Lam and Nu 3.4M for Taba vegetable shop. This was approved by the Management and it was put to *Tshogde* for endorsement.

**Discussion**

Some of the members stated that there are not many vendors in Taba and the structures might not be used fully. Even some of the spaces in current Hejo vegetable shop are left unused. In view of this, it would be better to defer the construction of vegetable shed in Taba for now and it could be constructed once *Thromde* has enough revenue to carry out. Taba *Thuemi* informed that there won't be a problem of underutilizing the structure because currently people in the area either have to go to CFM or resort to buying from few shops there. However, if it is deferred due to budget constraint, it could be deferred.

**Decision**

*Tshogde* approved Nu 9.6M from internal revenue for Dondup Lam vegetable shed conversion and did not approve the Taba vegetable shed for now. It was decided that it will be carried out in the future.

**Action** – Building Section, ID

**Agenda 20.12 - Budget for Taba Office and Site development Works**

The Building Section presented to the Management that the old building belonging to *Thromde* in Taba has been renovated and it was decided to be used as *Thromde* branch Office including the Office for area *Thuemi*, area plumber, engineer and electricians and customer care Office.

**Discussion**

The members discussed that there are site development works that needs to be taken up. It includes leveling and greening of the area, drainage works and developing blacktopped parking spaces.

**Decision**

*Tshogde* directed the Building Section to use *Demkhong* budget for civil works and the same area contractor could be asked to do it as an additional package. The furniture can be procured from Office furniture budget.

**Action** – Building Section

### **Agenda 20.13 - Update on Revenue generated through Vegetable and Meat Shops**

The Building Section also provided the update of revenue generated so far from the vegetable and meat shops in Dondup lam, Hejo and Changbangdu. The revenue generated so far is Nu 5.364M. This was shared as information for the members.

### **Agenda 20.14 - Parking fee Collection from Dr. Toilet at Changbangdu Vegetable Shed**

The building section presented to the *Tshogde* that as per the 17<sup>th</sup> *Tshogde*'s decision, Dr. Toilet is required to deposit Nu 80,000 per month to *Thromde* as parking fee collection from parking spaces in Changbangdu vegetable shed but it has been observed that there are no cars being parked there and it is difficult for them even to collect Nu 80,000. Therefore, they have requested to reduce it to Nu 10,000 per month to be deposited to *Thromde*.

#### **Discussion**

Many members discussed that most of the vehicles are being parked along road sides and are not parked in the parking lots. Therefore, many members requested *Thromde* Management to develop no parking zones along the road sides so that the parking space developed near vegetable market are utilized fully. The Olakha *Thuemi* also requested that a proper stop point will have to be made at the parking space facing the express way for the safety of the cars.

#### **Decision**

*Tshogde* approved Nu 15,000 per month for now from the starting till date to be deposited to *Thromde* and after no parking zone has been constructed along road sides, it will be increased to Nu 30,000 per month. No parking zones can be made as plantation zones.

**Action** – ID/Environment Division

### **Agenda 20.15 - Reconstruction of Motithang and Taba Labor Camps**

Reconstruction of Motithang labor camps after it has been destroyed by fire is underway. The total budget estimate comes to around Nu 7.00M. Similarly, the labor camps construction for Dechencholing has been approved with Nu 1.5M earlier but it was found out that the amount is insufficient. Therefore, it was put to *Tshogde* for budget endorsement of the labor camps at two sites.

**Decision**

*Tshogde* approved Nu 7.0M for Motithang labor camps and Nu 3.00M (additional 1.5M) for Dechencholing labor camps. *Tshogde* directed the Accounts Section to Pre-finance Nu 10.0 M from Nu 20.0 M budget proposed for Babesa labor camps. Additional Nu 10.0M for Babesa labor camps can be proposed in FY 2021-2022.

**Action** – Site Engineers/Accounts Section

**Agenda 20.16 - Report Collection of Wastes from Quarantined Centers**

The Officiating Chief of the Environment Division shared the information with regard to disposal of wastes from quarantine facilities. The wastes generated from those quarantine facilities are collected by Greener Way and are burnt at Hejo with much care and precautions. It is collected without any charges.

**Decision**

*Tshogde* applaud the services rendered, however precautions will have to be taken. *Tshogde* also recommended those handy boys involved in disposal of wastes for COVID-19 testing for their own and their family's safety.

**Action** – Environment Division

**Agenda 20.17 - Pamtsho Workshop Issues**

The Jungzhina-Pamthso *Thuemi* informed that no development activities could take place and even the plot owners are not able to develop their plots. According to the *Thuemi*, the plot owners are not provided with go ahead signal and are left with no option but to leave the plots vacant and pay the vacant land fees. This is submitted to *Tshogde* for clear directives.

**Discussion**

The Jungzhina *Thuemi* informed that *Thromde* will have to provide clearances for them to construct workshop in the area since the area has been identified for workshop development. All members agreed that the area will have to be developed as per the Thimphu Structure Plan (TSP) as workshop area. There are 14 plots currently in the area.

**Decision**

*Tshogde* decided to first have overall master plan for workshop area and for this, the *Tshogde* directed UPD and DRD to develop overall master plan and put to next *Tshogde* for endorsement.

**Action** – UPD/DRD/*Thuemi*

**Agenda 20.18 - Olakha Bus Terminal Status**

The issue was raised by Babesa *Thuemi* on the status of the Olakha Bus terminal. The compensation has been paid and there is nothing happening in the area. People have been questioning about the status of the bus terminal.

**Discussion**

The proposal was submitted to the Cabinet for approval but was not approved since the Cabinet wanted the area to be developed as Children Park and bus terminal to be located at some place away from town. The Chair informed that *Thromde* even has submitted a presentation to Ministry of Finance and will also make one presentation to the Cabinet for reconsideration. *Thuemi* also stated that people have contributed their land because it was for the construction of bus terminal. Even if the children park is to be developed, there is enough space below.

**Decision**

*Tshogde* directed the Management to submit proposal to the Cabinet for reconsideration as the current location is the ideal one for bus terminal as the two main entry points into Thimphu City conjoins at this location.

**Action** – UPD/Management

**Agenda 20.19 – Water Tanker Charges**

*Thromde* has three water tankers which can be used to deliver drinking water services to the people. The Chief ADM Officer has put to *Tshogde* for approval of water tanker charges.

**Decision**

The *Tshogde* decided the water tanker charges as follows: Nu 1,500 for 9000 liters capacity tanker within *Thromde* and Nu 5,000 for beyond *Thromde* areas, Nu 1,000 for 6000 liters capacity tanker within *Thromde* and Nu 2,500 for beyond *Thromde* areas. And for 3000 liters

capacity tanker, Nu 500 will be charged within *Thromde* only and will not cater beyond *Thromde* areas.

**Action** – AFD

### **Agenda 20.20 - Mobile Library Initiative by JDWPL**

The Chief ADM Officer also proposed for mobile Library services in the communities at this time when children are made to stay at home. Children can avail services from the mobile library and read at home. This is also to discourage gathering of students and youths at the Jigme Dorji Wangchuck Public Library (JDWPL).

### **Discussion**

Many members supported the view however; some of the members also raised concerns with regard to gathering of students at the time of the issuance of books from the library bus. This problem can be solved only if the books can be distributed door to door. Some of the members also stated that there is online booking system and this could be better. Students could book the books online and then deliver as required. If not carefully handled, giving and taking books can also be the main mode of virus transmission stated some of the members.

### **Decision**

Since it is very difficult to cater at household level and also giving and taking books could also lead to virus transmission, the *Tshogde* decided to drop the proposal for now and provide services from JDWPL until there is clear directives for close down. However, proper hygiene and social distancing will have to be practiced.

**Action** – Chief ADM

### **Agenda 20.21 - Data Package for those Working from Home**

Royal Civil Service Commission (RCSC) has sent letter to all Ministries and Agencies to devise ‘work from home’ mechanism for staff to avoid gathering of all staff in the Office. The letter also states that except for those services which require the presence of Officials at the work place, all others can work from home. Therefore, the requirement of data packages for those staff requiring internet and working from home is proposed at Nu 299 per month. This has to be initiated from

1<sup>st</sup> April 2020 and work progress from home will have to be submitted to *Thromde* and then to RCSC.

### **Discussion**

The members were of the view that none of the *Thromde* services can be delivered online. Even the land transaction or the building approval requires people to come to Office. If the services are to be delivered without disruption, *Thromde* can't work from home.

### **Decision**

*Tshogde* decided that *Thromde* shall function as business as usual. However, those staff including muter roll with small children, with underlying illness or are currently ill can be relieved to 'work from home'. Hence *Tshogde* did not approve the data packages.

**Action** – Chief ADM

### **Agenda 20.22 - KCR/Kuenchab Parking Issues**

The parking contractors M/S KCR and M/S Kuenchab have request *Thromde* if the monthly fee collection could be suspended since there are no vehicles being parked as many people are staying home these days. Also it is risky for the fee collectors while handling cash.

### **Discussion**

Many members did not support the request made by the contractors as most of the parking spaces are full almost every day. Since there is no complete lock down, it has to be business as usual.

### **Decision**

*Tshogde* did not consider the request made by the contractor since it is not a lockdown situation. However, safety measures like hand washing facility, hand sanitizers and gloves will have to be provided for fee collectors.

**Action** – Chief ADM Officer

### **Agenda 20.23 - Revision of *Thromde* Water Tariff**

The Sr. ICT Officer presented to the *Tshogde* the water tariff revision for Thimphu *Thromde*. The Water tariff was first introduced in July 1996 following the commissioning of 'Urban Water Supply and Sanitation Projects' funded by DANIDA in six towns. The Tariff structure was

designed by DANIDA through an Economist. The last water tariff revision was done in July 2013 and the sewer service charge constitutes 50% of the total water service charges. There are two categories namely (i) Residential and (ii) Commercial which include Hotels, Industries and Institutions. As per ADB requirements, the water tariff is required to be revised annually but *Thromde* has not revised for last 7 years.

The Tariff Structure adopted is ‘increasing progressive block rate’ since the year of inception in 1996. The average inflation rate is taken as 7% per annum as per NSB (National Statistics Bureau) for the current revision and the total metered connections stands at 5,065 (*as on Sept. 2019*). The proposed tariff revision is as shown in the table below:

Water consumption (cum)	July 2013 (Existing) Nu/m <sup>3</sup>		July 2020 (Proposed) Nu/m <sup>3</sup>		Remarks
	Residential	Commercial	Residential	Commercial	
0-20	2.90	2.90	5.40	5.40	Inflation of 7% per annum (source: NSB) for past 7 years (49%) + 36 % to meet DBOT project costs
21-40	3.50	5.80	6.50	10.80	20/100%
>41	4.35	11.60	8.10	21.60	50/200 %

### Discussion

The Chair informed that before we delve into discussion, it is important to keep in mind that tariff must be revised to the extent that it is payable by the people and also where the O&M expenditure of water is recovered. He also explained that in detail the table above to the members. He iterated that the revision is never to make to profit for *Thromde*. The Sr. ICT Officer explained that the revision has been considered based on 7% inflation for last 7 years and 36% increase to meet the DBOT (Design Built Operate and Transfer) cost of Water Treatment Plants (WTPs). A total of 85% rise in the tariff is proposed. If household consumes around 20cum (cubic meters) of water, a maximum of Nu 58 plus 50% sewer charge (i.e. Nu 87 per month) is payable by each household earlier but now after revision, with the same consumption, each household will have to pay around Nu 160.95 per month, i.e. 85% revision. The Taba *Thuemi* informed that it is important to increase tariff since the Operation & Maintenance cost

has been increasing yearly. He also informed that it would be better to separate sewer charges from water because some households do not have sewer services yet they have been paying the sewer charges. The separation of sewer charges from water tariff was also supported by Motithang and Jungzhina *Thuemis*. The Jungzhina *Thuemi* informed that those with septic tanks, they pay sewer charges and also are required to pay vacuum tanker services when they use the service.

Jungzhina *Thuemi* informed that it would be better for *Thromde* to submit as it is to the Ministry of Finance because it will be deliberated in the Ministry and then finally in the Cabinet. If what has been proposed is high, the Ministry and the Cabinet will obviously slash out. The Norzin *Thuemi* informed that there is no consistency in the meter reading and people have been complaining that the tariff has been increased already. For this the Chair clarified that *Thromde* has not revised in last 7 years and regarding the inconsistency in meter readings, there have been issues with few meters and *Thromde* has been rectifying it as and when brought to the notice of *Thromde*. Taba *Thuemi* also stated that there are some areas where there is no metering being carried out yet, if the revision is to be effected soon, even those households without meter will have to be metered. Babesa *Thuemi* informed that in Babesa areas, there are some issues of water shortages also.

### **Decision**

The *Tshogde* endorsed the tariff revision as proposed and the proposal will be submitted to the Ministry of Finance for final approval. The *Tshogde* directed the ICT Section to look into the matter of separation of sewer charges from water for those households where there are no sewer line services. *Tshogde* also directed the Infrastructure Division to carry out the metering to those uncovered areas and also to work towards solving issues with regard to water shortages wherever within *Thromde*.

### **Action – ICT Section**

#### **Agenda 20.24- Voucher Allowances for Mr. Mahesh and Mrs. Tandin Zangmo**

The Officiating Head of Environment Division submitted to the Management that Mr. Mahesh who works as hawker inspector and Mrs. Tandin Zangmo who is a Norzin *Demkhong* inspector have to go for inspections and send reports then and there. Since many of other inspectors have

already received the allowance, it was submitted to the Management for consideration. The Management approved Nu 200 voucher allowance monthly for Mr. Mahesh and Mrs. Tandin Zam with the effect from June 2020 and the same is submitted to the *Tshogde* for endorsement.

### **Decision**

The *Tshogde* without further deliberation approved Nu 200 voucher allowances for Mr. Mahesh and Mrs. Tandin Zangmo with the effect from June 2020.

**Action** – Accounts Section

### **Agenda 20.25 - Refund of 5% Property Transfer Tax**

The Head of SLMD submitted to *Tshogde* as information. A total of Nu 261,240.02 for four individuals after deducting 3% property transfer tax has to be refunded. The Head of SLMD presented that the refund of the 5% property transfer tax which are collected on or after 16<sup>th</sup> January 2020 based on the date of accepting the transaction have been considered for refunding because the circular with regard to reduction of property transfer tax to 3% states that it has to be impacted retroactively from 16<sup>th</sup> January 2020. When verified, it was observed that only four applications have been approved and collected 5% property transfer tax and are required to refund based on 3% property transfer tax circular.

He also informed that current practice is the property transfer tax is being collected only after the *lagthram* has been issued. But according to new guidelines, the property transfer tax has to be collected at the time of acceptance of the application for the change of ownership. But if the transaction could not be processed due to some unseen issues later, the collected 3% property transfer tax will have to be refunded. It is also submitted that the building valuation and subdivision will have to be completed within one week.

### **Decision**

The *Tshogde* without further deliberation endorsed the refund of Nu 261,240.02 which was collected as 5% property transfer tax before 16<sup>th</sup> January 2020.

**Action** – SLMD/Accounts Section

### Agenda 20.26 - Revision of *Thromde* Land Demarcation Fees

The Management has approved the proposal for revision of demarcation fees presented by the SLMD. The Management forwarded the proposal to the *Tshogde* for endorsement. The Head of the SLMD explained that the current fees have been approved in 2013 and it is high time to revise. He also informed that compared to other market rates, the fees levied by *Thromde* is comparatively low.

#### Table below shows the Prevailing Land Demarcation Fees

Item	Specification (In sq. ft)	Demarcation & Nominal Fees (Nu.)		Amount (Nu.)
Item	Specification (In Sq.ft)	Demarcation and Normal Fees (Nu.)		Amount (Nu.)
Demarcation Fees	4000 & below	2000.00		
	4001 to 6534	3000.00		
	6535 to 8712	4000.00		
	8713 to 10890	5000.00		
	10891 & above	6000.00		
Boundary Pillars		Qualities	Feno Pegs (Nu.)	
No. of Independent Pillars			@ Nu.905.00	
No. of Common/Shared pillars			@ Nu. 452.50	
Total Amount Payable				

*Please make the payment to the Revenue unit, TT before the service is delivered.*

#### The tabled below shows the Proposed Land Demarcation Fees

#### Discussion

Junzhina *Thuemi* questioned if the boundary has been disturbed due to *Thromde* plans and programs, will the public have to pay or not? For this the SLMD informed that it is not chargeable. The *Thuemi* supported the proposal. The other *Thuemis* also supported the proposal. Babesa *Thuemi* also mentioned that the services must be provided without delay.

#### Decision

The *Tshogde* endorsed the revised land demarcation fees as approved by the Management and will be effective from the day of approval of the fees by *Tshogde* (i.e. 4<sup>th</sup> June 2020)

#### Action – SLMD

### Agenda 20.27 - Construction of Chain link Fence at Dechenphodrang Monastery

The Building Section presented to the *Tshogde* the request for construction of chain link fence for Dechenphodrang Monastery. The Building Section made a site visit and prepared an estimate which is about Nu 206,532.42. Since there is no separate budget, it is submitted to *Tshogde* to use it from internal revenue.

#### Discussion

Jungzhina *Thuemi* informed that it is very noble to support such initiatives however; the fence must be maintained and taken care once constructed. This was also supported by Taba *Thuemi* that once constructed, it must be maintained well. It is also a concern shared by many members that other monasteries might also put such requests to *Thromde* in future if the current request is accepted. The Member Secretary also pointed out that the Nu 206,532.42 may not be sufficient for construction of chain link fence and it will be difficult to adjust if the cost escalates later while constructing.

#### Decision

After the discussion at length, the *Tshogde* did not approve the request due to budget constraints, however the Building Section has been directed to reassess the cost estimate and put to next *Tshogde* for further directives.

**Action** – Building Section

### Agenda 20.28- Pre-financing for Open Space Development

The Officiating Chief of Environment Division informed that due to budget constraint, the 141 employees who were earlier recruited for open space development has been discontinued. In a recent meeting with GNHC on 3<sup>rd</sup> June 2020, it was decided that *Thromde* to pre-finance until the fund (Nu. 25.00M) has been release from GNHC sometimes in the month of July or August in the coming Fiscal Year. The salary only for 141 employees comes to around Nu 2.115Million. This was put to *Tshogde* for further directives whether the employment of these 141 employees is to be continued or not. If it is to be continued, the pre-finance from *Thromde* revenue will have to be approved.

#### Discussion

The Taba *Thuemi* informed that it is important to verify whether *Thromde* will receive the amount from RGoB or not. If *Thromde* doesn't receive budget and later if the same has to be financed through internal revenue, it will be difficult for *Thromde* to meet its recurrent expenditure from revenue. Norzin *Thuemi* also informed that it is very important for RGoB to at least finance for next 2-3 months since the COVID-19 situation has impact them a lot.

The Chair informed that it is very crucial for *Thromde* to help those impacted and even the meeting with GNHC has assured that the work must continue through pre-financing from *Thromde* and RGoB shall recoup later. Taba *Thuemi* informed that it is also better for *Thromde* to get undertaking from each of them before employing since some of them are not ready to take up the task given at the site.

### **Decision**

Since GNHC has assured that the fund will come through, the *Tshogde* approved to pre-finance from *Thromde* reserve fund and the same amount shall be recouped once the fund from RGoB is received. *Tshogde* also directed that before anything has been decided, a formal approval on how much is to be paid per month for all have to be sought from RGoB. The Environment Division must follow up on this. *Tshogde* also directed that the recruitment of all those impacted remains open to all and that *Thromde* alone can take up the task of recruiting and providing job since all necessary arrangements are carried out by *Thromde* and also such employment opportunities are provided by *Thromde*.

**Action** – Environment Division/Accounts Section

### **Agenda 20.29 - Procurement of City Buses**

There is a budget of Nu 95.0M for procurement of 25 City Buses with RSTA. The Management has decided to procure buses through open tender before June closing. There are over 5-6 buses which are off- road currently since it could not be maintained due to unavailability of the spare parts. Therefore, it is better for *Thromde* to streamline the tender process to get the best of the best City Buses. The Chair put forth proposal to the *Tshogde* that in order to get the best running buses, at least 3 brands will be identified before the tender to get good quality busses with easy availability of maintenance parts. The proposal is submitted to *Tshogde* for further directives.

### **Discussion**

The Taba *Thuemi* informed that it is better to procure buses which are good in quality i.e. no or minimal breakdown and also buses for which the maintenance parts are easily available. In this case, it would be better to streamline even before the buses are procured. The Norzin *Thuemi* informed that it would be better for *Thromde* to procure quality buses which are well used in other Cities. It is also important to have LED screen both in Dzongkha and English for the benefits of all people. The Chair also informed that *Thromde* with the help of task force involving GIS expert and Planners is reviewing all Bus routes and once approved, it will be applied.

**Decision**

The *Tshogde* decided that the procurement of City Buses will be tendered out with three brands spelled out specifically. The brands identified are TATA, EICHER and ASHOK brands which are widely used elsewhere. These brands are selected based on the trends of these products being used in and around the world and easy availability of spare parts. *Tshogde* also applauded the task force who has reviewed the City Bus routes and directed them to review it with area *Thuemis*. Henceforth, the buses must have LED screen information both in Dzongkha and English.

**Action** – City Bus Service/ GIS, UPD

The 20<sup>th</sup> *Tshogde* adjourned at 5:30PM.

**Rapporteur** – Karma Dorji, Planning Officer