IMOLA closing workshop

The ELRD: appealing product for many user groups

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Agenda

– Intro EULIS
– Reasons for EULIS to participate
– View on the WS1 results
– View on the WS2 results
– Conclusions
What is EULIS?

• Not-for-profit organisation EEIG

• EULIS’ ambition is to be the first call for European land and property information

• The long term vision is to facilitate cross border:
  – Transfer of properties
  – Mortgage lending
  – Information on land registers and cadastral maps

www.eulis.eu
Why participating in IMOLA?

• ELRD is interesting product for users
• Extending glossary in EULIS
• Broker and search engine on the EULIS portal
• Link to fact sheets from ELRA
• Awareness EULIS among ELRA members
WS1 Results

- Standard Document with clear partitioning:
  - Front page
  - A-B-C-D blocks
    - Standard terminology
    - Factsheets ref.
  - Annexes

LAND USE: Motorway

IMOLA GENERIC GLOSSARY:
- Placeholder: land use
- Definition: Land use are understood as economic, social or environmental purposes or objectives to what properties or plots, or land they are located, are intended or bound, even as arrangements, activities or developments undertaken in any given area of land, plot or property.
- ELRA Fact sheet: http://network.elra.eu/?page_id=2

NATIONAL PROPERTY LAW GLOSSARY:
- Legal concept: destino o uso del terreno
- Definition: the primary use of soil
- National Fact sheet:
Annexes
E-Codex

E-Justice Portal

Country A
National system
National Registry Level
IMOLA

e-CODEX gateway
National connector

Country B
National system
National Registry Level
IMOLA

e-Delivery platform

Country C
National system
National Registry Level
IMOLA

eulis
EUROPEAN LAND INFORMATION SERVICE
Use cases ELRD

• Why to use the ELRD?
  • legal practitioners: cross border access
    – Via the e-Justice/e-Codex option

• Various clients will be also interested
  – Via the national portal (NL notary asks for Kadaster ELRD)
  – Via the Interconnection portal (NL notary asks for Lantmäteriet ELRD)
Supply ELRD (National request)

Registers on parcels, buildings, persons, etc

Land Register

Request form

ELRD

Broker

Notary Lawyer Bank Citizen
Supply ELRD (Cross border request)

- Registers on parcels, buildings, persons, etc
- Land Register
- Request form
- Interconn. Portal
- Broker
- ELRD
- Notary
- Lawyer
- Bank
- Citizen

Country A → Country B

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WS 2 Results

Elements

• Architecture
• Broker
• Thesaurus

NB: no final deliverables yet available
Broker

• Functions
  – Translation standard info-model to national context
  – Selecting relevant data from database
  – Producing a PDF document

• Based on the demonstrator it works

• Is a module that can be use in various solutions

• Not clear how universal it is applicable

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Thesaurus

- Observation
  - Using the thesaurus for the conversion to PDF
  - Using the thesaurus for search facility

- Not clear how the thesaurus works
  - Expected metadata, disclaimers, in diff languages, etc
  - Expected translation by the EULIS-glossary
# Thesaurus

<table>
<thead>
<tr>
<th>Proprietor</th>
<th>Holder owner</th>
<th>Holder of a primary property right</th>
</tr>
</thead>
<tbody>
<tr>
<td>Proprietorship</td>
<td>Full ownership</td>
<td></td>
</tr>
<tr>
<td>Subdivision</td>
<td>Transferring a part of land out of a register unit/parcel to set up another one or to be added to a neighbouring one</td>
<td></td>
</tr>
<tr>
<td>Partition</td>
<td>Division of a register unit in specific proportions or shares between the co-owners</td>
<td></td>
</tr>
<tr>
<td>Amalgamation</td>
<td>Unification of two or more register units/parcels</td>
<td></td>
</tr>
<tr>
<td>Reallocation</td>
<td>Rearrangement of boundaries and rights among the original owners</td>
<td></td>
</tr>
<tr>
<td>First Registration</td>
<td>Completion by entry on the register of an application by a person entitled to be registered as the proprietor of an unregistered property. First registration does often imply a limitation on the registration effects against third party.</td>
<td></td>
</tr>
<tr>
<td>Deed</td>
<td>A document that in order to provide evidentiary effects, complies with particular formalities determined by national law to enable the transfer or creation of rights in relation to immovable property</td>
<td></td>
</tr>
<tr>
<td>Priority</td>
<td>The land registry principle which implies that any document presented first in the Registry has a preference over any other document presented hereinafter</td>
<td></td>
</tr>
<tr>
<td>Rank</td>
<td>The order in which real rights are registered or classified in the Land registry and which establishes their priority in terms of preference of one over the other in case of collision of rights. The rank express a position of hierarchy of one right over the followings</td>
<td></td>
</tr>
</tbody>
</table>

*Green: taken from EULIS glossary. Blue: taken from EULIS glossary but the definition has been changed to other one more focussed to juridical professions. Black: IMOLA placeholders glossary*
Conclusions (1-3)

• ELRD: excellent attempt to provide a harmonized report on property information

• Complexity is a risk for making and using ELRD
  – First step: Make an extract of the template, max 1,5 page with agreed set of attributes

• Demonstrator focus on the document and not on the flow of information
  – e-Codex option does not cover all functionality
  – EULIS solution is proven like payment, authorisation
Conclusions (2-3)

• Broker demonstrator proves that it can work
  – But only for one country
  – Not for the information flow: request ➔ PDF

• Broker design:
  – Risk is the translation of information model into local XML schema’s
  – Attention for meta data, disclaimers
Conclusions (3-3)

• Thesaurus solution is confusing

Recommendations

– In stead of thesaurus use EULIS glossary
  • Improve definition of terminology
  • Extend set of terms
  • Translation of terms in all EU-languages

– Reconsider use of the thesaurus in publication engine: use of “fixed” stylesheet
COMMON VISION CONFERENCE 2016
MIGRATION TO A SMART WORLD

We are proud to announce, that for the first time, Europe’s 5 leading mapping, cadastre and land registry associations are combining their forces during the Common Vision Conference from 5 - 7 June 2016. The Netherlands’ Cadastre, Land Registry and Mapping Agency, in short Kadaster, is honoured to host this unique conference in Amsterdam.

In joining our strengths the relevance of location and legal rights in the European society will be addressed. This conference aims at converging the views of EuroGeographics, CLGE, ELRA, PCC and EULIS. During this unique occasion we hope to welcome you in order to discuss a combined approach offering solutions for society at large.

The overall theme of the conference will be Migration to a Smart World. Driven by technology the European landscape is changing, as is the need for location related information. This conference offers the opportunity to address how a difference can be made. Besides the central theme, the following subthemes will be highlighted.

Smart cities, the end of simple registration?  Moderator: EULIS
Let’s talk about marine cadastre!  Moderator: CLGE
What do we need for smart interoperability?  Moderator: ELRA
The future of location infrastructure  Moderator: EuroGeographics
Cadastres as part of eGovernment  Moderator: PCC

Register now at www.cvc2016.nl for this unique conference and find more information on programme, venue and logistics. On behalf of all partners we are looking forward to welcome you in Amsterdam!

Yours sincerely,

Dorina Burmanje
Chair Executive Board
Thanks for your attention!

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