

## Tour Report

**Tour Name:** Rental cases registration to phuntsholing court

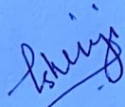
**Tour approved wide travel authorization nos:** 568/ 481

**Tour Date:** 17/11/2024- 10/12/2024

DATE	ACTIVITY	REMARKS
17/11/2024	Started my journey from Thimphu to Phuntsholing	
18/11/2024-	<ol style="list-style-type: none"><li>1. Joined Phuntsholing office and started compiling documents.</li><li>2. Requested for the current status of the rental dues/set up 32 client-specific files</li><li>3. collected the documents of proposal/office orders/minutes related to rental waive off during COVID</li><li>4. collected and Compilation of dues Follow up documents from the RM files/ Edited MoU between Bhutan Post and Sumpam.</li><li>5. Discussion with RM on lease, sub-lease by tenants with valid agreements and undertakings.</li><li>6. Review of case and gave verbal notice to tenants</li><li>7. Meeting with the tenants.</li><li>8. Drafting of petitions</li><li>9. Registered 18 cases to the court</li><li>10. Hearing in the court</li></ol>	
9/12/2024		
10/12/2024	Returned to Thimphu	

### SUMMARY

This tour was aimed to register the 32 Rental cases of Phuntsholing Tenants who failed to pay the rent. I have been able to register 18 cases to the court after which 14 cases were kept on hold as per the instructions from the court because of the year-closing and subsequent workload. Remaining 14 cases will be registered in the beginning of 2025.



Tshering Lham Dorji

Legal officer



Summary of rent dues and late fines & penalties are calculated till 18th November 2024.

L#	Name of Tenants	Flat No.	Current Rent Per Month	Month of rental defaults	Rent Principal Amount	Late fines & penalties	Principal rent paid but late fines & penalties not paid	Total Amount	Security Deposit	Net Amount after deduction SD.	Remark	Remark 1
1	Sonam Tobgay (Resident)	Ground Floor B	17,000.00	Feb 2020-May 2020	68,000.00	74,915.51		142,915.51	34,000.00	108,915.51	Vacated	Pending
2	Ugyen Tobgay (Daraydhara Stone Quarry)	Ground Floor C	16,500.00	Mar 2022-Sep 2023	343,500.00	157,256.05	52,539.78	553,295.84	38,500.00	514,795.84	Vacated	Registered
3	Yezup Tshering (Yezup Enterprise)	First Floor C-1	17,500.00	Sep 2019-Dec 2020	249,865.00	263,921.10		513,786.10	35,000.00	478,786.10	Vacated	Registered
4	Gum Bdr. Gurung (Resident)	Second Floor B	17,000.00	May 2020-Dec 2021	273,937.64	246,314.91		520,252.55	34,000.00	486,252.55	Vacated	Pending
5	Pema Wangda (Resident)	Second Floor C-1	17,000.00	Mar 2020-Apr 2022	406,444.09	351,424.67		757,868.76	35,000.00	722,868.76	Vacated	Registered
6	Kinley Tenzin (Resident)	Third Floor B	17,000.00	Mar 2021-Jun 2022	209,771.39	142,549.43	58,128.76	410,449.58	37,400.00	373,049.58	Vacated	Registered
7	Pema Thichbok (Resident)	Fourth Floor C-1	17,000.00	Apr 2023-Jun 2023	49,375.00	17,311.07		66,686.07	38,500.00	28,186.07	Vacated	Registered
8	Tashi Dhendup (Meri Construction)	Flat No. 3 (GPO)	6,050.00	Sep 2023-Jan 2024	30,250.00	7,116.79		37,366.79	12,100.00	25,266.79	Vacated	Pending
9	Passang Choden (Lhazin Bar)	2	12,000.00	Jul 2022-Aug 2023	160,200.00	69,584.35	8,769.01	238,553.36	18,000.00	220,553.36	Vacated	Pending
10	Kinley Dema (Resident)	15	9,000.00	Feb 2023-Mar 2024	126,000.00	35,583.78		161,583.78	30,000.00	131,583.78	Vacated	Pending
11	Choizang (Wanga Restaurant)	5	13,000.00	Mar 2020-May 2022	300,481.72	258,195.17	10,137.86	568,814.75	40,000.00	528,814.75	Vacated	Registered
12	Kinley Om (Kinley Parlour & Spa)	7	19,800.00	May 2020-Mar 2023	616,056.77	445,158.57		1,061,215.34	36,000.00	1,025,215.34	Vacated	Pending
13	Dawa Samdrup	11	18,000.00	Mar 2020-Jul 2020	90,000.00	96,472.11	32,547.95	219,020.05	36,000.00	183,020.05	Vacated	Registered
14	Lam Sangay (Amo/resident)	24	4,400.00	Apr 21-Dec 21 & Apr 2023	24,855.91	16,806.55		41,662.46	16,000.00	25,662.46	Vacated	Pending
15	Tila Rupa Biswa (Lama Bar)	14	10,000.00	Apr 2020-Jun 2022	231,139.78	193,213.31		424,353.09	16,000.00	408,353.09	Vacated	Registered
16	Pampawati Gurung	16	8,000.00	Sep 2020-Jan 2021	40,000.00	38,047.56	5,486.47	83,534.03	16,000.00	67,534.03	Vacated	Registered
17	Sonam Dekar (Resident)	19	8,000.00	Jul 2020-Apr 2021	76,266.67	72,188.15		148,454.82	16,000.00	132,454.82	Vacated	Pending
18	Sonam Yangchen & Uma Darjee	20	9,000.00	Aug 2020-Nov 2020	36,000.00	35,317.48		71,317.48	18,000.00	53,317.48	Vacated	Pending
19	Namgyal Lham (Kuenga Gongphel Spa)	22	14,300.00	Mar 2020-Aug 2021	201,829.90	197,415.46		399,245.36	26,000.00	373,245.36	Vacated	Registered
20	Phub Dem (Resident)	22	7,700.00	Sep 2021-Nov 2021	23,100.00	16,875.02		39,975.02	15,400.00	24,575.02	Vacated	Pending
21	Dawa Samdrup (Pan Shop)	1 A (SF)	2,000.00	Dec 2019 - Dec 2020	26,000.00	27,363.95		53,363.95	4,000.00	49,363.95	Vacated	Registered
22	Dolay	9	9,000.00	May 2023-Jul 2023	27,000.00	8,935.89		35,935.89	18,000.00	17,935.89	Vacated	Registered
23	Damcho Dorji (Guest house rent)	Fourth Floor A			62,300.00	31,827.95		94,127.95		94,127.95	Vacated	Pending
24	Tila Rupa Biswa (Maya Spa)	13	10,000.00	Apr 2020 - Apr 2023		0.00	169,132.00	169,132.00	32,000.00	137,132.00	Vacated	Registered
25	Tsenda (Norbu Snooker)	1	15,000.00	Sep 2023 - June 2024	178,181.00	24,153.41	61,843.40	224,177.81	30,000.00	194,177.81	Occupying	Registered
26	Tobgay (Phela Restaurant & Bar cum Snooker)	3	40,000.00	Oct 2018 - Sep 2024	1,564,000.00	1,033,733.26	195,033.86	2,792,767.12	80,000.00	2,712,767.12	Vacated	Pending
27	Dorji Pemo (D P Restaurant)	4	12,000.00	Dec 2020-May 2024	385,367.74	202,219.59	59,698.85	647,286.18		647,286.18	Vacated	Pending
28	Choizang (Resident)	17	8,470.00	Mar-Apr 2024	16,940.00	1,236.39	13,104.87	31,281.26	16,940.00	14,341.26	Vacated	Pending
29	Kinley Dema (Chechang Restaurant)	5	13,000.00	Aug 2023-Jun 2024	131,000.00	24,023.67	8,807.67	163,831.34	26,000.00	137,831.34	Occupying	Registered
30	Khandu Om (Sonam Spa)	6	35,000.00	Dec 2020 - Dec 2021	298,989.25	240,446.05	284,158.88	823,594.18	70,000.00	753,594.18	Occupying	Registered
31	Lam Sangay (Menjong Labour Agent)	12	8,500.00	Oct 20 - Dec 21	94,468.81	79,255.53		173,724.34	17,000.00	156,724.34	Vacated	Registered
32	Dawa Tshering Lepcha	16	8,000.00	Apr 2021-Jun 2024	248,911.83	99,236.08	962.63	349,110.54	16,000.00	333,110.54	Vacated	Registered
Total Amount (Nu).					6,550,232.59	4,508,698.79	940,351.99	12,018,683.28	814,640.00	11,417,983.28		