



SaZhi

“Securing the priceless land for prosperity and happiness”



National Land Commission's quarterly newsletter

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His Majesty The King grants rural Land Kidu in Thimphu Dzongkhag

Coinciding with the auspicious Anniversary of a glorious decade of His Majesty's reign, His Majesty the King granted land kidu of 810.264 acres to 2,703 beneficiaries from 8 gewogs under Thimphu Dzongkhag at the Simtokha Dzong on 9th December, 2016.

So far 132,177 acres of land kidu has been granted to 112,749 beneficiaries in 15 Dzongkhags on completion of National Cadastral Resurvey Programme (NCRP). The NCRP was initiated in 2008 upon the Royal Command of His Majesty the King and completed in 2013.

Overall concept & advisor:

Pema Chewang, Secretary

Editorial Team

Gonpo Tenzin- Chief, PPD

Gungsang Wangdi- PPD

Dorji Wangchuk, LMD

New Lagthrams Issued



The NLC Secretary handing over New Lagthrams to Thimphu Dzongdag

In commemoration of the 10th year of His Majesty The King's golden reign, 4,040 Chazhag Sathram and Lagthrams out of 4,480 total thramholders were handed over to Thimphu Dzongdag. Remaining 440 thrams were not issued due to incomplete documents (due to absentees during NCRP, dispute etc.)

The Secretary highlighted the following points during the handing taking of Lagthrams:

* Reiterated His Majesty the King's concern on land left

uncultivated and rural livelihood not improving despite granting land Kidu.

* Reminded Dzongkhag and Gewogs to ensure security of Chazhag Thram for an appropriate use and authentication purposes.

* If any errors observed with Lagthrams it must be compiled and intimated to NLCS for appropriate corrections.

* Dzongkhag Land Sector staff were reminded to explain the land kidu component of the Lagtham to thramholders.

- * Dzongkhag officials to make thramholders aware on coordinates of their land parcels featured in the Lagthram.
- * To expedite the huge land transactions within Thimphu Dzongkhag, it was indicated that Land record staffs of other Dzongkhags would be deployed during their lean service times in other Dzongkhags.
- * Underscored the importance of working towards one objective of ensuring optimum use of land in the country.

The last five Dzongkhags receive utility vehicles

On 8th December, 2016 the Secretariat handed over a utility vehicle each to Dzongkhag Land Record Sectors of Gasa, Haa, Sarpang, Samtse and Thimphu.

Every year there is increase in-land transaction and land fragmentation cases . As a result Land Record Officials and surveyors have to undertake field verification surveys. Surveyors used to carry heavy survey equipment to the field in the past. However, Surveyors can now transport survey equipment to every gewog as most of the gewogs are connected with gewog roads. It was timely to pro-



Secretary handing over keys of vehicles to Dzongkhag Land Registrars

vide every Dzongkhag with a vehicle to facilitate delivery of

faster and efficient land services.

Regional User Conference on Geographical Information System (GIS)

The ESRI (Environmental System Research Institute) of India in partnership with NLCS organized Regional User Conference (RUC) on Geographic Information System (GIS) On 13th December, 2016 at Ariya Hotel.

A geographic information system (GIS) is a system designed to capture, store, manipulate, analyze, manage, and present spatial or geographic data.

GIS is widely used all over the

world and for a wide range of purposes. There are myriads of users and its applications ranging from as simple as finding location of a place to complex issue such as disaster management. GIS is widely used for management of water resources, nature conservation, education, agriculture, urban planning, civil engineering and public health services to name a few.

The main objective of the conference was to create awareness

about GIS and its applications, share latest technology trends and evolution of GIS technology, promote an active GIS community, share global best practices and applications which enable users to expand the role and applications of GIS within their organizations.

The president of ESRI India Mr. Agendra Kumar and other GIS experts presented on GIS enabling a smarter world, new developments in GIS “ what is

trending” covering data management, geocoding, Field GIS, Smart mapping, 3D modelling. GIS applications and Cases studies, Integrated Remote Sensing and Image processing.

Two presentations were made by the Bhutanese participants from the users point of view. These presentations related to application of GIS in the field of agriculture and hydrology in Bhutan.



Mr. Tenzin Namgay making a special address during the Conference

A special address was made by Mr. Tenzin Namgay Director for Department of Land Administration & Management on behalf of the Secretary of National Land Commission. He acknowledged

Esri Company for supporting NLC by providing ArcGIS license at subsidized rate.

There were more than 70 participants including the staff of

NLCS and Centre for GIS Coordination members attending the conference. There are currently 32 CGIS member agencies including NGOs and Educational Institutions in the country.

Jomotshangkha Local Area Plan (LAP) demarcated



Survey team demarcating Jomotshangkha LAP

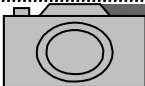
Jomotshangkha is one of the oldest satellite towns in Samdrupjongkhar Dzongkhag sharing international border with Indian States of Assam and Aru-

nachal Pradash in the south east region of Bhutan. It is a commercial hub for the people of Langchenphu, Lauri and Serthi gewogs under Jomotshangkha

Drunkghag.

With increasing developmental activities in the existing town, a proper urban planning was required. Ministry of Works and Human Settlements had completed preparation of the Local Area Plan (LAP). Consequently, the demarcation of Jomotshangkha LAP commenced on 23rd November, 2016 by a team from NLCS comprising of a Sr. Survey Engineer, a Surveyor and a Land Record Officer. The demarcation of whole area was completed on 27th December, 2016.

The LAP has 183 plots covering an area of 167.798 acres inclusive of the state land.



Snapshots from Wangdue Dzongkhag Land Sector

Photos sent by Dy. Chief Land Registrar Kinzang of Wangdue Land Sector



Dzongkhag Land Sector of Wangdue Phodrang conducted sensitization workshop on “Land administration and management based on Land Act 2007” to the elected local leaders of 2nd Local Government from 24th November to 9th December 2016.

Tshogpas of two gewogs of Wangdue Dzongkhag who attend the workshop on Land Administration and Management.



Earlier in 2016 Wangdue Dzongkhag Land Sector had also conducted workshop for Gewog Administrative Officers of 15 gewogs on Land Administration and Management.

Office shrine room (Chosham) consecrated

On 8th December, 2016 Venerable Gyetshog Lopen Rinpoche and monks of Zhung Dratshang consecrated office Chosham (shrine room). Chosham in Bhutan is a room dedicated for prayers and daily observance where images and statues of Buddha stand. Besides the statues of Cho Long Trul Sum, the Deity of land Sayi Lhamo (Bhumi Devi) stands in the Chosham symbolizing the organization's mandates of securing land of the Bhutanese.



(Left) The Goddess of land (Sayi Lhamo) of the shrine room (Chosham)

Traditionally setting up a shrine in the home has been widely practised throughout the Buddhist world. Having a shrine and making offerings to it is a way of

focusing our mind in a powerful and positive way. Generally, it is a place for Dharma activities such as meditation, reading Dharma books or for recitations.

Henceforth, NLCS can perform annual rimdo and other religious activities in the office Chosham without having to vacate office and disrupting daily services.

Donating life saving drops to JDWRNH



NLCS staff taking their turn for blood donation

Towards saving life of the people the NLCS staff voluntarily donated blood to Jigme Dorji Wangchuck National Referral

Hospital on 25th November, 2016. Through advocacy and awareness programs staff have known the importance of volun-

tary blood donations.

According to the coordinator of blood bank of JDWRNH there is increasing need for blood due to increase patients suffering from chronic illnesses like cancers, liver and kidney diseases. The blood donation would facilitate in meeting the increasing demand .

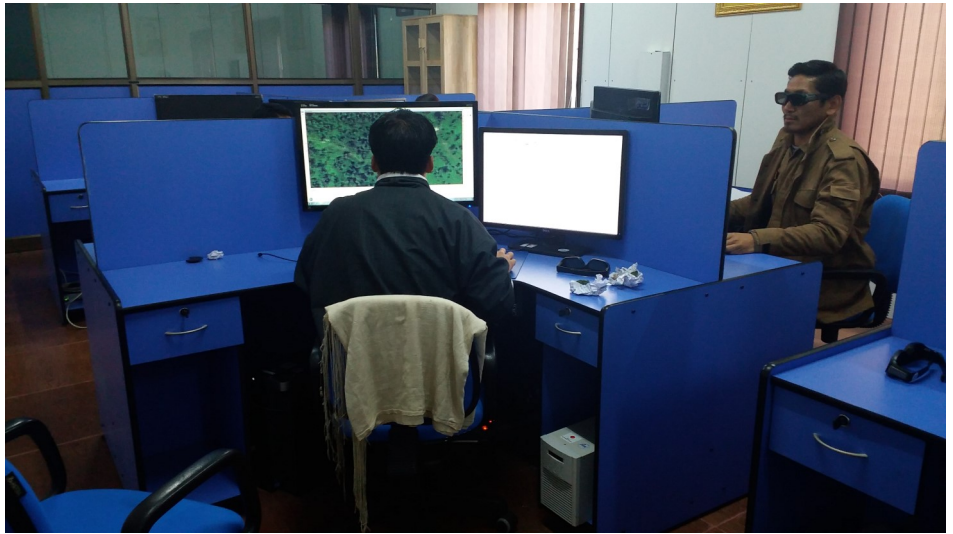
More than 60 staff volunteered for donation but only 40 of the donors were found fit for donating blood on screening. The donors hope that their humble donation can make a difference and help support those patients in need of blood.

A New Lab for Remote Sensing and Photogrammetry

The Ven. Gyetshog Lopen of Zhung Dratshang also consecrated the new Remote sensing and Photogrammetry laboratory along with the office Chosham on 8th December, 2016.

According to the American Society for Photogrammetry and Remote Sensing (ASPRS) Photogrammetry is the art, science, and technology of obtaining reliable information about physical objects and the environment through processes of recording, measuring and interpreting photographic images and patterns of recorded radiant electromagnetic energy and other phenomena.

Although Photogrammetry is used in different fields, Topographic Division under the Department of Survey and Mapping applies photogrammetry for topographic mapping.



Surveyors processing 3D images in the photogrammetry lab

The output of photogrammetry is typically a map, drawing, measurement, or a 3D model of some real-world object or scene. Many of the maps we use today are created with photogrammetry and photographs taken from an aircraft.

Remote sensing is the acquisition of information about an ob-

ject or phenomenon without making physical contact with the object and thus in contrast to on-site observation. Besides geography and Earth Science disciplines, remote sensing is also used in other fields such as military, intelligence, commercial, economic, planning, and humanitarian applications.

The 1st Land Issue Committee meeting held



A committee has been formed under the Secretariat to resolve land issues and expedite the service delivery. The com-

mittee comprises of relevant Division Chiefs and Directors chaired by the Secretary.

The First Land Issue Committee meeting was held in Phuntsholing from 11th to 14th November, 2016.

The committee recommended 91 satshab allotment cases, resolved 25 land dispute cases, 21 urban and 3 rural land issues. The landowners who are not satisfied with the decision of the committee may appeal their cases to the Royal Court of Justice as per the order of Supreme Court of Bhutan.

The Art of Communication and Presentation Skills

By Tshering Tashi, Human Resource Officer

A 5 day training on the Art of Communication, Presentation and Public Speaking was conducted by Institute of Management Studies Ltd. (IMSL) for 20 members of NLCS comprising of Land Registrars, Survey Engineers and Survey Associates. The program covered a range of essential concepts for understanding arts of communication and public speaking. The training was delivered in view of the following learning outcomes:



Participants learning how communication skills matter in life

- ◆ Interact with colleagues and others more confidently, positively and professionally.
- ◆ Communicate specific information and ideas more effectively.
- ◆ Craft good presentations.
- ◆ Make effective presentations
- ◆ Communicates messages

across clearly and effectively.

- ◆ Deliver effective public talks.

The delivery of the training content involved PowerPoint presentations by the Resource Persons from IMSL, but more

importantly, it also involved active participation of the participants through individuals and group exercises and meaningful activities and plenary discussions. Highlighting certain concepts and messages, video clips were also shown to the participants.

Civil service award



Recipients of Civil Service award with the Secretary

In accordance with the Civil Service Rules and Regulations 2012 the staff who served for more than 10, 20 and 30 years were awarded the Civil Service Award certificate and medal of Bronze, Silver and Gold respectively.

Dasho Secretary awarded the medals to the recipients of Civil Service Awards. There were two officials who received Bronze medals, 9 gold medals and 3 retired staff were awarded the life time service award.

KNOW YOUR LAND ACT

The Land Act of Bhutan 2007

Exemption from land Ceiling

Section 68: The land ceiling in Section 64 of this Act shall not apply to the land registered in the name of:

- a. Members of the Royal Family.
- b. Crown Property.
- c. Government Institutions.
- d. Gerab Dratshang.
- e. Community owning land for social and religious purposes.
- f. Industrial land beyond 25 acres ceiling, provided that the industrial land exceeding 25 acres ceiling is registered in the name of a corporation.

Mineral resources on registered land

Section 69: Any mineral resources found in any registered land shall belong to the State and shall be governed by the prevailing Mines and Minerals Management Act or any other law that shall govern their use and management.

Section 70: In the event the mineral resources are extracted and the process of extraction lessens or deteriorates the land utility, the Government shall acquire the land and provide compensation as provided in this Act.

Know the definition

1. Government Reserved Forest land means any land and water body outside a Thromde, the ownership of which is not vested in any person and is under the custody of the Ministry.
2. Highlanders means high altitude herders whose livelihoods are directly and traditionally dependent on Tsamdro.
3. Immovable properties mean any standing crops, tress, houses or any permanent structure developed on the transacted land.

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