

# Survey on Land Administration Systems



## Task group on benchmarking

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*Geneva December 2015*

# Why carry out a benchmarking survey?

- How well are we performing compared to other organisations?
  - What are the best practices?
  - Are there any new trends emerging?
  - What improvement opportunities should we focus upon?
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# The benefits of a survey

- Cross-country comparisons of performance
  - Comparisons over time
  - Demonstrate strengths and weaknesses
  - Justify need for reform and improvement
  - Monitor performance and improvement
  - Promotion of universal standards
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## Main Findings from recent Survey

- Coverage of Land Registration systems is increasing – larger % of land registered
  - ICT playing a significantly greater role
  - Information is more accessible
  - Turnaround times are decreasing
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## However.....

- The study relates to 2011 data
  - Less than 50% of jurisdictions in the UNECE region submitted information
  - The study was very wide ranging, it was difficult to identify the relevant people in each individual jurisdiction
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## Further Steps and focus for next two years

- We must keep information up to date
  - Ongoing smaller surveys looking at specific elements
  - We must seek a greater level of participation amongst all the member states in the region
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# Small Scale Surveys to keep information updated

- % Coverage
- Availability online and online usage
- Security of Title
- Fees charged for registration and services
- Speed of Registration
- Activity
- Complexity and automation

**Emphasis will be on greater participation**

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# Next Proposed Survey

- Speed of Registration
  - Online Access and Electronic Registration
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## Speed of Registration

The purpose of this section is to assess the time taken to complete registrations of title in UNECE Region

### Definitions Relevant to this Section

'charge/mortgage/hypothec' a debt instrument that is secured by the collateral specified real estate property.

'jurisdiction' means the area within which your organisation has responsibility for land administration services. This may be a region or an entire State.

"Parcel" means "a single area of land or more particularly a volume of space, under homogenous real property rights and unique ownership".

"Title registers" relates to the legal title which may, but does not necessarily, include the map. "Title registers" includes the registers of land, ownership and interests against land and the boundaries map and also includes cases where these are not all held on a single integrated register.

"Transaction" means all actions of the processing and registrations effecting a change in the register in the land registry/cadastral agency in respect of a single application such as a transfer of ownership and recording of any associated rights contained in the transfer deed. Each transaction such as a transfer of ownership, or a mortgage/charge/hypothec, or a cancellation of a mortgage/charge/hypothec should count as a single transaction, irrespective of the number of actual registration changes required.

### Clarifications

The timeframe to obtain a copy (question 3 below) should include the average timeframe required for delivery by post (if applicable).

The timeframe for registration in questions 4,5, 6 and 7 below is the date the application is received in the land registry up to the date that the application is completed and the updated register in the land registry may be relied upon for inspection.

## 2. Percentage of Title Register Available Online

**In your jurisdiction, what is the percentage of the Title Register that is available online?**

0%  <20%  20%-40%  41%-60%  61%-80%  >80%  100%

## 3. Percentage of Title Map Available online

**In your Jurisdiction, what is the percentage of the Title Map available online?**

0%  <20%  20%-40%  41%-60%  61%-80%  >80%  100%

## 4. Time to obtain an extract of the Register

**What is the average timeframe to obtain an officially certified extract of a title register or map/cadastral?**

<1 Day  < 5 Days  < 10 Days  < 20 Days  < 60Days  <200 Days  > 200 Days

## Online Access and Electronic Registration

### Definitions Relevant to this Section

"Applications made online" means that the application must be made electronically, paid for electronically (if a fee is payable), submitted to the land registry electronically and not require any paper application in support.

"Digitally certified extracts of the register" means that the certified copy is issued by the land registry in electronic format and no supporting paper document is required or issued.

"Boundary or boundaries" means the legal boundary to property as defined by vector information on a map.

"Digital map" means a map held in electronic format recording boundary information at accuracy levels that are suitable to support land administration requirements for recording title boundaries with precision. Such maps would have underlying topographic details of relevant physical features and be linked to the geodetic framework.

"Fully electronically processed" means that the application for registration is made online, the fees are paid online and all of the processing is automated or automatic with no paper required at any stage of the process.

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"Transaction" means all actions of the processing and registrations effecting a change in the register in the land registry/cadastral agency in respect of a single application such as a transfer of ownership and recording of any associated rights contained in the transfer deed. Each transaction such as a transfer of ownership, or a mortgage/charge/hypothec, or a cancellation of a mortgage/charge/hypothec should count as a single transaction, irrespective of the number of actual registration changes required.

### 11. Availability of spatial information online

#### What percentage of cadastre maps is available online?

0%  <20%  20%-40%  41%-60%  61%-80%  >80%  100%

### 12. Index Map to Titles

#### What percentage of titles on the digital map is indexed by way of a link to the title registers?

0%  <20%  20%-40%  41%-60%  61%-80%  >80%  100%

### \* 13. Online inspections of the title register

#### What percentage of inspections of the title registers is made online?

0%  <20%  20%-40%  41%-60%  61%-80%  >80%  100%

Comments

**Thank You**

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