
20th
THROMDE
TSHOGDE

THIMPHU THROMDE

25th July 2014

Draft Minutes of the 20th Thromde Tshogde Meeting

Venue: Namgay Heritage Hotel

Time : 10:23 A.M. - 7:15 P.M.

Date : 25th July, 2014

Members Present:

1.	Kinlay Dorjee	Thrompon	Chairperson
2.	Namgay Tshering	Babesa	Deputy Chairperson
3.	Ugyen Penjor	Jungshina-Kawangjangsa	Member
4.	Kinley	Changbangdu-Olakha	Member
5.	Kuenga Yonten	Norzin	Member
6.	Ugyen	Dechencholing-Taba	Member
7.	Rinzin Dorji	Changangkha	Member
8.	Minjur Dorji	Executive Secretary	Member Secretary

Members absent:

1.	Dorji Dema	Motithang	Member
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Opening Remarks:

The Chairperson welcomed the Tshogde members and the participants to the meeting and made the following additional agendas:

1. Tshogpa in Lungtenphu for keeping the locality clean
2. Request for water bill collection from January 2015
3. Requirement of a multi-purpose hall in South Thim Throm
4. Request for an additional floor for structures in Dechenchoeling Satellite Town
5. Fee for translation of Thromde Tshogde minutes
6. Caretaker's house for the Lhakhang near DPNB Bank
7. Mass dog sterilization program
8. Waste management
9. Mr. Kunzang Rinchen Dorji's request for exemption of 5% property ownership transfer tax
10. Overtime expenditure incurred during Indian Prime Minister's visit



Review on the basement issue:

The Chairperson said that the current practice of allowing basements in UVI precinct to be used for commercial purposes unlike basements in UVII precinct did not seem reasonable. He proposed that basements in UVII precincts could also be permitted for commercial purposes if the ground floor is strictly maintained as a residential floor. Building owners need to be given the option to convert only 1 floor of their building, that is, either the basement or the ground floor, for commercial purposes.

The Tshogde unanimously endorsed the proposal.

Agenda 1: Approved Thromde Budget for Financial Year 2014-2015

Ms. Ugyen Lhamo, A.E., URDPS, made a presentation on the construction of storm water drains and footpaths for the FY 2014-15 and the budget estimate required for the same.

Budget Allocation for FY 2014 - 2015

Sl.No.	Activity Head	Allocated Budget	Re-appropriated Budget	Estimated Cost
1	Construction of storm water drainage	11.00M	5.00M	16.58M
2	Construction of footpaths	14.00M	10.00M	21.75M
	Total amount:	25.00M	15.00M	38.33M

Construction of Storm Water Drains

Sl. No.	Activity Head	Location	Length (meters)	Estimated Budget	Remarks/ Comments
1	Reconstruction of drains	Jungshina bridge to Hejo-Langjophakha junction (near Indian Embassy)	380	2.60 M	To be included in 2015 Chadi works
		Lower Motithang along Thori Lam (3 tank roundabout to Rabten Lam junction)	267	1.8 M	To be executed through present contract
2	Provision of RCC slab cover over existing drain including drain repair works	Sernya Lam (MHSS to Changangkha Lhakhang)	296 328	8.00 M	Only the Storm water drain to be covered
		Vegetable market (Zangtopelri Lhakhang to	223	1.60 M	Approved

		plant nursery)			
		City Bus stand	120		To be included
		Beside Hotel Phuentshopelri to Norzin Lam	111	0.80 M	Approved
3	Construction of new drains with RCC slab cover	Chang Lutoe (Above Lungtenphu helipad)	70	0.45 M	Approved
		Olakha (above Olakha Thuemi's residence)	80	0.78 M	Approved
4	Provision of Hume pipes at various locations	Zilukha above School compound	20	0.42 M	Approved
		Taba (along the main highway)		0.13 M	Approved
			Total:	16.58 M	

Construction of Footpaths:

Sl.	Activity	Location	Length (meters)	Estimated Budget	Remarks/ Comments
1	Improvement of old footpaths	MHSS to 3 tank roundabout	430 m	2.30 M	Approved
		Links between the buildings along Norzin Lam	300 m	2.70 M	Not approved
2	New footpath (interlocking blocks/RCC slab over drains/steel staircase)	Kawangjangsa (near Ministry of Education)	130 m	0.80 M	Approved
		3-tank roundabout junction	70 & 40	0.50 M	Approved
		Changzamto (flyover bridge to diesel power station)	612	3.00 M	Approved (budget: betterment charges)
		Lungtenzampa bridge (steel staircase)	6.50 (height)	0.70 M	Approved
3	Road junction improvement	3-tank roundabout junction		1.00 M	Approved
		Shifting of Zilukha roundabout		0.20 M	To be carried out through present contract
		Changzamto roundabout (near diesel power station)		0.30 M	To be carried out in place of TashichhoeDzong roundabout

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		YHSS roundabout		0.30 M	Deferred for further discussion
		Roundabout at Dechen Zam		0.15 M	Deferred for further discussion
4	Construction of parking areas	Between Taj Tashi & BPC Head Office	120	7.30 M	Formation cutting to be executed departmentally
		Near Sangay Enterprise	74 & 36	1.60 M	Approved
		Behind old Chang Bangdu School	30	0.90 M	Approved (budget: betterment charges)
			Total:	21.75 M	

Mr. Ngawang Tashi, Engineer, URDPS, made a presentation on the sites identified for road construction and road resurfacing as follows:

Sites Identified for Road Construction for FY 2014 - 2015

Sl.No.	Sites Identified	Length (meters)	Estimated Amount (Million)	Remarks/ Comments
1	Simtokha below Wangdi Highway	1230	8.13	Only 50% to be executed
2	Simtokha Near bridge	380	2.5	Approved
3	Tshalimarphay near DANTAK wet canteen	230	1.4	Approved
4	Babesa above old highway	137	0.91	Pending
5	Tshalumaphy (wall)	118	0.85	Approved
6	Industry precinct at Simtokha	2200	23.6	Only 250 m to be executed
7	Chang Jalu	47	0.31	Pending
8	Near Chang Jiji bridge	200	1.32	Approved
9	Below helipad	250	1.65	Approved
10	Above Chang Jiji colony	250	2.7	Approved
11	Above YHSS	100	3.4	Approved
12	Changzamto near cypress tree	150	1.6	Approved (budget: betterment charges)
13	Changzamto above ring road (A)	120	0.8	Approved (budget: betterment charges)
14	Changzamto above ring road (B)	800	5.3	Approved (budget: betterment charges)
15	Lhakhang at Changzamto	130	0.86	Approved (budget: betterment charges)
16	Near Changangkha Lhakhang	125	0.83	Approved (towards parking)

17	Motithang above 3 tanks	125	0.83	Approved
18	Motithang near double turning	100	0.66	Widening of existing road and develop roadside parking. To be executed departmentally.
19	Motithang above Ministers' enclave	200	1.3	Approved
20	Pamtsho	650	4.3	Approved
21	Taba new road to School	1000	6.61	Approved
22	Taba above Nima School	400	2.6	Approved
23	Road above Taba - Dechenchoeling highway	300	2.0	Approved

Sites Identified for Road Resurfacing for FY 2014 - 2015

Sl.No.	Sites Identified	Length (meters)	Estimated Amount (Million)	Remarks/ Comments
1	Lhatshog Tshongkhang till 3 tank	732	4.3	Approved
2	DHL till junction near NPPF colony	1268	6.2	Approved
3	NPPF junction till Buddha point junction	982	6.0	Approved
4	Buddha point junction till flyover	2400	1.3	Approved
5	Flyover till Damchen fuel station	1076	6.2	Approved
6	MHSS junction till Changangkha Lhakhang	685	3.5	Approved

Budget Detail

Sl.No.	Activity	Allocated Budget (Million)	Re-appropriated Budget (Million)	Estimated Cost
1	Construction of new roads, missing links, & road resurfacing	20	30	74.5 M for road construction. 27 M for resurfacing
2	Construction of footpath	14	10	
3	Construction of storm water drainage	11	5	

Housing for Low Income Group

Mr. Ngawang Tashi presented the layout plan and budget estimate required for constructing houses for the labourers of Thromde.

Given the present living condition of the labourers, the need to provide proper houses for them has become a priority. Chairperson commented that the relocation of the camp at Chubachu could be a pilot

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project for the Thromde. He instructed the Engineering Division to identify proper locations for construction so that labourers can be provided houses close to their work places and need not travel long distances to work.

Chairperson suggested that Thromde could make mud bricks for the construction. To this, Member Secretary said that manufacturing the mud bricks will be costly and instead suggested buying them from local manufacturers.

A budget of Nu. 7.6 M has been approved for the first phase of the project (FY 2014-15). The pilot project will tentatively commence from the first week of September, 2014.

The Tshogde members felt that the layout plan needs to be revised since the proposed number of rooms will be expensive to construct and accommodate all labourers.

Action: URDPS, UPD, & DCD.

Agenda 2: Endorsement of re-appropriation proposal for current & capital expenditure for FY

2013-2014

Mr. Dorji Phurba, Administrative Officer, put forth the proposal for budget re-appropriation under current and capital expenditure for FY 2013-2014 for the Tshogde's endorsement (refer attached work sheet).

Decision: Re-appropriation endorsed.

Agenda 3: Endorsement of the amount released to Thimphu Dzongda for Nyagoe Competition

In response to letter No. ThimDzong/Soelzin/11/2013-2014/9044 dated 03/06/2014 from Thimphu Dzongda, Chairperson informed that Thromde contributed **Nu. 30,000.00** (Thirty thousand only) to Thimphu Dzongkhag for the Nyagoe Competition.

The Tshogde members rendered support for the sport and endorsed the amount released for the Nyagoe competition.

Agenda 4: Approval for auction of old vehicles & accessories

Mr. Dorji Phurba presented the list of old vehicles and accessories which could not be auctioned despite repeated auctions held. These items have only been occupying space and incurred unnecessary expenses in annual taxes.

Sl.no.	Description / Vehicle No.	Model	Quantity	Condition	Remarks
1	BG-1-0230 (vacuum tanker)	1995	1 unit	Running	2 nd lot auction
2	BG-1-0616 (scooter)	2004	1 unit	Off road	
3	BG-1-0217 (Bajaj scooter)	1994	1 unit	Off road	
4	BG-1-0540 (bike)	1994	1 unit	Off road	

5	Old batteries of different sizes	-	27 nos.	Unserviceable	
6	Old steel containers	-	3000 kgs	Unserviceable	
7	Mixed scrap	--	250 kgs approx.	Unserviceable	

Member Secretary said that whilst the items could not be sold in earlier auctions, heavy advertisement costs had to be borne. He suggested either sending the items into scrap or surrendering them to the Department of National Properties (DNP) for auction. For this, Thromde might have to pay a certain amount to DNP depending on the number of things DNP will auction for Thromde. He added that no one was willing to buy the items even with a 20% discount. Thromde could coordinate with DNP and auction the items. If the arrangement is not agreeable to DNP, Thromde should auction on its own.

Chairperson suggested that the vacuum tanker and the scooter could be given to DNP for auction and the rest could be sold to scrap dealers.

Decision: The Tshogde decided that Thromde should request DNP to auction or carry out on its own.

Action: AFD, Vehicle Section, & Procurement Section.

Agenda 5: Permissibility of basement floor for proposed private building near Chubachu roundabout

The Chairperson had reservations on the permissibility of basement floor for the proposed private building of Mr. Yeshey Dorji and Mr. Mika Dorji near Chubachu roundabout. While basements were allowed in buildings along Norzin Lam & Chang Lam, basements near the Chubachu roundabout was an issue given its proximity to the Tashichhoedzong and it being a VIP road. Moreover, the heavy traffic flow in the area during rush hours was a concern. Member Secretary was of the opinion that the basement floor could be permitted as long as it is admissible as per existing DCR, provided the owner comply with the following conditions of the Thromde:

- Work to be done in the evenings after the rush hour ends.
- The construction area shall be covered well.
- Construction shall be carried out after the monsoon season.

Decision: The Tshogde decided that while allowing the basement floor, an agreement shall be drawn with the owners of the building, covering the abovementioned points. The final drawing before approval should be shown to MoWHS as is done with other buildings in and around that area.

Action: DCD & Building Inspection & Monitoring Section.

Agenda 6: Revision of stall rents across the Wangchhu

The Chairperson expressed disappointed at the trend the vendors across the Wangchhu have set in selling his/her stall from one person to another. The stalls, he said, were a good business opportunity to the low income people. However, some vendors have taken advantage of it and have started doing

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business with the stalls itself. He stressed that Thromde has got to be very stringent henceforth. He suggested outsourcing the overall management of the stalls and collection of rents which could make work easier for Thromde. Another option was to let the present vendors use the stalls for free for one year and eventually auction the work to a private individual with clear terms and conditions.

Discussions:

- Jungshina Thuemi suggested that a 2 year period could be given to a vendor and eventually increases the rent of the stall or change ownership accordingly.
- Member Secretary stressed on outsourcing the work or suggested a minimum of 1 year lease term to each vendor.
- Babesa Thuemi seconded the opinion of outsourcing the management of the stalls. That way it seemed easier to deal with one person than having to deal with hundreds of vendors.
- To all the above, the Legal Officer clarified that it would contradict the Tenancy Act which gives a minimum tenure term of 2 years after which a 10% rent can be increased. When the vendors come to renew the lease, a 10% increment could be imposed.
- Even though the stalls were meant for low-income people to do business, there were people from all walks of life as noticed by the Norzin thueme to which a proper investigation has to be carried out.

Decision: The Tshogde decided that the present vendors would be allowed to continue their business for a year under existing terms and conditions, after which, the overall management shall be auctioned. The vendors should be informed about the proposed change in management.

Action: AFD

Agenda 7: Compensation & Betterment charge for Naki Dorji

The Chairperson informed that the chemistry lab, girls' toilet, water tank, and septic tank of Nima Higher Secondary School was build near the stream which falls under buffer zone. Apparently, the area falls under land pooling since it is in buffer zone. The proprietor of the School has put up the estimate to Thromde which was verified by Engineering Division. Since the amount to be paid was very high, it was discussed that if possible to save the structures and instead consider betterment charges in lieu of land pooling.

Decision: Payment of betterment charge in lieu of land pooling was endorsed.

Action: UPD



Agenda 8: Subsequent approval of Incentive of Nu. 1000/- per body as extra remuneration for Incinerator operator

Currently, a lump sum amount of Nu. 10,000.00 (Ten thousand) is being given to the incinerator operator at the Crematorium as handling charge of a dead body. Given the challenging nature of the job, Officiating Environment Officer proposed for either of the following:

1. The incinerator operator could be given an additional sum of Nu. 1,000.00 (One thousand) per body as an incentive or,
2. the lump sum handling charge of Nu. 10,000.00 (Ten thousand) could be revised a bit.

The incentive, he said shall be applicable for both claimed and unclaimed bodies.

Decision: The Tshogde approved the increment of **Nu. 1,000.00 (One thousand only)** per body as an incentive.

Action: AFD

Agenda 9: Banner Board Installation

Mr. Jasraj Limbu informed that Thromde has received proposals from Scan Bhutan and TR Education Consultancy firms for erecting permanent banner holders at strategic locations. Scan Bhutan had proposed for installing Light Emitting Diode (LED) banners.

Comments:

Though the sole purpose of a banner is information dissemination and educating the public through advertisements, Chairperson stressed that movies should never be permitted to advertise through this medium. He commented that Thromde should first weigh the pros and cons of setting up banner boards. The uniqueness and exquisiteness of the city should not compromise in the event. The LED screen seemed practical however; the size of the LED screen should not be enormous like a bill board.

Since banners end up dirtying the place with all the posters, etc., Norzin Thuemi recommended identifying a particular place for setting up the banner boards. He said that the design of a banner board could incorporate certain traditional architectural traits to it in order to look good. Taba-Dechenchoeling Thuemi also seconded identifying a place for setting up the banners. Olakha Thuemi suggested that only 1 banner board be allowed to be set up in respective Thuemi's constituency.

Legal Officer said that though the LED screen was an expensive option, it could generate income to the Thromde in the long run. Thromde could charge for advertisements and make income subsequently. LED is also environment friendly with reduction in paper use. In the absence of an Advertisement Act, the question was whether Thromde had the authority to start such an advertisement medium.

Babesa Thuemi supported the LED medium since it was economical and could make multiple advertisements at the same time.

Decision: The Tshogde decided to consult BICMA on installing LED screens for advertisements.

Action: Environment Division.

Agenda 10: Request for Exemption of 5% Property Ownership Transfer Tax

Background:

Transfer of ownership of plot No. A(26)I measuring 2,676.00 sq. ft. along with a building (G+3+attic), located in Norzin Lam, from Mrs. Sangay Bidha to Mrs. Dawa Dema had been registered with the Thromde since 5/07/2011.

As per the household information provided by the office of Civil Registration & Census of Thromde, Mrs. Sangay Bidha is the elder sister of Mrs. Dawa Dema.

Since it is a parallel transfer of property between children, the 5% property ownership transfer tax is applicable.

Plot No. A(26)I was initially in the name of Mr. Sangay. However, in 1993, the property was transferred in the name of Mr. Sangay's elder daughter Mrs. Sangay Bidha since Mrs. Dawa Dema was a minor then.

Since this is an inheritance matter, the parties concerned had approached the Department of Revenue & Customs (DRC) to request for exemption of the 5% property ownership transfer tax. There, they were informed that the authority to determine 5% tax exemptions had been transferred to the Thromde. The parties had approached the Thromde since 2013 to request for the same.

Discussions:

Legal Officer supported the proposal since there was no monetary transaction involved. He clarified that the 5% ownership transfer tax is actually the sales tax which in this case was not applicable. However, proper verification should be done since some people involve in monetary transactions even if the property ownership transfer was between siblings. Even though the DRC delegated the authority to the Thromde, proper verification was mandatory.

Taba - Dechenchoeling Thuemi said that people were facing a lot of challenges because of this issue.

The Chairperson said that though exempting the 5% tax will have adverse affect on the Thromde's revenue, Thromde should also study the authenticity of such cases. Henceforth, proper census investigation should be carried out and the Thuemi's shall endorse such cases from their constituencies.

Decision: The Tshogde exempted the 5% property ownership transfer tax since the members came to a consensus that it was a genuine inheritance case.

Action: SLMS



Agenda 11: Census Transfer of Karma Choki**Background:**

Initially, Karma Choki's census was registered in Lophokha village, under Athang Gewog, Wangduephodrang Dzongkhag. It was later transferred to Thimphu to House No. Pha-11-1374, and afterwards to House No. Pha-11-581. Mrs. Sonam Lhamo had appealed to Dasho Thrompon vide letter dated 5/06/2014 to investigate the census transfer of Karma Choki to House No. Pha-11-581. Upon verification, it was discovered that the head of household (HOH) of house No. Pha-11-581, Late Yuden had expired and a new HOH was not identified yet. Meanwhile, Lhendup Yangzom Dorji, daughter of Karma Choki, signed as the HOH on the census transfer forms, thus, Karma Choki's census transfer was affected.

Comments:

Chairperson said that it is not sure whether the census transfer of Karma Choki was done because of sheer negligence or whether it was a willfully aided crime. It surely was not a lapse on the part of the dealing official. Due procedure was not followed during the census transfer from Wangdiphodrang to Thimphu. Chairperson stressed that henceforth, thorough investigation should be carried out in the Census Officer's office before getting endorsed by the rest of the officials.

Chairperson added that the dealing official should be issued a reprimand letter and Karma Choki's census be retransferred to Wangdiphodrang.

Legal Officer said that Thromde would be abetting the crime if rectifications are not made at the earliest.

Norzin Thuemi said that since the Thuemis do not have any documents to verify civil registration and census matters, the Thuemis cannot be blamed when problems like this occur.

Taba-Dechenchoeling Thuemi added that Thuemis are supposed to be the first person people should approach with regard to civil registration and census matters. However, it turns out vice versa at times. When people bring the forms to them, all other officials have signed already. Since Thuemis do not have any documents to verify the authenticity of an application, they sign just for the sake of it.

Taba-Dechenchoeling also proposed having substitutes when Thuemis have to take leave of absence. Chairperson denied the proposal with the reason that since Thuemis were elected members, they cannot have any other person officiating them.

Civil Registration and Census Officer referred to the 4th Thromde Tshogde meeting during which the Thuemis have proposed for taking over the census documents. Since the Thuemis were very keen on taking over the documents, he suggested that in consultation with the Department of Civil Registration and Census (DCRC), he can hand over the census handbook and census record of respective constituency to the Thuemis concerned. However, the Thuemis should also be ready to shoulder the responsibilities and risks which come with the documents.



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Chairperson said that the Thuemis shall be in office once a week to enable the public to meet them and get their signatures. He stressed that henceforth, the HOH should compulsorily present himself/herself in the Thromde for signing any census related document.

Decision: A warning letter shall be issued to the then Census Officer who affected the census transfer of Karma Choki and retransfer her census to Wangdiphodrang Dzongkhag.

Action: AFD and Civil Registration & Census Section.

Agenda 12: E-4 road issue above GREF Canteen

Babesa Thuemi informed that around 18 plot owners falling under E-4 precinct above the GREF Canteen have requested the Thromde for a road.

Chairperson and Tshogde members were of the opinion that road construction was a major challenge especially in E-4 precinct areas because of the gradient of the land. Environmental degradation was a risk which cannot be compromised. As such, it was impossible to provide roads to every household falling under E-4 precinct.

Decision: The Tshogde decided that a feasibility study will be made for a road since all the 18 plots were on steep slopes.

Action: UPD, SLMS, & Babesa Thuemi

Agenda 13: Vegetable Markets for Lungtenphu, Babesa, and Simtokha LAPs

For the convenience of the locales, Babesa Thuemi proposed for vegetable markets in the 3 LAPs of Lungtenphu, Babesa, and Simtokha.

Chairperson informed that the 50 decimal land which has been identified in Chang Jalu for a taxi parking can be used to establish a vegetable market for Lungtenphu. However, with vegetable markets comes the waste management problem. For this, a Tshogpa will be formed in Lungtenphu LAP to keep the locality clean and to carry out cleaning campaigns in the area. To construct the vegetable sale points, the raw materials (stone, sand, wood, etc.) will be provided by Thromde; however, the Tshogpa shall look after the overall cleanliness and management of the area.

The Lungtenphu vegetable market will serve as a pilot project while appropriate locations will be identified for Babesa and Simtokha LAPs. Chairperson also said that the local community should be given the first preference to sell their vegetable products only after which other people can sell their goods provided there is enough space. A fee shall be regulated & collected by the Thromde.

Decision: Proper locations for establishing vegetable markets to be identified for Babesa LAP and Simtokha LAP.

Action: UPD, DCD, & respective Thuemis.



Agenda 14: Illegal structures like verandas converted into rooms to update with compensation

All verandas in the Thromde which are converted into rooms till date shall be regularized upon payment of minimum fine applicable which will be worked out by BIMS. Henceforth, no verandas shall be allowed to be converted into rooms failing which, Thromde will dismantle the structure.

Action: DCD & BIMS.

Agenda 15: Dzongkha Training Proposal for Thromde staff (postponed for next Tshogde meeting)**Agenda 16: Proposal for need of Bypass Bridge to Olakha Workshop**

To the Chang Bangdu-Olakha Thuemi's proposal for need of a bypass bridge from the highway leading straight to the Olakha Workshop, it was decided that the Engineering Division will consult the Department of Roads for further action.

Action: Engineering Division

Agenda 17: Proposal for construction of a wall

Chang Bangdu-Olakha Thuemi raised concern over the safety of the old Chorten in Olkaha which is being affected by the bridge constructed by Rtd. Gongloen Lam Dorji. He proposed constructing a wall in order to protect the Chorten being washed away by Wangchu.

Decision: The Tshogde decided that a wall will be constructed to protect the Chorten.

Action: Engineering Division, UPD, & respective Thuemi.

Agenda 18: Proposal for fencing land to be used as a vegetable market in Chang Jalu

Covered in agenda No. 13 and agenda No. 20.

Agenda 19: Proposal for learning English for Thromde Thuemis

On behalf of all Thuemis, the Taba-Dechenchoeling Thuemi, expressed gratitude to the Thromde for all the opportunities they were given till date and requested for an opportunity to learn basic English. This, he said, would not only give them an additional skill but also enable them in efficient service delivery since most correspondences were in English. He said that classes for a few hours a day would really help. Norzin Thuemi added that all correspondences being in English was a major setback for the Thuemis.

Decision: The Tshogde decided that an English teacher would be hired for few days a week to give the Thuemis basic English tutorial in Jigme Losel Primary School.

Action: AFD



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Agenda 20: Tshogpa in Lungtenphu for keeping the locality clean

Chairperson informed that a budget of Nu. 95,000.00 (Ninety five thousand) will be handed over to Chang Bangdu-Olakha Thuemi who will coordinate in forming a Tshogpa consisting of 6 people. The Tshogpa is expected to organize and carry out cleaning campaigns in the locality on a regular basis and should ensure that the surroundings of their locality are always clean. The Tshogpa will coordinate and manage all expenses from the aforementioned budget. This, he said, will serve as a pilot project after which a similar project will be carried out in Dechenchoeling.

Action: Chang Bangdu-Olakha Thuemi

Agenda 21: Request for water bill collection from January 2015

With the water supply project initiated by ADB coming to a close, households of Simtokha, Lungtenphu, and Babesa are expected to have continuous water supply soon. However, the community of these 3 neighborhoods had requested the Thromde to exempt them from having to pay water bills till the end of 2014. They said they incurred a lot of expenditure while making water available in their homes prior to the Thromde's initiative in providing water.

The Tshogde members were of the opinion that the proposal of the Community was reasonable.

Officiating Chief Environment Officer suggested that the households might need to put away their old water pipes first since the pipes were strewn all over the place. He even suggested obtaining undertakings from house owners for this matter.

Chairperson supplement that the old water pipes should be put away at any cost before the new water is supplied to the households. Since water will be supplied within 3 months, the house owners should put away all water pipes in 2 months.

Member Secretary said that if house owners fail to comply with Thromde's requirement, water supply could be stopped from the source.

Decision: The Tshogde endorsed collecting water bills with effect from January 2015. However, the house owners shall remove their old water pipes.

Action: Customer Service

Agenda 22: Requirement of a multi-purpose hall in South Thim Throm

Chairperson said that in the absence of a hall, it was difficult to hold public meetings in south Thim Throm. He proposed that Thromde could collaborate with the Bhutan Olympic Committee (BOC) to construct a multi-purpose hall (e.g. a basketball court) for the Community. For this, Thromde can provide the land and the design for the hall and BOC could assist by giving a total budget estimate for the construction.

Decision: The Tshogde decided to consult BOC for the construction of a multi-purpose hall.

Action: DCD

Agenda 23: Request for an additional floor for structures in Dechenchoeling Satellite Town

The prototype design of the houses for Dechenchoeling Satellite Town was a 2 storied structure; however, the shopkeepers of the town had requested the Thromde for an additional floor to the existing design.

Decision: The Tshogde decided that a proposal for an additional floor will be made to be submitted to the Ministry (MOWHS).

Action: DCD

Agenda 24: Fee for Translation of Tshogde Minutes

Member Secretary informed that a requisition for a translator has been submitted to the RCSC and the Thromde can expect a translator by the time of 21st Tshogde meeting. Initially, translation fee was Nu. 7,500.00 (Seven

Decision: The Tshogde came to a decision that translation of Thromde Tshogde minutes will be outsourced till Thromde gets a fulltime translator.

Action: AFD

Agenda 25: Caretaker's house for the Lhakhang near DPNB Bank

Norzin Thuemi raised concern over the absence of a house for the caretaker of the Lhakhang next to Druk PNB Bank. Given the sanctity of the Lhakhang, there was an urgent need of a house for the caretaker who supposedly is living in the Lhakhang with his family. However, nobody seemed to have any knowledge about the ownership of the Lhakhang; whether it belonged to the Throm or the Dratshang. Tshogde members suggested that Thromde take over the management of the Lhakhang.

Member Secretary was of the opinion that a caretaker was not necessary if Thromde takes over the Lhakhang. Thromde could very well look after the Lhakhang without having to build a house for the caretaker. Tshogde members also suggested that Norzin Thuemi could take the responsibility of doing daily offerings in the Lhakhang. However, Norzin Thuemi added that before taking over the responsibility, a proper handing taking letter was mandatory in the presence of all the stakeholders.

Decision: The Tshogde did away with the proposal for construction of the caretaker's house and instead came to a consensus that hereafter, Norzin Thuemi will look after the well being of the Lhakhang.

Action: Norzin Thuemi



Agenda 26: Mass Dog Sterilization Program

The mass dog sterilization program carried out in 2013 was a success with 75% of the target achieved. Thromde's actual target is to achieve 85% to 90% sterilization which can keep the dog population at bay. This initiative of the Thromde had been appreciated by the public at large and many positive feedbacks were received. Officiating Chief Environment Officer said that public cooperation was the key factor to success during such programs. He requested the Thromde Thuemis for further cooperation & support from their constituencies during the 2nd sterilization program which is scheduled between 18/08/2014 to 06/09/2014.

Chairperson said that the 1st sterilization Program would not have succeeded if it was not for the cooperation of the public and funds from relevant agencies and financial institutions. For this year's program as well, he said he will seek financial assistance from agencies and financial institutions. He expected the Thuemis to render unflinching support from their respective Constituencies during the 2nd Program.

Chairperson also suggested that this year Thromde could cut costs by employing some cooks instead of availing catering services. If funds were not enough, Thromde could make use of some reserved fund. Advertisement will be aired on BBS for the Program and a launching ceremony will be organized at the Clock Tower square.

Decision: A full-time focal person to be identified for the mass dog sterilization program from the Environment Division.

Action: Environment Division

Agenda 27: Waste Management Privatization

Chairperson said that waste management was supposed to be outsourced and another proposal was to collect an amount between Nu. 50/- to Nu. 100/- from each household for the service. Thromde had approached BPC for adding that amount to the power bills so that people can pay that amount when they come to pay power bills. However, Thromde is yet to receive a response from BPC.

Another information was about a firm in India who has the technology to convert plastic bags into fuel. The Indian firm had proposed to set up one such machine in Thimphu whereby only plastic bags will be used to produce fuel. If this plan materializes, the number of plastic garbage will reduce drastically since 10,000 kg plastic was required to produce an 8000 liter fuel. The project is expected to reduce the number of plastic garbage in Thimphu and even nearby Dzongkhags. If so, Thromde need not outsource waste management to private firms. It would be a Public Private Partnership. However, an Environment Impact Assessment would be done prior to such an establishment.

Chairperson added that the proposal was at the Gyalpoi Zimpoen's Office.



Agenda 28: 5% Property Ownership Transfer Tax of Mr. Kuenzang Rinchhen Dorji**Background:**

Mr. Kuenzang Rinchhen Dorji owns plot No. HIG(11), measuring 10,000 sq. ft., located at lower Motihang. The property is mortgaged with the Bank of Bhutan (BoB). Upon a mutual understanding with BoB, he sold his land and building to Ms. Chimme Yangden Namda and transferred the loan to her as well. The full amount received from the sale of the property was directly deposited to BoB. However, the amount did not suffice the loan amount. Since the amount cannot liquidate the loan amount, he has requested the Thromde for exemption of the 5% property ownership transfer tax vide application dated 15/07/2014.

Decision: The Tshogde concluded that since the abovementioned transaction involved sale and purchase, the appeal for exemption of the 5% property ownership transfer tax cannot be approved.

Action: SLMS

Agenda 29: Overtime expenditure incurred during Indian Prime Minister's visit

While the Chairperson appreciated the overtime spent by Thromde officials & laborers during the Indian Prime Minister's visit to Thimphu, he also expressed concern over the huge overtime allowance which amounted to a total of Nu. 2.5 million. A list has been made with the names of people who worked overtime. However, the list needs to be scrutinized once with proper verification by concerned Division & Section Heads. He agreed that payments have to be made to workers who sincerely dedicated themselves to overtime work. He also added that Thromde might have to discuss the matter with the Cabinet Secretary who is the Chairman of Chadi Committee.

Decision: The Tshogde decided that the list shall be segregated and submitted to the Chairman of Chadi Committee for further directives and approval.

Action: AFD

