



Republic of Croatia  
State Geodetic Administration



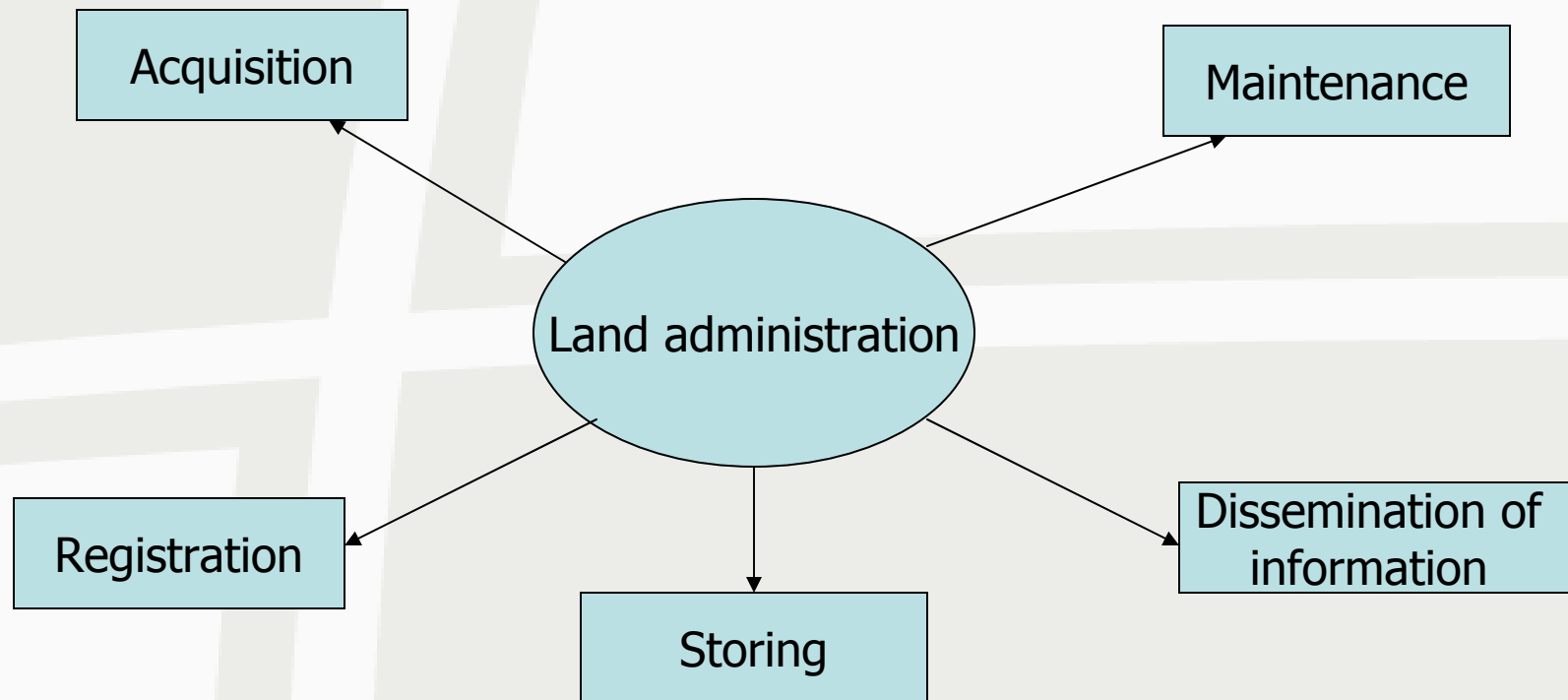
# PUBLIC ACCESS TO LAND ADMINISTRATION DATA IN CROATIA

*Maja Pupačić, dipl.ing.geod.*

Workshop on Efficient and Transparent Land Management in ECE Countries

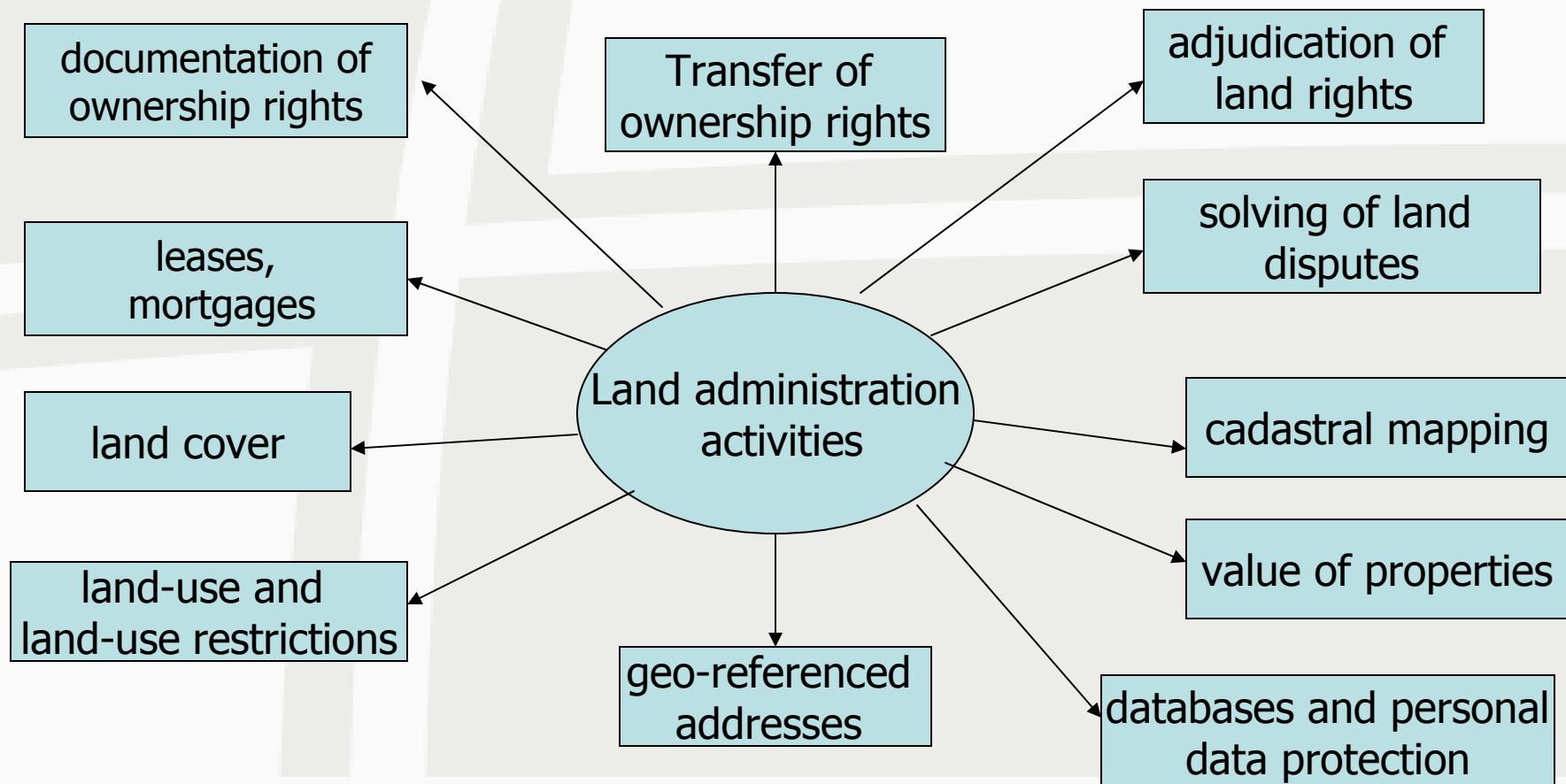
Baku, March 2010.

# LAND ADMINISTRATION



# LAND ADMINISTRATION ACTIVITIES

- to fulfill the needs of an E-government environment LA data should follow well defined standards and be available throughout the entire country via internet technology.



# CONCEPT of ACCESS

- *open and unrestricted access to public data*
  - *ensure the transparency of the data*
  - *improve welfare of the whole society*
  - *increase the economic benefits of the society*
- *treat the public data as a commercial resource to generate revenue.*
  - *protect the state investments in producing the data, authorship rights and copyrighted data.*
- *data is secret and locked*
  - *disabling easy and open **access** for users*

# EU - PUBLIC SECTOR INFORMATION

- *Public sector information is data produced and collected by public bodies*
- *Most of this raw data could be re-used or integrated into new products and services which we use on a daily basis*
- *Re-use of information means that individuals or legal entities can copy, publish and disseminate it for commercial and non-commercial purposes.*
- *In 2003, the EU adopted the **Directive on the re-use of public sector information** (Official Journal L 345 , 31/12/2003 P. 0090 - 0096 ).*
  - *was approved by the Council of Ministers on 27 October 2003.*
  - *was published in the European Journal on 31 December 2003.*

# DIRECTIVE ON THE RE-USE OF PUBLIC SECTOR INFORMATION

- *Issues covered by the Directive*
  - **Availability**
  - **Charging**
  - **Transparency**
  - **Non-discrimination**
  - **Cross-subsidies**
  - **No exclusive arrangements**
  - **Licensing**

# REGISTRATION SYSTEM IN CROATIA

- Based on two registers

## REAL ESTATE CADASTRE

- State geodetic administration
  - *Cadastral office*
- Ministry of Environmental, Protection, Physical Planning and Construction

## LAND BOOK

- *Municipal court*
- Ministry of Justice

- Typical middle European registration system

# LAND ADMINISTRATION DATA IN CROATIA

- *The cadastre and land registry in Croatia are public registers and everyone has the right to obtain information from them.*
- *The **official data** can be obtained in cadastral offices and land registration offices, and information can also be obtained from the Internet (**unofficial data**).*



# COST RECOVERY POLICY IN THE REPUBLIC of CROATIA

- **Court stamp duty** - for the issuance of **land registry data**
- - for the change of data in the land registry.
- **Administrative fee** - for the issuance of **cadastral data**,
- - for the change of data in cadastre.
  
- *The issuance of larger quantities of cadastral data is administered by specific agreements and contracts with users and the income is state budget revenues.*
  
- **The institutions** responsible for registries are **budget users**.
  
- **Fees and charges** - For the moment all fees and charges are income of State Budget without direct link to costs of registers
  
- *Return of invested resources - is not established in the Republic of Croatia.*

# CROATIA ON THE WAY TO THE EUROPEAN INFORMATION SOCIETY

- *Development of SDI tools*
  - *Cadastral web-browser (2005)*
  - *Land registry web-browser (2005)*
  - *CROPOS (2008)*
  - *Geoportal (2009)*
  - *Real Property Registration & Cadastral Joint Information System - JIS (2010)*
    - *ONE STOP SHOP (2011)*




# CADASTRAL & LR DATA ON THE WEB

- *Real property descriptions (**CADASTRAL DATA**) are available from the web. ([www.katastar.hr](http://www.katastar.hr)),*
- *Registered owners and registered encumbrances (**LAND REGISTRY DATA**) are available from the web-sites ([www.pravosudje.hr](http://www.pravosudje.hr)).*
- ***The access is free.***
- *The Central Database of **DIGITAL CADASTRAL MAPS** is set up at the State Geodetic Administration Central Office, holds 90 % of cadastral maps.*
- *The cadastral map are available via Internet ([www.arkod.hr](http://www.arkod.hr)).*
- *E-services will become the main land administration activity.*

# CADASTRE WEB-BROWSER

- *Written data on all cadastral parcels are available free of charge*
- [www.katastar.hr](http://www.katastar.hr)
- *Number of cadastral parcel*
- *Number of possession sheet*
- *27.443.266 demands in 2009.*

# CADASTRE WEB-BROWSER



## Preglednik katastarskih podataka

Unesite dio imena katastarske općine

ODABERITE URED / ISPOSTAVU

- PUK Bjelovar
- PUK Čakovec
- PUK Dubrovnik
- PUK Gospić
- PUK Karlovac
- PUK Koprivnica
- PUK Krapina
- PUK Osijek
- PUK Pazin
- PUK Požega
- PUK Rijeka
- PUK Sisak
- PUK Slavonski Brod
- PUK Split
- PUK Šibenik
- PUK Varaždin
- PUK Virovitica
- PUK Vukovar
- PUK Zadar
- PUK Zagreb
- GU Grada Zagreba

### Dobrodošli!



Preglednik katastarskih podataka služi za uvid u središnju bazu postojećih katastarskih podataka Republike Hrvatske koja se vodi u Središnjem uredu Državne geodetske uprave. Podaci koji se vode u bazi službeni su katastarski podaci. Preglednik omogućava uvid u katastarske podatke s određenim datumom za cijelu državu. Uvid u podatke moguć je putem broja katastarske čestice ili putem broja posjedovnog lista u odabranoj katastarskoj općini. Ispis posjedovnog lista ima informativni karakter i ne može služiti kao javna isprava. Javne isprave izdaju se u nadležnim područnim uredima za katastar i njihovim ispostavama.

Preglednik omogućava uvid u **2.536.268** posjedovnih listova, te uvid u podatke o **16.950.534** čestica zemljišta. U posjedovnim listovima evidentirano je ukupno **14.343.821** katastarskih čestica i **2.379.619** osoba.



VEZA NA VAŽNE STRANICE

Državna geodetska uprava  
Zakoni, pravilnici, formulari i cjenici  
Zemljišne knjige  
Projekt sređivanja zemljišnih knjiga i katastra  
Ovlašteni geodetski izvođitelji  
hitro.hr

POMOĆ

RJEČNIK POJMOVA  
NAJČEŠĆA PITANJA I ODGOVORI  
UPUTE ZA KORIŠTENJE PREGLEDNIKA

- Uputite pitanje
- Primjedbe i sugestije

**2919820**  
BROJ DO SADA POSTAVLJENIH UPITA

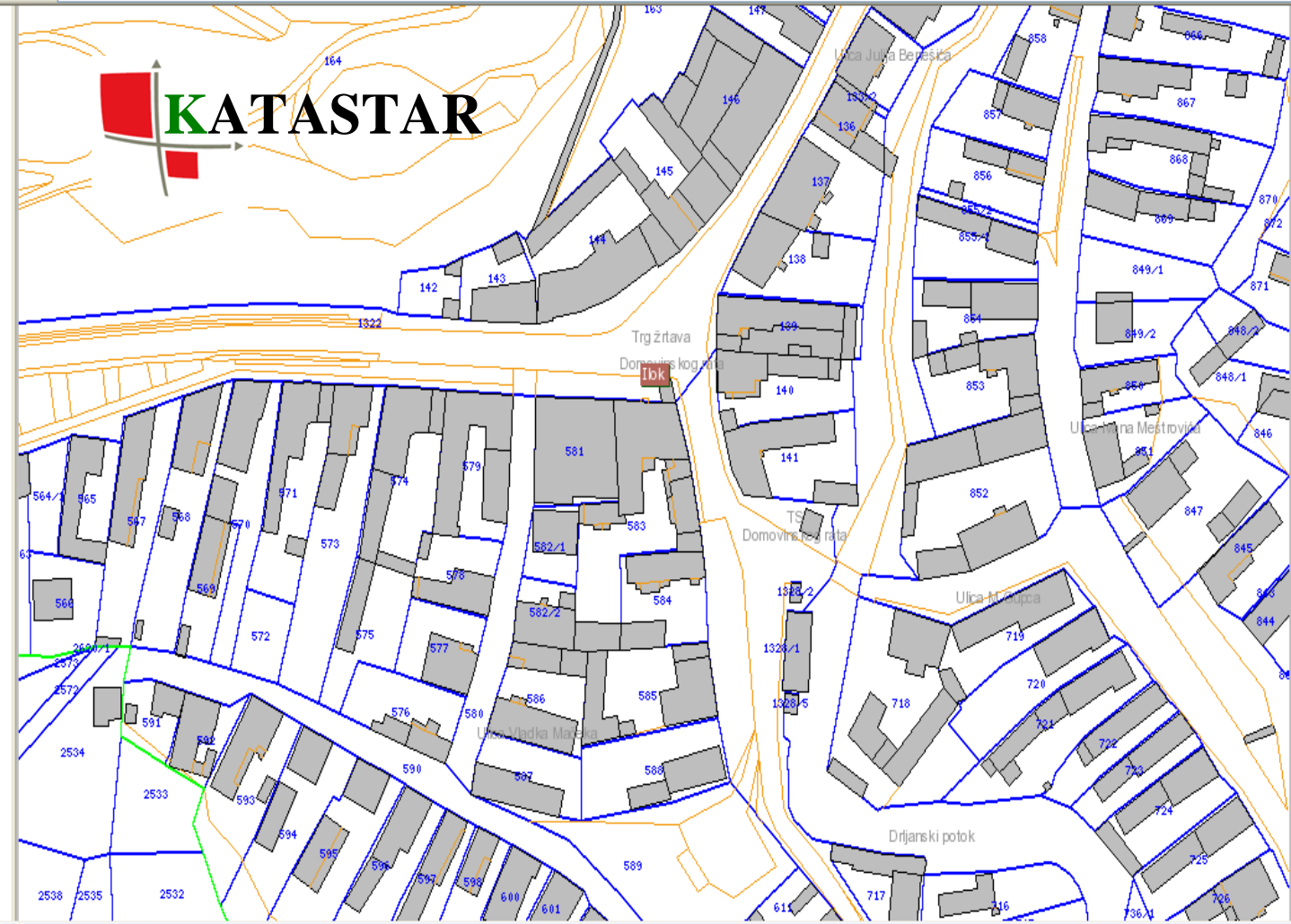
# CENTRAL CADASTRAL MAP DATA BASE

Baza Podataka Digitalnog Katastarskog Plana - Drzavna Geodetska Uprava - Microsoft Internet Explorer

File Edit View Favorites Tools Help

Back Forward Stop Home Search Favorites Refresh Print Mail Print Preview Bluetooth

Address [http://su1-db-01/ms-bin/mapserv.exe?mode=browse&zoomdir=1&zoomsize=2&layer=k\\_2020&layer=k\\_3010&layer=k\\_3030&layer=k\\_5010&layer=k\\_5020&layer=k\\_7010&layer=katastar&imgxy=511.5+384&imgext=272610](http://su1-db-01/ms-bin/mapserv.exe?mode=browse&zoomdir=1&zoomsize=2&layer=k_2020&layer=k_3010&layer=k_3030&layer=k_5010&layer=k_5020&layer=k_7010&layer=katastar&imgxy=511.5+384&imgext=272610) Go Links >>



**KATASTAR**

Ulica Julia Bereska  
Trg Žitava  
Dobrovoljski trg  
Ulica Mestrovica  
Ulica Matijevića  
Drijarski potok

163 149 164 145 146 136 137 138 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000

Pan  Zoom size 2

**Feature Classes**

- 2020-Katastarska Čestica
- 2020-Povrsina
- 2030-Spoma Međa
- 3010-Zgrada
- 3030-Strukturne linije
- 4010-Nacin Uporabe Zemljišta
- 5010-Naziv
- 5020-Adresa
- 7010-Granica
- Raster - Plan
- Raster - Plan Idx
- Administrative ----
- Država
- Zupanija
- Opcina
- Katastarska Opcina
- Naselja
- Mjsam
- Sk

Done Local intranet

start web'n'walk Manager Baza Podataka Digital... Microsoft PowerPoint... HR 23:47

# LAND REGISTRY WEB-BROWSER

- *All data relevant for legal transfer of real estates is available free of charge*
- [www.pravosudje.hr](http://www.pravosudje.hr)
- *Number of cadastral parcel*
- *Number of property sheet*
- *The amount of mortgage (and a bank) is available via Internet*
- *20 125 738 demands in 2009.*



# LAND REGISTRY WEB-BROWSER


e-izvadak, z.k. uložak - Microsoft Internet Explorer

File Edit View Favorites Tools Help

Address <http://e-izvadak.pravosudje.hr/mpweb/jsp/eopzk/zemljiste.jsp?ulid=1338020084&pp=0&vrsta=0> Go Links

Pregled za tisak Povijesni prikaz zkul.

**Prikaz zk. uložka - neslužbena kopija**

  
REPUBLIKA HRVATSKA  
OPĆINSKI SUD U ZADRU  
Stanje na dan: 12.07.2006.

Katastarska općina: **VIR** Broj uložka: 5282  
Broj zadnjeg dnevnika: **POČETNO STANJE**  
Aktivne plombe:

ZK uložak je verificiran

**A**  
Posjedovnica  
PRVI ODJELJAK

Redni broj	Broj zemljišta (kat.čestice)	Oznaka zemljišta	Površina u		Primjedbe
			m <sup>2</sup>	jutračhv	
1.	97	GORNJE CRNIKE	1749		
		ŠUMA GORNJE CRNIKE	1749		

**B**  
Vlastovnica

Redni broj	Upisi	Primjedbe
1. UDIO 1/2		
	1. RADOVIĆ NIKO POK.MATE "MATULOV" VIR, LOZICE	
2. UDIO 1/2		
	1. RADOVIĆ JOSIP POK.ANTE "PIJAŽIN" VIR, BUNARIĆ	

**C**  
Teretovnica

Redni broj	Upisi	Iznos tereta	Primjedbe
Tereta nema!			

**ODABIR SUDA KPU**  
ODABIR KPU

KLJUČNE PU

**ODABIR SUDA GK**  
STATISTIKA PRIJEPISA  
ODABIR GK  
ZK ULOŽAK  
ZAVRŠETAK

POMOĆ

RJEČNIK POJMOVA  
OPĆENITO  
PREGLED KATASTRA

start

munchen-preglednik ... e-izvadak, z.k.uložak ...

Internet

HR 15:29



# ESTABLISHED DATA BASES

## Digital Cadastral Map Database



### Cadastral database of written data

#### Data about parcels

A

Broj kat. čes. Plen	Naziv kat. čestice	Katastarska kultura	Klase	ha ra m2
755/15 9	ULŠ.PETERIJA	DVORIŠTE	0	6 62
755/15 9	ULŠ.PETERIJA 80	KUĆA	0	98

#### Data about Owners

B

JMBG	Prezime i ime (naziv) korisnika i adresa	Dio posjed
703965300508	FILPOVIĆ FRANJO MATIN, BILJE, ŠANDORA PETERIJA 80	1/1

### Land book database of written data

#### Data about parcels

A

Broj kat. čes. Plen	Naziv kat. čestice	Katastarska kultura	Klase	ha ra m2
755/15 9	ULŠ.PETERIJA	DVORIŠTE	0	6 62
755/15 9	ULŠ.PETERIJA 80	KUĆA	0	98

#### Data about Owners

B

JMBG	Prezime i ime (naziv) korisnika i adresa	Dio posjed
703965300508	FILPOVIĆ FRANJO MATIN, BILJE, ŠANDORA PETERIJA 80	1/1

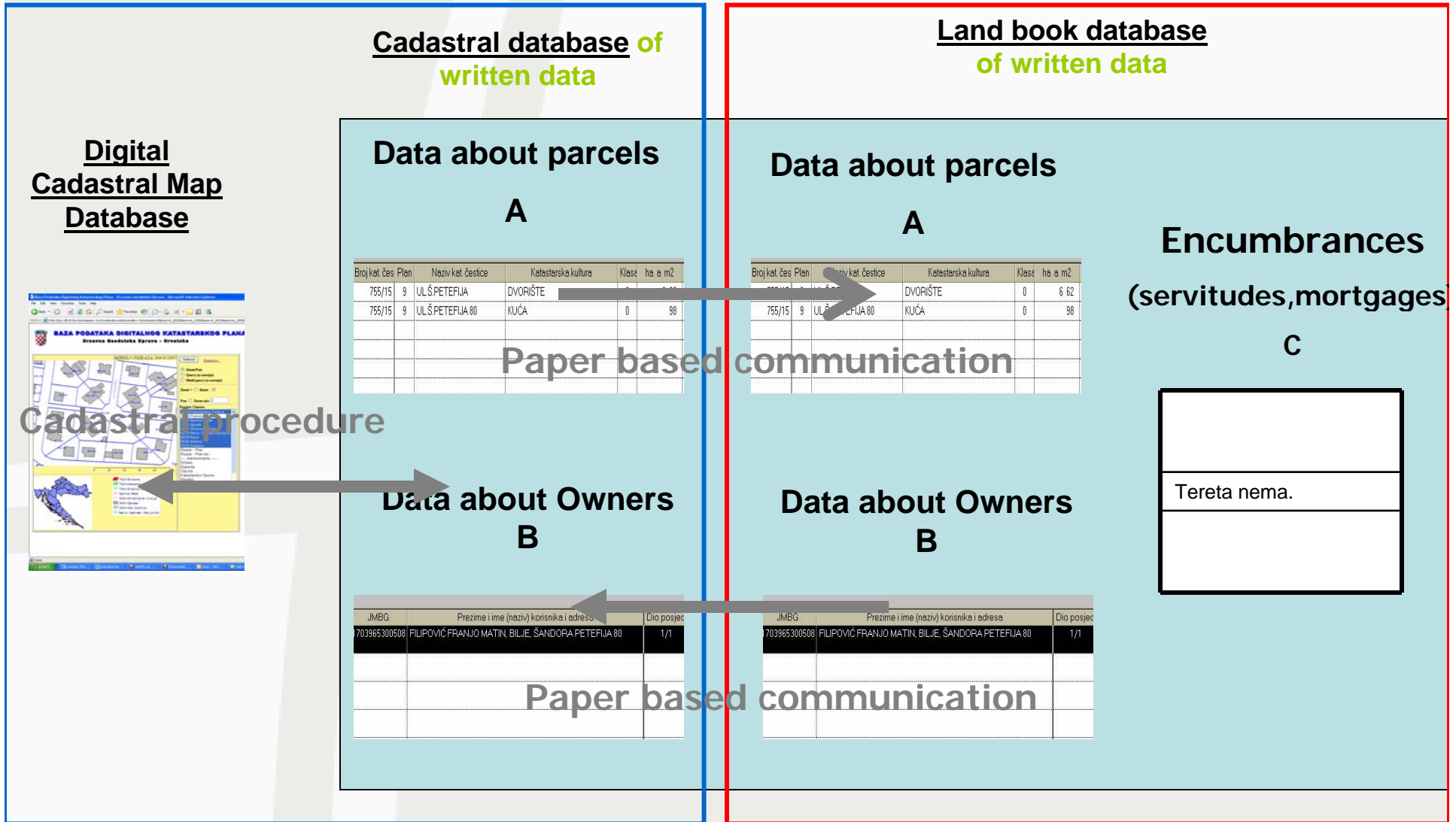
#### Encumbrances

(servitudes, mortgages)

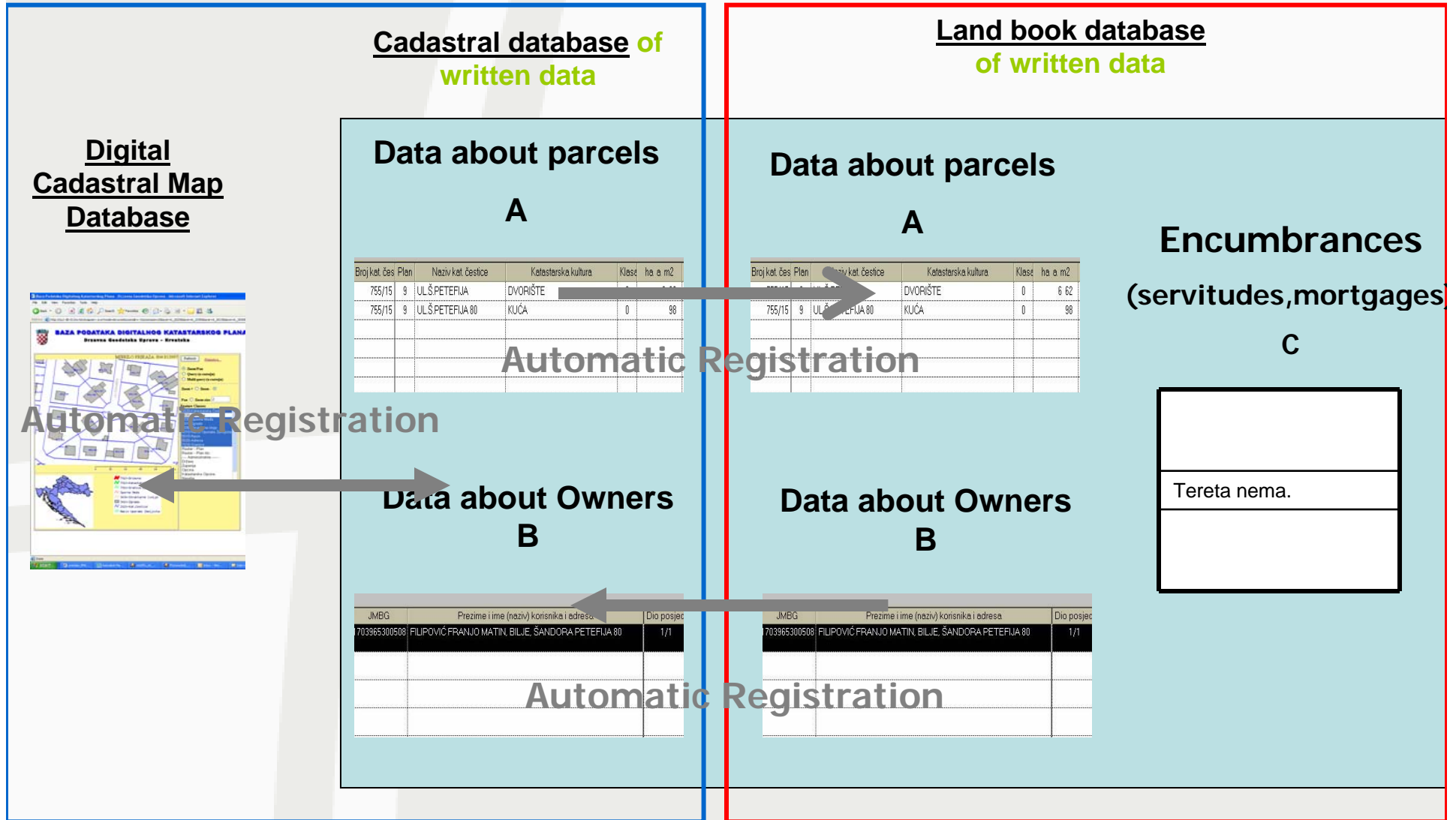
C

Tereta nema.

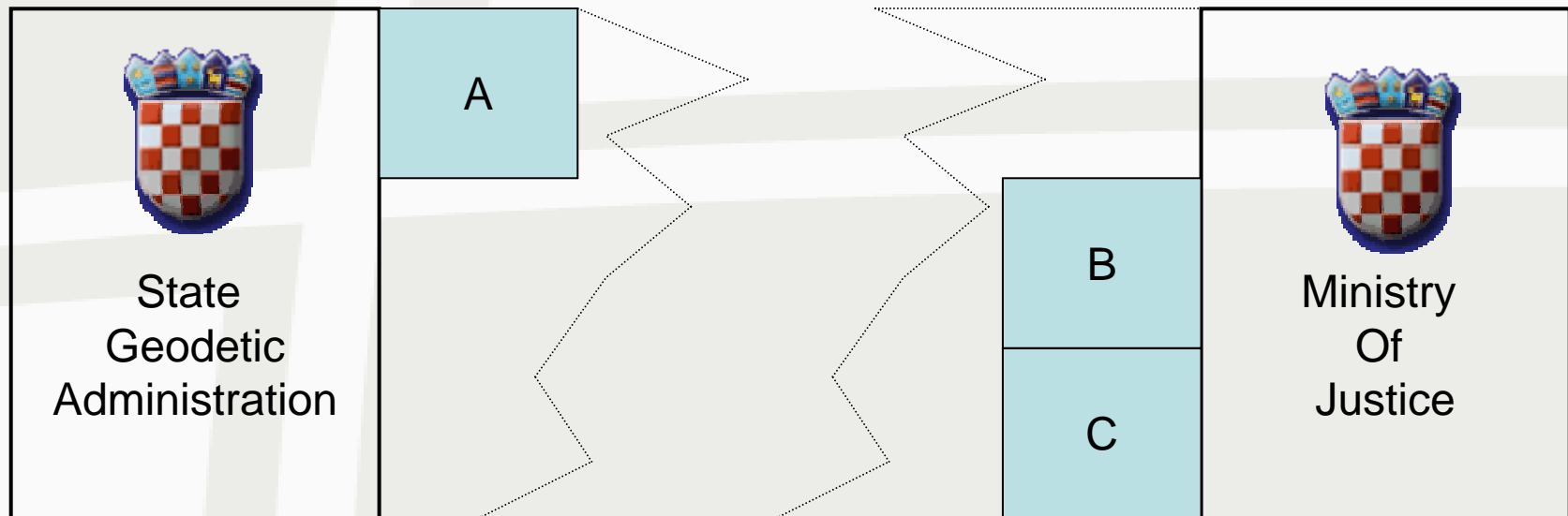
# COMMUNICATION BETWEEN DATA BASES



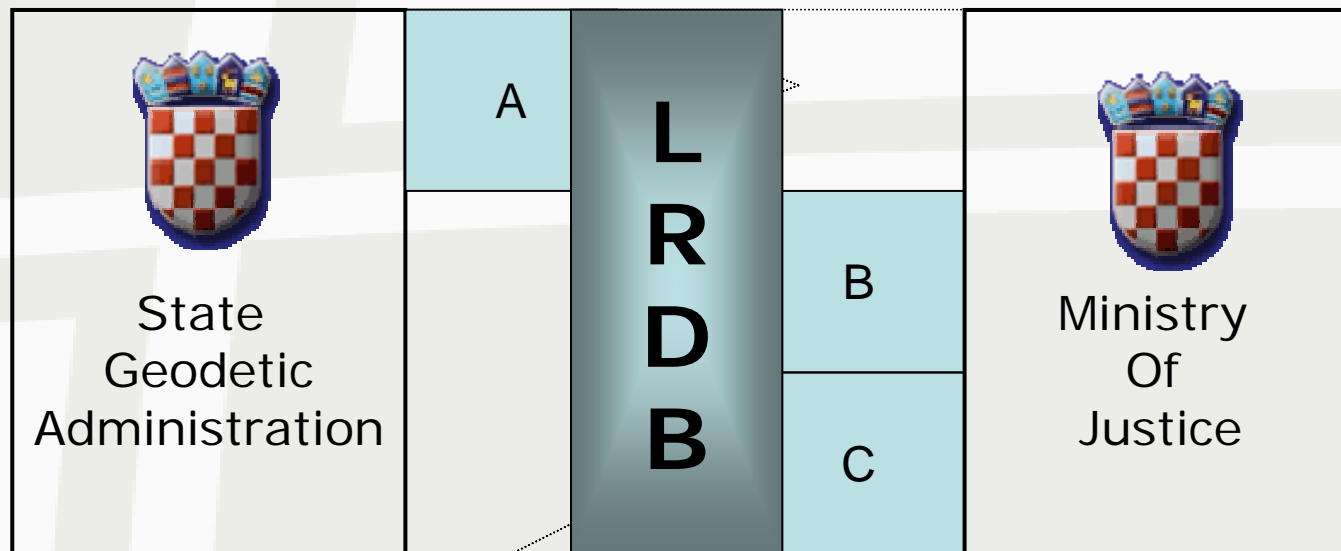
# POSSIBLE COMMUNICATION

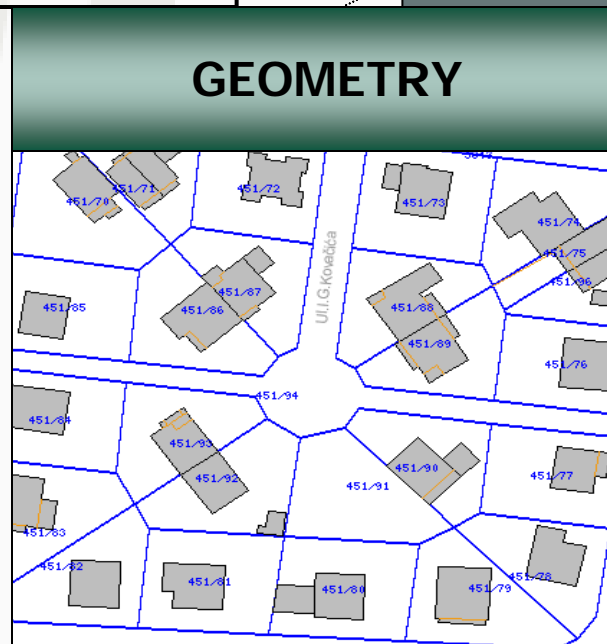
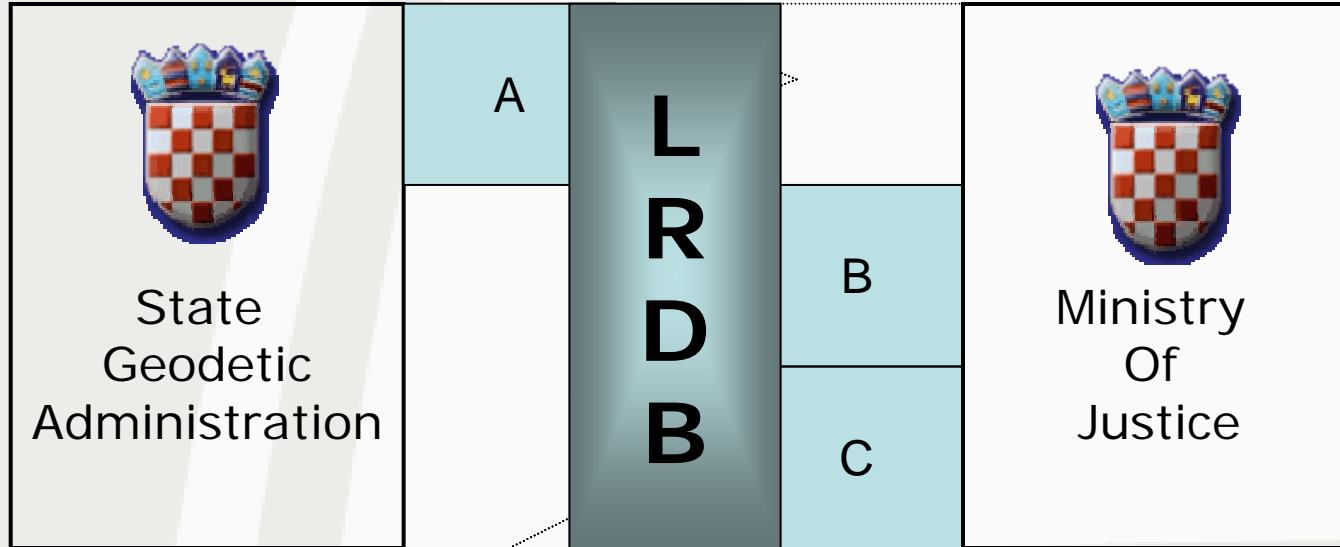


# Abstract model of Land Registry Database (LRDB) & JIS



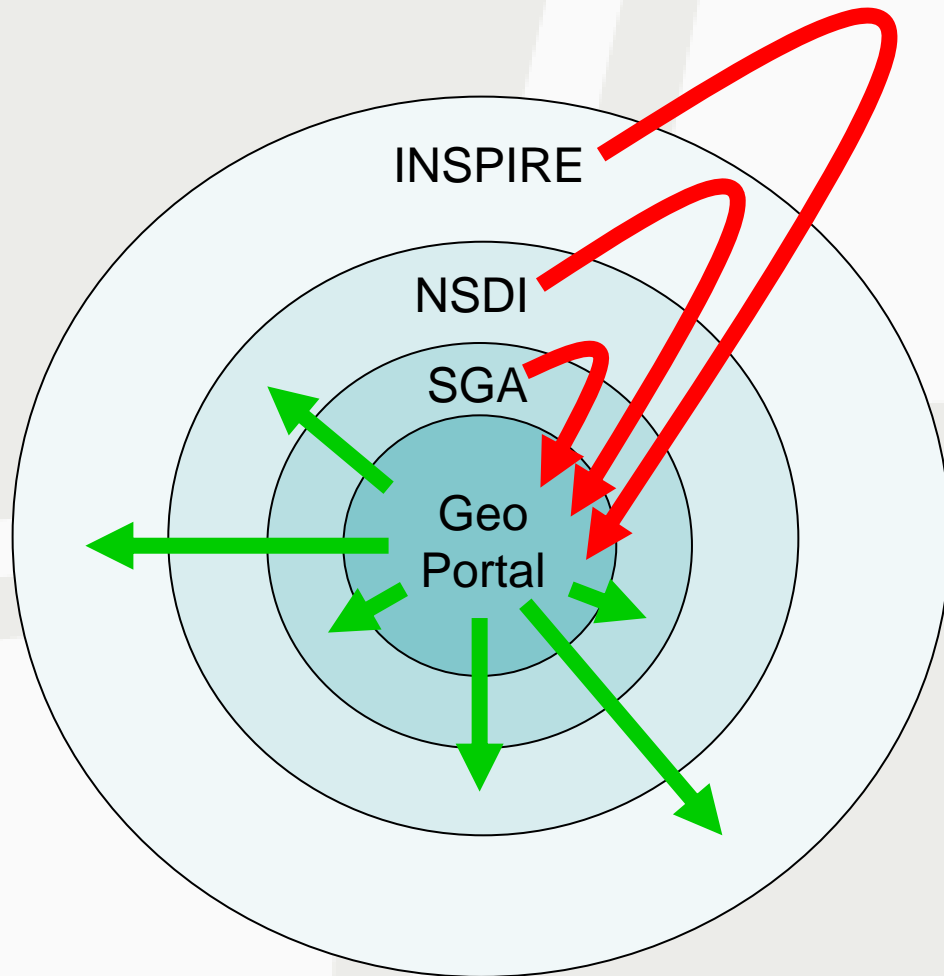
# Abstract model of Land Registry Database (LRDB) & JIS





**Abstract model of  
Land Registry  
Database  
+  
Geometry  
(JIS)**

# SGA GEOPORTAL – NSDI GEOPORTAL



- *SGA is responsible for the establishment and maintenance of the metadata public service on the Internet (through a geoportal), in a way that enables NSDI subjects to interactively maintain the spatial data included in NSDI.*
- *The first step of NSDI Geoportal is establishing of SGA Geoportal*

# SGA GEOPORTAL

## ❑ ***Data sets available in the first phase:***

- ❑ *Croatian Base Map 1:5.000 (raster)*
- ❑ *Digital Ortophoto Map 1:5.000 (raster)*
- ❑ *Cadastral Maps (raster)*
- ❑ *Central Register of Spatial Units*
- ❑ *Permanent Geodetic Reference Points*



# SGA GEOPORTAL

## SGA.Geoportal

home

data

services

applications

publishing

help

search browse

Where do you want to search?

Locate in the map



Or find a place by name

Placename

What are you looking for?

Type

Theme

Keyword

Start my search

Welcome back, <USER>! (you have new messages)

### News

#### 06.02.2006: **Headline**

I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a



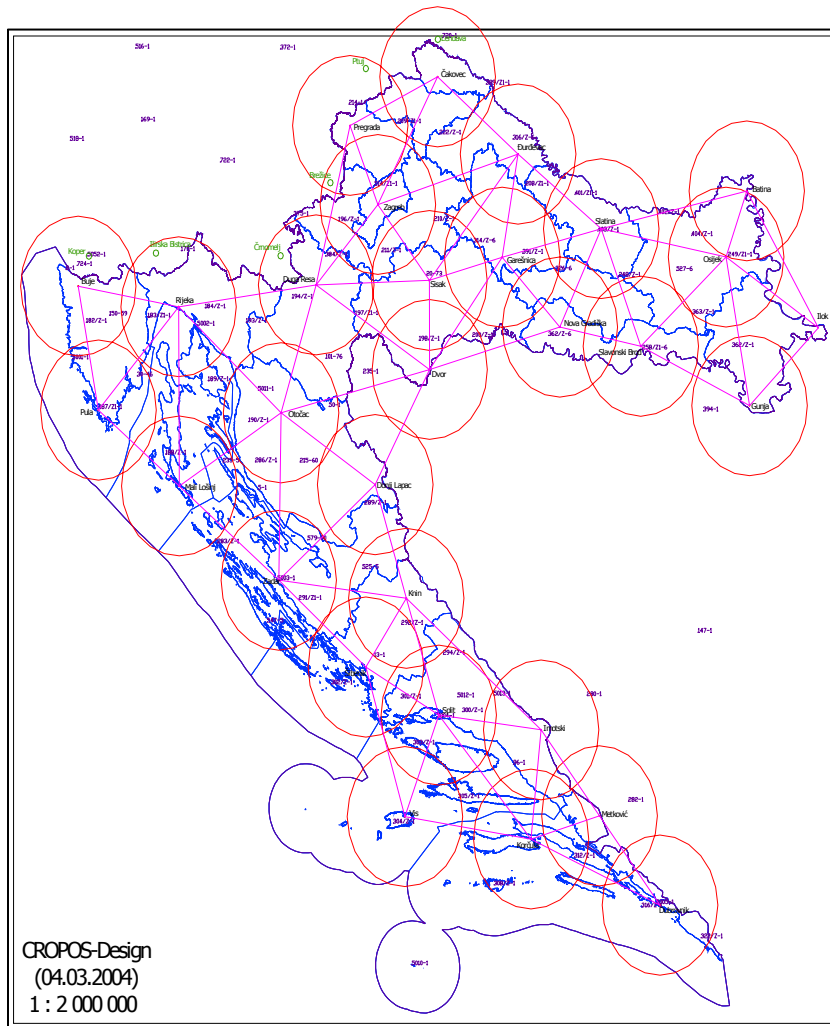
#### 06.02.2006: **Headline**

I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space. I am a blind text and my purpose is to fill space.

### Promotion

### Partners

# CROPOS



- *Cropos is a national network of reference GNSS stations of the RoC. The purpose of the CROPOS System is to enable point positioning in real time with an accuracy of  $\pm 2$  cm horizontally and  $\pm 4$  cm vertically on the entire territory of the RoC.*
- *The CROPOS System consists of 30 reference GNSS stations at the distance of 70 km one from another located in such way to cover the entire territory of RoC.*
- *The users can access three CROPOS System Services which differ according to the solution method, manner of data transfer and availability time, as well as point positioning accuracy and data format.*

# ONE STOP SHOP

- provide the functionality for internal users to start cadastral and land registry processes on request by external users (citizens, lawyers, notaries, private geodetic surveyers ...)
- contain services and functionality to provide alphanumerical and graphical information to external users (citizens, ministries, banks, etc.)

# E-application and E-conveyance

- E-application and E-conveyance of official data will open new ways of co-operation between the public and private sector in Land Administration. This requires a *new legal and organizational framework*.
- The technical solutions are more or less already available. They allow to establish a newly designed workflow in the cadastral and land registry authorities, but it still is a big task to maintain the data in such a way that the benefits of a complete digital workflow can be earned.



**Republic of Croatia**  
**State Geodetic Administration**



**THANK YOU FOR YOUR ATTENTION !**

*Author & Presenter: Maja Pupačić, dipl.ing.geod.,  
email: [maja.pupacic@dgu.hr](mailto:maja.pupacic@dgu.hr)*

Workshop on Efficient and Transparent Land Management in ECE Countries  
Baku, March, 2010.