



COUNTY GOVERNMENT OF LAIKIPIA
MUNICIPALITY OF NANYUKI
P.O BOX 4-10400
NANYUKI



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MINUTES OF PUBLIC ENGAGEMENT FORUM HELD ON 15TH JANUARY 2026 AT NANYUKI SOCIAL HALL COMMENCING AT 10:00A.M

MEMBERS PRESENT

1. Anthony Rukwaro - Municipal Manager (Chair of the meeting)
2. Elijah Kamunya – CEO - Laikipia County Revenue Board
3. Municipal Officers
 - Derrick Kimotho – Social Development Officer
 - Zipporah Wangui- Municipal Engineer
 - Charity Wangui – Procurement Officer
 - Fatuma Gichara – Office Assistant
 - Caroline Makena – Office Assistant
 - Joseph Ndirangu – Office Assistant
 - Elizabeth Wambui - Interpreter
4. Citizens / Plot Owners / Stakeholders (As per attached attendance list)

MIN/NMB/PP/01/01/2026 – OPENING

The meeting was called to order and opened with a word of prayer led by Hassan Abdi.

The Municipal Manager thereafter welcomed all participants and requested citizens present to introduce themselves.

MIN/NMB/PP/02/01/2026 – CONFIRMATION OF AGENDA

The agenda of the meeting was presented and adopted as follows:

- a) Progress of Municipal Projects & Departmental Reports.
- b) Valuation Roll Communication and Implementation

MIN/NMB/PP/03/01/2026 – PLENARY I: INTRODUCTION AND CONCERNS FROM THE CITIZEN OF NANYUKI MUNICIPALITY.

The Municipal Manager informed the forum that the Municipality conducts **quarterly public engagements** to address issues and grievances raised by residents. He emphasized that the purpose of the meeting was to listen to and document citizens' concerns.

Member No.4/2 noticed the absence of Board Members.

The Municipal Manager clarified that:

- Pursuant to Sections 20, 21, 22, 23, and 25 of the Urban Areas and Cities Act, 2011, the Municipal Board's mandate is limited to policy oversight, approval, and strategic governance, and does not extend to direct participation in public participation or public engagement forums.
- In accordance with Section 24 of the Act, the day-to-day administration of the municipality, including facilitation of public engagement and receipt of citizens' views, falls under the responsibility of the Municipal Manager and the municipal administration.
- Consequently, public grievances, memoranda, and recommendations must first be formally received, documented, and consolidated by the Municipal Manager.
- Such documented grievances and recommendations are thereafter submitted to the Municipal Board through a duly prepared Board Paper, upon which the Board may lawfully deliberate and issue policy or administrative direction, in compliance with the Act. The same be submitted through a **Board Paper** for consideration and guidance.

A citizen observed that the communication on the Public Engagement was inadequate, many residents were not sufficiently informed, stating that notices should be published through gazette and television announcements.

The Plot Owners' representative acknowledged the existence of notices but raised governance concerns, noting that citizens often attend public forums without clear information on the agenda or subject matter.

Member No.10/3 proposed that:

- A vehicle fitted with a public address (PA) system be used to announce and mobilize residents for public forums.
- Public participation forums and land rates discussions be held separately to enhance clarity and focus.
- Engagement forums should continue until citizens' concerns are adequately addressed.

The Municipal Manager clarified that:

- The current forum was a public engagement, not a statutory public participation exercise.
- The Municipality remains committed to quarterly engagements with the public & communication of public engagement notices recommendations will be taken note of.

MIN/NMB/PP/04/01/2026- VALUATION ROLL COMMUNICATION AND IMPLEMENTATION

Member No.2/6, speaking on behalf of plot owners, stated that:

- Plot owners are key contributors to the growth and sustainability of Nanyuki Municipality.
- They purchase land, develop property, and consistently pay land rates.
- Despite this, land rates continue to be affected without adequate consultation.

Member no.3 reported that in January, while attempting to pay land rates, they were informed that the rates had increased by **over 800%**, which was described as abrupt and financially burdensome.

Member No.9/3 noted that:

- Notices to pay increased rates were issued abruptly.
- Adequate notice periods should be provided prior to implementation.
- It was proposed that notice be issued in June 2026, with implementation effective June 2027, to allow sufficient preparation time.

Additional concerns raised included:

- A valuation roll has a lifespan of ten (10) years.
- The Constitution allows County Governments to establish a Directorate of Valuation or engage registered valuers.
- The valuation roll had already been passed, limiting avenues for challenge.
- The valuation roll increment was passed by the County Assembly without adequate public participation.

A Paramount Chief proposed that:

- **The current land rates remain as charged in the previous year.**
- The proposed valuation roll implementation be **suspended** until all outstanding matters and public concerns are fully resolved.

He noted that this approach would help restore public confidence and allow adequate time for dialogue.

MIN/NMB/PP/05/01/2026 – RESPONSES AND CLARIFICATIONS ON VALUATION ROLL BY CEO, LAIKIPIA COUNTY REVENUE BOARD

The CEO briefed the meeting as follows:

- Land rates are payable based on the value of assets/property, in line with constitutional principles of equity.
- Land rates are applied uniformly across Laikipia County.
- Valuation is conducted by a registered valuer under Department of Infrastructure, Roads, Public Works& Development.
- Public participation on the valuation roll was conducted on 21st January 2021.
- The valuation report was presented to the Cabinet, forwarded to the County Assembly, and approved.
- Further public participation was conducted on 28th September during enactment of the Finance Act.

(b) Response by the CEO, Laikipia County Revenue Board

The CEO concurred with the proposal and informed the forum that:

- **The land rates would remain unchanged**, pending resolution of the issues raised.
- This position aligns with the views expressed by the public during the engagement.

The CEO emphasized that the County Government had taken note of citizens' concerns and was committed to addressing them through proper administrative and legal channels.

(c) Public Reaction

Members of the public and citizens present expressed **satisfaction** with the clarification that the land rates would not be increased in the interim.

(d) Submission by Member No.5/10

Member no.5 proposed that:

- An **official written communication** be issued to the public clearly stating that, the **implementation of the current land rate has been stopped**, and

This was supported by members present, who emphasized the need for clarity and transparency.

MIN/NMB/PP/06/01/2026 – PROGRESS OF MUNICIPAL PROJECTS

No.	Area / Sector	Issue Raised	Details of Concern	Response / Clarification
1	Public Participation & Transparency	Lack of writing materials & Refreshments	Members of the public indicated that no writing materials were provided during the forum, limiting their ability to record issues and make notes. It was also noted that refreshments were not provided during the session.	The matter was noted for improvement. It was clarified that refreshments would be provided after the forum. Provision of writing materials for future public participation forums will be looked into to enhance effective participation.
2	Environment & Public Health	Sewage discharge into River Likii	Alleged discharge of sewage from Makutano-Meru posing environmental and health risks	Municipal Manager to write a letter to NAWASCO to address the issue
3	Waste Management	Collection of waste outside Municipality	Trucks from Laikipia are reportedly collecting and dumping waste at Makutano, which raises concerns about waste management and jurisdictional compliance.	Nanyuki Municipality is justified in extending its services beyond its jurisdiction because residents of Makutano actively trade and conduct economic activities in Nanyuki town. This interaction creates shared infrastructure, health, sanitation, and regulatory demands, making it necessary for the municipality to support service provision in Makutano.


	Street Lighting & Security	Non-functioning streetlights	Streetlights in Likii not working, affecting safety and security at night	To be addressed once World Bank funds are disbursed
5	Drainage & Flooding	Poor drainage at Jeshi la Okuvu	Flooding causing serious health risks to residents	Issue noted for intervention
6	Drainage & Waste Disposal	Poor drainage at Kwa Mbuzi (Rwai)	Inadequate drainage system	Issue acknowledged
7	Waste Management	Lack of skip bins	Prior request made for provision of a waste disposal tank at Kwa Mbuzi (Rwai)	Request reiterated
8	Waste Management	Removal of waste disposal tanks	Previously provided skip bins in Milimani were taken away	Residents requested return of the tanks
9	Transport & Revenue	Bodaboda parking fees	Clarification sought on whether Bodaboda riders should pay parking fees	Confirmed that riders must pay KES 10 per day; compliance to be monitored

MIN/NMB/PP/7/01/2026 – CLOSING AND ADJOURNMENT

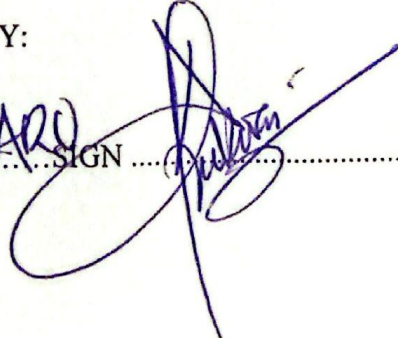
The Municipal Manager thanked all participants for their constructive engagement and assured residents that all issues raised had been recorded and would be followed up through the appropriate County Government structures.

There being no other business, the meeting was adjourned.

MINUTES WRITTEN BY:

NAME. Fakuma Gichara SIGN  DATE 23/01/2026

MINUTES CONFIRMED BY:

NAME. A. DUKWARO SIGN  DATE

