



Dated Lunglei, the 24th of July, 2024

**MEETING MINUTES OF 7th BOARD OF COUNCILLORS MEETING, LUNGLEI MUNICIPAL COUNCIL
 HELD IN THE BoC HALL ON 23.07.2024 AT 11:00 AM**

Members Present:

1. Pu Lalzuithanga, Chairman
2. Pu K. Lalrinawma, Vice Chairman
3. Pi Lalhruaitluangi Sailo, Executive Councillor
4. Pu Zorinsanga Hmar, Executive Councillor
5. Pi Lalmuanpuii Renthlei, Councillor
6. Pu R. Lalramzauva, Councillor
7. Pi Zonunmawii, Councillor
8. Pi Malsawmkimi Khawlhing, Councillor
9. Pi Judy Lalhriatpuii, Councillor
10. Pu Vanlalliana Pachuau, Councillor
11. Pu R. Lalremsiama, Councillor
12. Pu Lalrinawma, Secretary, LMC

Members Absent:

1. Pu Richard Vanlalmangaiha, MP(LS)/Appointed Councillor
2. Pi Lalrinpuii, MLA/Appointed Councillor
3. Pu V.Malsawmtluanga, MLA/Appointed Councillor
4. Pu T.Lahlhimpuia, MLA/Appointed Councillor
5. Pu Lalramliana Papua MLA/Appointed Councillor

- A. Board of Councillors meeting hi LMC Chairman Pu Lalzuithanga'n a kaihrui a. Bible chang, Thufingte 28:12 chhiarin meeting tan nghal a ni.
- B. Chairman in hma lak tawhna hrang hrang te a sawi a, hmachhawp hrang hranga hma lak tum dan te a sawi baw a ni. LMC in hmasawna hrang hrang an hmuh chhoh ah CEO LMC chu fakawm a tih thu a sawi lang a. Chairman in BoC meeting a members ten decorum vawn chungchang a ngaih pawimawh thu a sawi baw a ni.
- C. State Sawrkar atanga lehkha dawn a awm loh avangin business chhawpchuah angin meeting kalpui a ni.

D. Hetiang hian hmalakna turte rel a ni:-

1. Re-consideration and Approval of Grading / Fixation of Property Tax Submitted by Municipal Valuation Committee

Municipal Valuation Committee ten ruahmanna an lo thlen angin BoC Meeting Dt 21.06.2024 dar 11:00AM a neih-ah Municipal Valuation Committee rawtna angin pawm a ni tawh a. Amaherawhchu he ruahmanna neih tawh hi a famkimlo in tihbelh leh siam that ngai te a awm avangin MVC Meeting Dt 10.07.2024 dar 11:00 AM neih chuan BoC meeting ah put luh leh tur a ruahmanna an siam angin sawihona neih a ni a.

Ngun taka sawihona neih a nih hnu-ah Municipal Valuation Committee ten Property Tax ruahmanna thar an siam chu pawm a ni a. State sorkar pawmpuina leh Govt.Gazetted Notification tihchhuah tur atan thawn a rang thei ang berin thawn nise tha kan ti bawk (The Mizoram Municipalities Act , 2007 (As amended in 2015 Section 218 angin)

GRADING OF LOCALITIES / FIXATION OF RATE FOR PROPERTY TAX

Area/Locality Grading:

Flat Rate 3%

NAME OF LOCALITIES

ZONE

RATE

1.Chanmari, Venglai, Bazar, Electric veng, Ramthar,Serkawn	A	Rs. 20
2.Lunglawn, Zohnuai, Salem , Rahsi Veng , Zotlang	B	Rs. 19
3. Pukpui , Venghlun Farm Veng , Sethlun ,Theiriat ,Sazaikawn , Luangmual ,College veng	C	Rs. 18
4. Hauruang , Hrangchalkawn , Lungpuizawl Zobawk N , Zobawk S	D	Rs. 17

Multiplicative Factors :

As per Rule 12(16) of The Mizoram Municipalities (Property Tax Management) Rules, 2014 the Board of Councillors will approve the following Multiplicative Factors for determination of the Annual Property Value within Lunglei Municipal Council :

1. Location Factor :

The 'Location Factor' which shall refer to the location of the property where the property abutted by categories of road or areas other than roads :

- National Highway with Right of Way is 5 – 12 metre or State Highway with Right Of way is 5 –8 meters
1.00
- Major District Roads (MDR) would include roads with Right of Way is 5 – 8 meters.
0.90
- Other District Roads (ODR) would include all others roads not listed above with Right of Way is 4 – 6 meters.
0.70
- Any roads other than above would include village roads, stairways, hill slopes, having right of way less than 4 meters.
0.50

2. Structure Factor :

The 'Structure Factor' which shall refer to the nature of classification based on its construction type as :

- a) Vacant Land not being agriculture land with or without any commercial use
1.00
- b) Building/Apartment having a height of 15m/49.2 ft with or
2.00
without appurtenant open space.
- c) Building/Apartment having a height of below 15m/49.2 ft with or without
appurtenant open space, and further classified as -
 - i) Ordinary (Kutchha) Building 0.50
 - ii) Semi permanent (semi kutchha) Building 0.70
 - iii) Permanent (Pucca) Building 1.00

3. Ownership and Usage Factor :

The 'Ownership and Usage Factor' which shall refer to the nature of ownership and the manner of use by the occupier, and consider as ;

- a) Owners ' Residential use only 1.00
- b) Owners ' Commercial Use only 2.00
- c) Owners ' Mix Use 1.50
- d) Tenants ' Residential Use only 1.50
- e) Tenants ' Commercial Use only 3.00
- f) Tenants ' Mix Use 2.50
- g) Use by the State Govt./PSU/Local Government owned for officers
and any other purposes (including residential quarters) 1.00

4. Age Factor :

The 'Age Factor' shall refer to the age of the property (for the covered space) since completion of construction, that is the age of its construction as on the date of submission of the Return of Annual property value as :

- a) Less than 10 years before 1.00
- b) Between 10 and 25 years before 0.90
- c) Between 25 and 50 years before 0.60
- d) More than 50 years before 0.40
- e) Declared Heritage Property by any authority like Govt. of India,
Govt. of Mizoram, or by Organisations like UNESCO 0.00
- f) Vacant Land 1.00

2. Approval of The Lunglei Municipal Council (Side Development & Slope Management) Regualtions ,2024 .

Ngun taka ngaihtuah a nih hnu in chiang leh chipchiar zawka zir chian leh phawt ni se, BoC meeting leh ah pass ngei tum ni se tih a ni.

3. Localisation of Sustainable Development Goals (SDG) at Urban Level

Ngun taka ngaihtuah a nih hnu in pawm tlan a ni a. Incentive grant pawh a hnuai ami anga pawm tlan a ni.

1st Rank – Rs. 5.00 lakhs

2nd Rank – Rs. 3.00 lakhs

3rd Rand – Rs. 2.00 lakhs

Special Recognition for Theme Performance – Rs. 1.00 lakh

4. Approval of Sanitation Training Plan ,2024

Municipal Sanitation Committee (MSC) in a lo rel tawh angin Lunglei khawpui chung faina kawng a hma kan sawn theih nan hetiang hian awareness training neih tur a ruahman chu pawm a ni.

TRAINING SCHEDULE ON SANITATION WITHIN LMC

SI No	Target Group	Tentative Period	Resource Persons	No of Expected Participants
1	Sensitisation of Local Councils	First -Second week of August ,2024	To be decided by the Boc	50 Nos
2	Sensitisation of Sanitation Committee , YMA	First - Second week of September ,2024	To be decided by the Boc	50 Nos
3	Sensitisation of Concerned State Depts	First -Second of October ,2024	To be decided by the Boc	50 Nos
4	Sensitisation of College Students	Second-Third week of November,2024	To be decided by the Boc	100 Nos
5	Sensitisation of HSS Students	First week of December ,2024	To be decided by the Boc	100 Nos
6	Sensitisation of other concerned NGOs within the Municipality	Fourth week of January , 2025	To be decided by the Boc	60 Nos
7	Sensitisation of Central Armed Forces i.e.Assam Rifles ,BSF, MAP	Third week of February ,2025	To be decided by the Boc	50 Nos
8	Sensitisation of NSS ,NYK, NCC and	Fourth week of September ,2025	To be decided by the Boc	100 Nos

He ruahmanna hi ngun taka sawiho anih hnu-ah pawm ani a.Training senso leh Resource person tur pawh concerned EC leh CEO LMC ten ruahmanna lo siam se tha kan ti.

5. Motion to be moved by Councillor ,Ward No- VIII on Animal Control

Chairman in a sawm angin Pi Malsawmkimi Khawlhing, Councillor, Ward No-VIII in a hnuaia motion hi a pu lut a ni.

"Lunglei Municipal Council Area huam chhunga ran vulh chungchangah complain engemaw zat a awm tak avangin ran vulh chungchang hi nghaihtuaha, dan siam a tul hle a ni in ka hria a, Lunglei Municipal Council BoC ah ngaihtuah turin".

Motion putluh hi sawiho a nih hnu in tha tih tlan a ni a. Ran vulh chungchangah dan siam ni se, Executive Councillor concerned kutah dah nise. A dan hi Executive Council in a thlir hnu ah BoC ah ngaihtuah tura chhawpchuah ni se tih a ni.


(DONNY LALRUATSANGA)
Chief Executive Officer
Lunglei Municipal Council

Memo No.F.20011/1/23- LMC (Estt)

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Dated Lunglei, the 24th of July ,2024

Copy to :

1. Secretary , UD&PA Dept , Aizawl ,Mizoram for information
2. Deputy Commissioner , Lunglei District for information
3. Director , UD & PA , Aizawl , Mizoram for information
4. PA to Chairman . LMC for information
5. PA to Vice- Chairman , LMC for information
6. PA to Executive Councillors , LMC for information
8. All BoC Members concerned for information
9. All Officers , LMC for information


Chief Executive Officer
Lunglei Municipal Council